

22nd April 2022



A. Levey
Antidote Holdings Pty Ltd
12 Annie Street
WICKHAM NSW 2293

Via email: andrew@leveyagencies.com.au

Dear Andrew,

Re: Current Market Rental Opinion – 12-16 Annie Street, Wickham NSW 2293

Further to your recent request, we are pleased to provide you with our opinion as to a reasonable current market rental and value for the subject premises.


Following our investigation of current rentals being achieved, level of vacancy and the rentals being sought, together with values being achieved for similar type property, our opinions would be in the range of:

Net Rental - \$58,000 - \$62,000 per annum plus GST

Value Opinion - \$1,350,000 to \$1,400,000 plus GST ■

Should you have any queries regarding our opinion please do not hesitate to contact me.

Kind regards



Bobby Suminoski
Director

Disclaimer – This advice shall in no way be construed as a formal valuation of current market value and is only an estimate of the agent's reasonable opinion of value for the property. This advice is intended for the addressee only and no other third party.