

20th May, 2019

Collins House Property

**RE: Lot 814 New Breeze Estate Bardia
Brand New 4 Bedroom home Approx. 158m2**

Thank you for the opportunity to provide an estimated rental capacity for the above-mentioned property.

The property is described as featuring:

- 4 Bedrooms, all with Built-In Wardrobes
- 2 Bathrooms, Master bedroom with Ensuite
- Modern kitchen with stone benchtops
- Quality Stainless Steel Appliances
- Combined living and dining area
- Air-conditioning
- Outdoor alfresco area
- Fenced, Landscaped Yard
- Automatic garage

I confirm that the estimated rental capacity of approximately \$530.00 to \$560.00 per week is achievable in the current rental market, based on rents that have been achieved in the surrounding area recently.

Please note, this should not be considered as a guaranteed rental capacity, rather an estimation based on our expert opinion of today's rental market.

Should you have any questions or if I could be of any further assistance, please don't hesitate to contact me by telephone 5564 3200 or email b.douglas@oliverhume.com.au

Yours Faithfully,



Ben Douglas
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