



29 Jun 2020

To Whom It May Concern,

15 Lloyd Drive, Nawton, Hamilton 3200

Thank you for the opportunity to prepare a market appraisal for this property, it is a nice tidy property with great rental potential. The location is a high demand area for rental houses, close to shops, schools and the Waiwhakareke National Heritage Park.

Property Information:

- 2 bedrooms
- 1 car garage
- 1 Bathroom
- Fully fenced section
- Heatpump
- Deck

Based on research, understanding of the market and current regional rent movements, together with statistics from Ministry of Business, Innovation and Employment (MBIE), this property is estimated to achieve a weekly rental at the present time of between **\$400 - \$420, giving a monthly rent of \$1,777 and an annual rent of \$21,320.**

Market rent can be impacted by a number of factors. This includes consumer behaviours and seasonal variations. Typically, the summer months attract better market rent than the winter. The property could be advertised at the upper end and adjusted accordingly depending on market feedback.

If you have any questions about this rental market appraisal, please do not hesitate to contact us.

Kind Regards,

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