

28th February 2024

TO WHOM IT MAY CONCERN

Re: 85 Granite Street, Port Macquarie, NSW 2444

Thank you for allowing our office the opportunity to appraise the abovementioned premises to determine the amount it would lease for in the current rental market.

We feel that in the current rental market the granny flat would achieve in the vicinity of \$500 per week on a permanent, unfurnished basis and the house would achieve in the vicinity of \$650 per week on a permanent, unfurnished basis.

Please note market conditions are highly reactive at present and any market opinion provided has a relevancy of approximately four weeks.

This appraisal should not be construed as a formal valuation and is given on the basis that it will not be relied upon for any purpose.

Please feel free to contact our office if we can be of any further assistance.

Yours sincerely,

PERCIVAL PROPERTY MANAGEMENT & ASSET CARE



Michael Percival
Licensee/Director

m. 0404 466 501



PROPERTY MANAGEMENT

THE POWER OF EXPERIENCE

Our focus is 100% residential property management in Port Macquarie and the local surrounds

Owning an investment property should be a very rewarding experience, especially if that asset is located in Port Macquarie or the local surrounds. We know there is a fine line between financial success and failure, with much of that risk governed by the manner in which your valuable property is managed.

This means careful selection of tenants, meticulous ingoing inspections with many hundreds of supporting images, inspections of your property every four months without fail, thorough outgoing inspections, arrears checked daily, personal service from stable, reliable, experienced staff members, easy to understand statements every month and having the agency principal directly involved in the care of your property.

Our local, family run business is a highly respected agency with a mature and experienced staff of professionals with over 100 years combined experience. Dedicated solely to residential property management, our fine-tuned processes and procedures enable us to deliver an extremely efficient, thorough and positive experience to our clients.

We approach each property with care, diligence and confidence that our management will help you achieve financial success on your investment.

We have been providing high quality property management services to investors since 1995 under the Percival Property banner, and we are ready to help you with the care of your valuable property. We understand how important your asset is to you and we have the experience, passion and procedures to take the best possible care to protect your future.

Leased

#thepercivaldifference



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