

17th April 2019

To whom it may concern,



## **RENTAL APPRAISAL**

### **84 Kauri Point Road, Laingholm, Auckland**

This beautifully presented three bedroom, one bathroom home is situated in a highly sought after area in Laingholm.

The living and dining room are combined and the kitchen is separate. There is an additional family room that could be utilized as a living area or home office space, with great indoor / outdoor flow to the deck. All three bedrooms are doubles, the master is spacious with built in robes. The family bathroom has a free standing shower, the laundry is separate.

Situated on a low maintenance section with two outdoor entertainment areas.

Taking into consideration the current rental market conditions in the area we believe the property could achieve a weekly rent in the vicinity of **\$500 to \$540**.

#### **Comparable properties:**

1. 18 Meadowvale Rise: Three bedrooms, one bathroom: \$510.00
2. 27 Golf Road: Three bedrooms, one bathroom: \$550.00
3. 24 Norman Road: Three bedrooms, one bathroom: \$480.00

*This appraisal is only valid for a period of 30 days from today's date. Any use of this appraisal after this period will not be validated by Austar Property Services.*

*This appraisal is based on REINZ statistics, experience and local knowledge. The agent has not viewed the property. Please note that market and seasonal conditions at the actual time of letting may influence the final rent obtained.*

Yours faithfully

**Austar Property Services**

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**DISCLAIMER:** *Whilst this opinion is given in good faith it does not purport to be a registered valuation and should not be relied upon as such. Furthermore, we accept no liability to any third party in respect of this opinion.*