

# Rental appraisal

**Barfoot & Thompson**  
Licensed REAA 2008 MREINZ

Thank you for giving us the opportunity to appraise your property.

**Property:**

8/32 Brighton Road,  
Parnell

**Prepared for:**

George Fong

**Prepared on:**

September 6, 2018

**Bedrooms: 3**

**Bathroom: 2**

**Description:**

Multi level weatherboard home in Parnell double GZ location, offering a spacious flexible layout with sea views. Set back from the road in a quiet position, this home with it's light & bright interior includes 2 1/2 bthrms (en-suite), gleaming polished wooden flooring, updated kitchen & bathrooms plus downstairs flows to private north-facing grounds. The upstairs offers open plan living areas with heat pump, which opens to decking which enjoys a fantastic outlook with wide views to sea. Close to Parnell village & Newmarket too. A short walk to ACG & zoned for all excellent schools including Parnell Primary, EGGS & AGS.

**Floorplan: 172m<sup>2</sup>**

**Exterior:**

The most up-to-date data and market statistics have been used to compare your property with similar, recently rented properties in the area.

Based on these facts and figures and our knowledge of the local market, the weekly rental indication for your property is the price range below.

This is an indication of what you can expect for your property in the current market. The number of comparable properties used for this analysis can vary and influence the accuracy of the price range indicated above.

Our property management team work hard for you to ensure the best returns for your investment property.

I look forward to discussing this appraisal with you.

---

**\$1,050-\$1,150**

This rental assessment does not purport to be a registered valuation and it should be noted that rental values may change as market conditions fluctuate. This assessment is for today's market, but may alter during peak and non peak seasons.

---

**Juan Xin**

M 027 298 5079

E j.xin@barfoot.co.nz

Epsom 09 529 0969

www.barfoot.co.nz/j.xin