



Superannuation Appraisal

Prepared for:

Peter & Judith McDonald Superannuation Fund

Unit 3 / 22 Radius Loop, Bayswater

September 2022

Local Knowledge & National Strength

Raine & Horne
Commercial

8 September 2022

Peter & Judith McDonald Superannuation Fund

Mr Peter McDonald

Unit 3 / 22 Radius Loop

Bayswater

WA 6053

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Dear Peter,

Sales Appraisal: Unit 3 / 22 Radius Street, Bayswater

Thank you for the opportunity to appraise your property.

Address

Unit 3 / 22 Radius Loop, Bayswater

Legal Property Details

Lot	3	Plan / Diagram	82592 (strata)
Vol.	2997	Folio	338

The property lies within the City of Bayswater

Registered Proprietor

PETER EDWARD ERNEST MCDONALD and JUDITH MARIA MCDONALD

Area

Land Area	146sqm strata	Building Area	117sqm
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*approximately

Location

The subject property is part of a four unit strata development and is well located close to Tonkin Highway

Parking

Two allocated car bays

Property Type

Commercial warehouse & office

Zoning

The property is zoned 'General Industry' under the City of Bayswater Local Planning Scheme

Appraisal Rate & Market Opinion Range

Based on the information gathered and our impression of the market generally, the value of the property should be between:

Based on a rate per square metre of **\$2,900** @117m² being \$339,300

Adopt fair market value of \$339,000 plus GST.

Kind Regards
Raine & Horne Commercial WA

Contact Details

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