

Friday, 8th July 2022

Jellis Craig Eltham

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Rental Market Appraisal

Property Address: 9 Ashdale Grove, Eltham VIC 3095

Thank you for your invitation to advise you on a rental market estimate of the above property.

Our market appraisal incorporates all recent rental results in the vicinity of the property, current market trends and economic climate. Taking all factors into consideration and upon further investigation we confirm that the above property would appeal to tenant looking in the vicinity of **\$650 - \$680 per week.**

Please understand that the nature of the real estate market varies from month to month, and it is recommended that if you make your decision to move at some later date, a re-appraisal may be needed to adjust our existing assessment, to a price expectation of that time. We are happy to offer you this service free of charge anytime you may require.

Jellis Craig would be proud to be selected to represent you in the leasing and managing of your property and guarantee you an enthusiastic and flexible leasing campaign, personally designed to attain the optimum rental price on your investment property.

If I can be of service to you in meeting your future real estate needs, please do not hesitate to contact me on **0402 739 635**

Yours faithfully,
Jellis Craig North East



Nicole Manley
Business Development Manager
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DISCLAIMER This appraisal has been prepared solely for the information of the Client and not for any third party. Although every care has been taken in arriving at the figure, we stress that it is an opinion only and not to be taken as a sworn valuation. We must add the warning that we shall not be responsible should the Appraisal or any part thereof be incorrect or incomplete in any way