



CONTACT

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REQUEST FOR AN OPINION OF MARKET WORTH

I/WE **Weeks Family Pty Ltd**
ACN 631 268 927

Request an opinion of market worth
 of the property known and situated at

36 Scott Street
WHYALLA STUART SA 5608
 (THE PROPERTY)

In requesting the opinion of market worth,
 I/We understand that:

1. The opinion is an opinion only of the worth of the property as at the date the opinion is given.
2. The opinion of market worth is not a sworn valuation, nor can it be relied on as such.
3. The opinion of market worth is merely an indication of market value, whereas real market value can only be determined by the amount a willing purchaser is actually prepared to pay for the property
4. The accuracy of any information obtained from a third party and used in preparation of the opinion of market worth cannot be guaranteed.
5. Imponderable and variable facts and matters which can affect the accuracy of the opinion of market worth given include, but are not limited to the following:
 - a) interest rates
 - b) changes in zoning and planning classifications
 - c) changes in government policy and legislation
 - d) general state of the economy
 - e) local market fluctuations
 - f) amount of exposure of the property before advertising and inspection
 - g) adverse conditions on the day of sale, e.g. weather
 - h) changes to the amenities in the area
 - i) changes to the property itself or neighbour properties
6. The opinion will be prepared solely for the information of the above named and no responsibility is accepted should the opinion or any part thereof be incorrect or incomplete in any way.

I/We hereby warrant that we shall not rely on the opinion of market worth to alter our financial position or to incur any financial obligation.

Dated day of

Signed.....

OPINION OF MARKET WORTH

This opinion of market worth is given pursuant
 To the request by:

Weeks Family Pty Ltd
ACN 631 268 927

Dated the **27 FEBRUARY 2023**

in respect of the property known and situated at

36 Scott Street
WHYALLA STUART SA 5608
 (THE PROPERTY)

This opinion of market worth is made upon conditions and warranties contained in the Request For An Opinion Of Market Worth.

In my opinion, the market worth of the property is:

\$40,000.00 - \$45,000.00

This opinion of market worth 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 opinion only and not to be taken as a sworn valuation.

Dated **27 TH** day of **FEBRUARY 2023**

Signed.....