

29th September 2021

To Whom It May Concern

RENTAL PROPERTY: 26 Constitution Crescent Alexandra Hills QLD 4161

Thank you for the opportunity to appraise the property at 26 Constitution Crescent Alexandra Hills. In my *opinion* as an asset manager I believe at this time we would be able to achieve \$500 per week.

This appraisal may vary depending on the supply and demand of tenants and properties at the time of renting.

It is important for you as a property investor to understand that rents can fluctuate during the year and are predominantly determined by the market, i.e. the tenant.

When appraising the property, we take into consideration the following:

- Comparison with similar properties
- Features or benefits of the property (i.e. grounds, fenced yard, car accommodation, proximity to shops, schools, transport and the bay.
- Overall condition of the rental market (i.e. vacancy rates, supply & demand)

We pride ourselves on our professional service offered. We are extremely thorough with our process of tenant selection, and believe that all properties should be presented in an "A1" condition to attract an "A1" tenant.

Yours Sincerely,
Ray White Alexandra Hills

A handwritten signature in black ink, appearing to read "Cathy Pieroz". The signature is fluid and cursive, written over a white background.

Cathy Pieroz
Business Owner