

3<sup>rd</sup> June 2026

Dear Investor

Thank you for the opportunity to provide a rental appraisal for 5/42 Gladstone Rd Rivervale WA.

When it comes to property investment, we understand it's about more than simply collecting rent. The key drivers of long-term success are strong rental yield, asset protection and effective risk management.

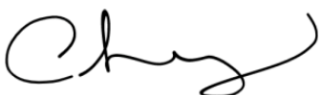
Our approach is designed to maximise returns while protecting your asset. It combines detailed rental value research, strategic tenant selection, strict regulatory compliance, and proactive tenant liaison — all working together to deliver consistent performance.

Our rental value research considers the property's features, location, and current market conditions, ensuring you can make informed and confident decisions.

Based on this analysis, we estimate the property would achieve a rental range of approximately **\$950 - \$990** per week.

We will be in touch shortly to discuss how we would manage your property investment and add value at every stage.

Yours sincerely,



**Colleen Lavery**  
**Investment Manager**  
**0407 832 235**

