



05/09/2025

To Whom It May Concern,

Rental Appraisal 4/7 Justine Parade, Rutherford NSW 2320

We refer to the above-mentioned property which is located in **Rutherford** NSW

We believe that, in the current market, this **2-bedroom, 1-bathroom, 1-car garage** property could achieve a rental return in the vicinity of: **\$450 - \$470**

The above is a market opinion only and has been given as an indication of achievable rents based on similar properties. It is not to be used by any third party as a valuation.

If you require any further information, please don't hesitate to contact the undersigned.

Warm Regards

A handwritten signature in black ink that reads 'DCowan'.

David Cowan

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