



NCO Properties Ltd

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Rental Assessment

27 February 2026

To whom it may concern

Property Address: 164A Muller Road, Blenheim

I have viewed the above property in person and have assessed its rental value. The property is a 1996 home, with 3 bedrooms, 1 bathroom and attached single garage which includes the laundry. It has a comfortable open plan kitchen, dining and lounge, featuring a heat pump and the lounge opens out onto a west facing private terrace.

The property is flat and has additional parking spaces.

Based on current trends and the information provided, we would see potential tenants responding to a rental rate of between \$590 and \$610 per week.

Rental rates will fluctuate on the following variables

- Availability of a quality tenant
- Total number of competing properties
- Presentation and upkeep of the property
- Seasonal influences

Please note, this rental assessment assumes that the property is Healthy Homes compliant.

Please do not hesitate to contact me if you have any questions or would like to discuss any of the services we provide.

Yours sincerely

Neal Williams

Director – NCO Properties Ltd

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Although every effort has been made in the preparation of this assessment, it is given as an opinion only and does not constitute a valuation. It has been prepared solely for the information of the client. Any person who uses or relies on this information does so at their own risk. NCO Properties Ltd does not assume any responsibility for anything contained within this assessment.

providing quality homes for quality tenants

Property Management – Healthy Homes reports – Property finding– Rent appraisals - Maintenance