

30th June 2020

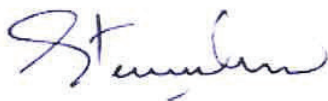
RE: 1/86 Invermore Street, Mount Gravatt East

This sales appraisal was given at the request of Diana Fortunaso;

- I. It is an estimate only of the market value of the property as at 30th of June 2020.
2. The estimate of the property value is not a sworn valuation nor can it be relied on as such.
3. The estimate of the property value is merely an indication of market price whereas real market price can only be determined by the amount a willing buyer is prepared to pay for the property.
4. The accuracy of any information obtained from a third party and used in preparation of the estimate of the market value cannot be guaranteed.

I estimate that the value of the property as of 30th of June 2020 would be \$410,000 GST inclusive. I base this opinion on the assumptions and sold properties around Invermore Street.

Yours faithfully,



Lucky Ramya Tennekoon
Agency Principal

DISCLAIMER

" This Estimate of Selling Price has been prepared solely for the information of the client and not for any third party. Although every care has been taken in arriving at the figure, we stress that it is an estimate only and is not to be taken as a sworn valuation. (We must add the warning that we shall not be responsible should the estimate or any part thereof be incorrect or incomplete in any way.)"