

RENTAL APPRAISAL

HARRISON
AGENTS

**72 Esplanade
Rose Bay TAS 7015**

Harrison Agents Hobart is pleased to provide a rental appraisal for the above-mentioned property.

Based on current market conditions, recent comparable leasing activity in the area, and the property's location and potential, we estimate an achievable rental range of:

Estimated weekly rent:

\$740.00 – \$780.00 per week

Please note that this estimate assumes the property is presented in a clean, safe, and well-maintained condition and complies with Tasmania's minimum rental standards at the commencement of any tenancy. Based on our initial observations, the property may require substantial upgrades, repairs, or maintenance works before it is suitable for the rental market and capable of achieving the estimated rental range outlined above.

The local rental market continues to perform steadily, with consistent tenant demand driven by affordability, lifestyle appeal, and access to key services and transport links. Well-presented homes in this area continue to attract strong enquiry and lease efficiently when priced appropriately for the market.

Should you choose to proceed, we can manage the entire leasing process from start to finish — including advice on recommended improvements, strategic pricing, professional marketing, tenant selection, and ongoing property management. If the property has been recently purchased, we can also assist with pre-settlement inspections, early access for advertising, and a seamless transition to tenancy.

I would be happy to discuss this appraisal in more detail, provide guidance on any recommended works, or tailor a management strategy to help you maximise the property's rental potential.

The rental appraisal provided is at 27th August 2026

Please note the suggested rental appraisal will be influenced by the market conditions at the time of leasing.

APPRAISAL

\$740.00-\$780.00 per week

MELISSA GROVES

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M. Groves

