

17<sup>th</sup> April 2026

**RE: 1/53 Seventh Avenue Kedron QLD 4031**

Dear Potential Landlord

Thank you for the opportunity to provide you with a rental appraisal for the property at 1/53 Seventh Avenue in Kedron.

Through detailed research of comparable properties, we believe that this 2-bedroom, 1-bathroom, 2- car apartment should be successfully rented between \$590-\$640 a week in the current market.

At Odyssey Property Concierge, we are committed to our people, our clients and our tenants for the long term. We are committed to delivering outstanding experiences, heartfelt service and authentic connections to all who cross our paths.

And we aren't just another property management service. We are built on a desire to serve our community of property owners, tenants, trades people, in a market where for so long, the relationships were stagnant, torpid, and immovable.

If you have any questions, please do not hesitate to contact me on 0448 288 452.

Sincerely,



Sharmala Coldwell | Principal

sharmala@odysseypc.com.au  
0448 288 452  
odysseypropertyconcierge.com.au  
16 Chermside Street, Teneriffe 4005

OUTSTANDING EXPERIENCES,  
HEARTFELT SERVICE,  
AUTHENTIC CONNECTIONS

