



23 October 2017

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To Whom It May Concern

**RE: APT 510 "SOKO WATERFRONT " 17-21 DUNCAN STREET WEST QLD 4101  
RENTAL APPRAISAL - OPINION OF MARKET VALUE**

Thank you for the opportunity to provide you with an opinion on the estimated rental return for the abovementioned property.

This opinion has been based on 4 main factors:

1. The historical rental returns for other similar properties
2. The current advertised rental returns for other similar properties
3. Marketing expertise and real estate experience
4. Presentation & Facilities of the property

Based on the research undertaken, local market knowledge and professional experience I would suggest the following:

Apartment Configuration	2 Bed 2 Bath 1 Car
• Unfurnished	\$500 - \$600 per week
• Fully Furnished	\$600 - \$650 per week

Please note that the above is an estimate only, and that the will market dictates the actual rental returns achieved at the time of advertising the apartment.

Should you require any further information, please do not hesitate to contact me.

Kind Regards  
**Stanley Xu**

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