

Tuesday, 18 June 2024

To Whom It May Concern,

**RE: RENTAL APPRAISAL LETTER**  
**PROPERTY: 3/28 CUMBERLAND STREET, EAST MAITLAND NSW 2323**

Property management is a specialised and highly skilled area of real estate that demands attention to detail, well qualified and experienced personnel, regular communication and an effective and systemised approach to asset management.

Our property management division has developed 'cutting edge' property management systems and procedures that ensure effective letting and management to maximise our client's investment returns.

And that's what it is all about – maximising investment opportunities!

We note the property is currently leased to a good tenant on a week to week lease at \$250 per week. However, It is our opinion that the above- mentioned property would have an estimated rental return of approximately \$350 - \$360 per week in today's market conditions.

This is based on current market conditions and should be seen as a guide only.

If you have any questions regarding this matter, please do not hesitate to contact me.

Regards,  
**First National David Haggarty**

A handwritten signature in blue ink, appearing to be 'Jade Tweedie'.

**Jade Tweedie**  
Business Development Manager

Class 1 LREA / Principal, Partner

Disclaimer: All information contained herein is gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries, the above for this reason should be seen as a guide only.

ABN: 3200 1989 706