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07 June 2022

To Whom It May Concern,

Re: 41 Luster Crescent, Tarneit 3029

Thank you for providing LJ Hooker with the opportunity to offer our services in relation to a current agent's estimate of selling price for your home.

LJ Hooker Point Cook/Werribee is a leading agency servicing Point Cook/Werribee and surrounding suburbs. We are specialists in residential sales and leasing.

We have compared your property with other recent sales in your area. Based on these comparable sales and current market conditions, we believe your property would achieve a **selling price in the range of \$570,000 and \$600,000.**

In order to comply with the requirements of our Professional Indemnity cover, it is necessary for us to point out that this opinion is for your sole use only, and no responsibility is accepted for any third party who may use or rely on the whole or any part of the contents of this report.

Should you have any further queries, feel free to contact me on 0421 551 051.

Yours sincerely,

Paul Caine
Director, LJ Hooker
0421 551 051
paul.caine@ljhooker.com.au