



21 November 2024

Rental Appraisal for 10 Ketu Court, Albany

The above property is a nicely presented four bedroom split level home with two bathrooms (including master with ensuite), open-plan kitchen, dining and living with a large deck flowing from the living area backing onto reserve land. There is also a separate toilet on this level. Single garage with internal access plus laundry.

It should be noted that Ray White Asset Property Management has carried out this rental appraisal in good faith and is based solely on comparative rental evidence of properties recently rented in the area as well as rental statistics sourced from the Tenancy Services website.

It is assumed the property appraised complies with all building consents and council codes and bylaws required for use as permanent habitable accommodation and no liability is accepted for error or omission of fact or opinion.

It should also be noted that this appraisal does not include if the house meets the current Healthy Homes Standards. A separate Healthy Homes assessment will still be required.

This appraisal does not purport to be a registered valuation and it should be noted that the rental values may change as market conditions fluctuate. Please note this appraisal may have been done without a site visit using photos of the property only.

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

- Location
- Comparison of similar properties
- Features or benefits of the property (ie. ensuite, garaging, views, proximity to the shops and beaches, accessibility)
- Current vacancy rates
- Condition and presentation

As at today's date, a recommended weekly rent for the property would be in the range of

\$930 - \$980

Yours sincerely,



Simone Anderson
Property Manager

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