

# Rental Appraisal

**98 Victory Road**

**\$630.00-\$660.00**

**18th November 2019**

Ray White Austar Property Services thank you for the opportunity to undergo a rental appraisal on your property. We believe that this property could achieve a weekly rent between the vicinity of **\$630.00 - \$660.00** per week.

## Property Description

This modern three bedroom home is situated in a highly sought after area in Laingholm

The living, dining and kitchen is open plan and spacious with spectacular bush views and flows to the sun trapped entertainment deck. All three bedrooms are doubles, the master has an ensuite with a stand alone shower and the family bathroom has a separate shower and bath.

Situated on a low maintenance section with a double carport. Located close to all the local beaches and Titirangi Village.



# Comparable Rental Properties

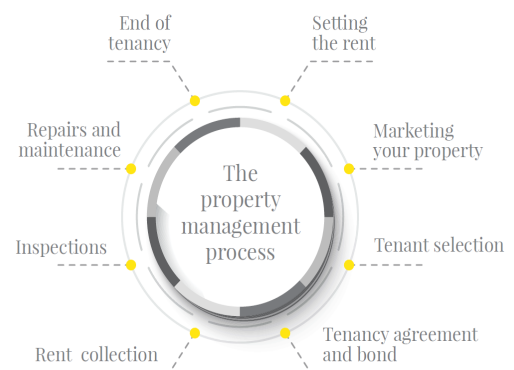
**RayWhite**

1. 117 Atkinson Road, Titirangi: Three bedrooms, one bathroom: \$640.00
2. 3 Wiriha Road, Titirangi: Three bedrooms, one bathroom: \$630.00

The current market rent in the area for a three bedroom home in the upper quartile is \$620.00 per week

## The Value of a Property Manager

1. Comprehensive initial inspections
2. Regular market rent reviews
3. Educated legislative advice
4. 24/7 Contact
5. Daily rent and arrears monitoring
6. Minimised vacancy periods
7. Access to the best tenancy law advice
8. Compliant tenancy agreements
9. Personalised service offerings



*Let us know if you'd like to see the detailed list of over 40 unique tasks we can take care of when managing your property or if you'd like to request your free Landlord Information and Claimable Expenses Guides.*

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*This appraisal is only valid for a period of 30 days from today's date. Any use of this appraisal after this period will not be validated by Austar Property Services. This appraisal is based on REINZ statistics, experience and local knowledge. Please note that market and seasonal conditions at the actual time of letting may influence the final rent obtained. The agent has not viewed this property.*