

# Rental appraisal

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

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<p>Property:</p> <p><b>1/27A Kingsview Road, Mt Eden</b></p> <p>Prepared for:</p> <p><b>George Fong</b></p> <p>Prepared on:</p> <p><b>26 Nov 2021</b></p>	<p>Floorplan.m<sup>2</sup></p> <p>Bedrooms: 4</p> <p>Bathroom: 2</p> <p>Description:</p> <p>Situated in a private and quiet location away from the road you'll find this modern, spacious family home. The versatility of living provided in this well-designed home continues when you step through to the sunny, north west facing split level and spacious room. Perhaps a formal dining area that leads down to a lounge. Upstairs are 4 double bedrooms, the master with en-suite. There is ample storage throughout. The double, internal access garage provides convenience and security.</p> <p>Kingsview Road is considered one of the most desirable streets in Mt Eden, with its proximity to the shops and eateries of Mt Eden Village, and being in-zone for sought after schools, including Maungawhau Primary, Balmoral Primary, Auckland Normal Intermediate, Epsom Girls Grammar and Auckland Grammar.</p>
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Being at Level 3 we need the Level 3 details.

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. It is an estimate of the weekly rent if the property complies with all legal requirements for rental properties, including without limitation those under the Residential Tenancies Act 1986, building, health, safety and healthy homes standards legislation in so far as they apply to the property.

Barfoot & Thompson make no representation and give no warranty that the property currently meets these requirements and the purchaser/recipient of this appraisal is advised to seek their own advice regarding compliance with them.

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## \$1100 - \$1200 weekly

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