



6<sup>th</sup> June 2022

To whom it may concern,

**RE: Property Valuation – 11/1A Berry Road, St Leonards, NSW 2065**

Thank you for giving us the opportunity to provide the property valuation for your property.

Further to our inspection of the property at 11/1A Berry Road, St Leonards, NSW 2065, we are happy to submit the following opinion.

Based on the current sales market trends and recent comparable sales in the area, we estimate the valuation of the above-mentioned property at around \$500,000 to \$520,000.

Should you have any queries, please do not hesitate to contact me on 0422 101 068 or [koji.amaike@century21.com.au](mailto:koji.amaike@century21.com.au)

Kind Regards

**Koji Amaike**

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