

8th of April 2022

To Whom it may concern,

Market estimate 36 Coleman Street, Moonah, TAS, 7009

Based on current market conditions and in comparison with other similar properties in the area

4one4 property co believe that the above mentioned property would achieve an anticipated rental return between \$590 - \$610 per week.

The rental return also depends on suitability of tenants and market factors at the time of availability.

If you have any further queries, please do not hesitate to contact me.



Yours faithfully

4one4 Real Estate

Joanne Strange

Business Development Manager

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NB: This advice should only be considered as our opinion of an appropriate rental if offering the property for rent, and must not be interpreted as being a formal valuation carried out by a Registered Valuer to assess fair rental worth, or which could be used in support of an application for borrowing money, or for any other purposes and for guidance in placing the property on the rental market.