

SMSF answers to Queries.

No the company provides nothing at all.

From SMSF end the transactions on a cash received date bases are as follows

SOUTHBANK QUEST RENTAL

Rental Income	\$20433
Less City of Melbourne rates	-818
strata fees	-72
Net profit	\$19543

SOUTHBANK VALUATION

As a result of the need to obtain some cash had a phone valuation on the property in February 2023 and the agent said likely sale price is \$280 to \$300k.

\$300k is more likely the value which gives a 6.1 % pa net return

Direct Credit 538817 WESTPAC BANKING 11301947-DJPR EFT

The \$3544.36 was a payment from the Victorian State Government as the SMSF was an entity which qualified for a subsidy for having to agree the the rent reductions during Covid
