

main street

REAL ESTATE

76 Main Street (PO Box 1535)

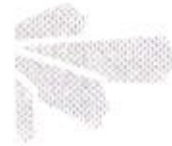
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23 March 2020

B & E Jue Sue (TTE)  
7 Gibson Street  
Atherton Q 4883

Re: Request of Market Appraisal – 26 Isabella St West Atherton Q 4883.

This estimate is given pursuant to the request by, the requesting party: B & E Jue Sue.

This estimate is subject to conditions and warranties contained in the attached Request of Market Appraisal.

Under current market conditions I estimate an appraisal figure of approximately **\$75,000**.

Comparable Sales Information/Comments

The information and material facts upon which I base this estimate are shown below.

- 11 Isabella St West Atherton – SOLD January 2020 - \$99,000 – 1298sqm Allotment
- 18 Costa St Atherton – SOLD December 2019 - \$110,000 – 1610sqm Allotment
- 5 Isabella St West Atherton – SOLD February 2019 - \$130,000 – 1625sqm Allotment

Signed  ..... Daimin Kochi

**DISCLAIMER**

This estimate has been prepared solely for the information of the requesting party only. It is not intended to be used by any 3<sup>rd</sup> party. This estimate as to the value of the property is an opinion only given in good faith and based on experience of the market and comparable sales. We are not licensed valuers. The Real Estate Agent, their directors, employees and agents do not give any warranty as to the accuracy of the estimate, nor do they accept any responsibility arising in any way, including negligence, from the estimate. They do not accept any liability for any loss or damage, however caused, as a result of any party relying on the estimate on the estimate in whole or in part. If you intend to rely on this estimate, you should satisfy yourself as to its correctness and obtain an independent opinion.