



October 2024
Potential Buyer of
4 Saville Court, Browns Plains QLD 4118

Dear Potential Buyers

RE: Rental Valuation – [4 Saville Court, Browns Plains QLD 4118](#)

Thank you for the opportunity to provide a rental valuation for the above property. We have conducted market research and compared this property to similar other properties in the local area to determine the possible achievable weekly rental if we were to advertise for a tenant today. Comparable rental properties within the immediate area (within 500mtrs) are:

13 MELBURY STREET, BROWNS PLAINS QLD 4118 \$540 per week RENTED SEPTEMBER 2024

9 MELBURY STREET, BROWNS PLAINS QLD 4118 \$550 per week RENTED SEPTEMBER 2024

26 SHEFFIELD COURT, BROWNS PLAINS QLD 4118 \$500 per week RENTED JULY 2024

5 AMMONS STREET, BROWNS PLAINS QLD 4118 \$530 per week RENTED APRIL 2024

25 SHEFFIELD COURT, BROWNS PLAINS QLD 4118 \$480 per week RENTED JUNE 2024

We believe this property could conservatively **achieve a weekly rent of \$500 - \$545 per week** in the current market. *Please note that the anticipated rent is based on the current market at the time this appraisal was made*

Should you have any further queries about this valuation, or would like to enquire further about our services, please feel free to contact us.

Kind Regards,


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Business Development Manager

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