

Tuesday, 15 May 2018



## Rental Appraisal

### ***33 Wymondley, Otara, Manukau, Auckland.***

To Whom It May Concern,

33 Wymondley Street, Otara is a 3 bedroom 1 bathroom property located in the convenient area of Otara, Manukau. This property will appeal to families alike who will love all the property has to offer.

**I would appraise this property between \$500 to \$530 per week in the current market.**

#### **Ministry of Business, Innovation & Employment**

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There is an online database of bonds lodged between the period of 1 Oct 2017 – 31 Mar 2018, which gives a good indication of market rents, although can appear artificially low due to State housing being included.

Size	Bonds received	Lower Quartile	Median Rent	Upper Quartile
2 bedrooms	12	\$392	\$432	\$470
3 bedrooms	73	\$450	\$490	\$546
4 bedrooms	14	\$470	\$540	\$560

What is achievable is largely dependent on the time of year and length of tenancy available. We currently manage similar quality properties in the area that achieve above market rents.

Kind Regards,

Barnabas Bulatiko  
Business Development & Property Manager  
Wendell Property Management Ltd

*This rental assessment has been completed for the addressee only and does not purport to be a valuation for mortgage or other purposes. The assessment is based on our knowledge and experience of property rentals in the area and is a guide only. No responsibility will be accepted for any loss of any nature arising from this assessment howsoever caused.*