

10 February 2023

Cartmill Nominees Pty Ltd
BJ & DJ Cartmill Superannuation Fund
PO Box 377
Cleveland Qld 4163

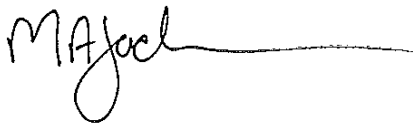
**RE: MARKET APPRAISAL
4 NIOKA AVE KEIRAVILLE NSW 2500**

Thank you for the opportunity to assist you with appraising the property at the above addresses.

Having taken into consideration the size, standard of fit out and location of the property along with properties that sold in the area I believe 4 Nioka Ave would sell around \$1,100,000

If you have any questions, please do not hesitate to contact us.

Yours faithfully

A handwritten signature in black ink, appearing to read 'M Jackson', with a long horizontal flourish extending to the right.

Mark Jackson



3/168 Gipps Road, Gwynneville NSW 2500
P 4226 3000 F 4226 3111 E mark@jacksonresidential.com.au
ABN 33 164 512 912