

9 May 2025

HomeSell Real Estate Limited  
T/A HomeSell Pro  
14 Vaughan Cres  
Murrays Bay  
Auckland 0630

**Re: 2/20 Tui Street, Taupo**

I have assessed the above-mentioned property for the purpose of establishing a market rent. Based on the current market I would estimate the property would rent for **\$600 to \$660 per week**.

Located just 100 metres (approx) from the lakefront in Taupo's highly sought-after Bird Area, this well-maintained two-storey steel-framed home on Tui Street offers comfort and versatility.

The layout includes three generously sized bedrooms with built-in wardrobes, including master on the ground floor with a semi-ensuite accessible to guests without needing to go through the bedroom, and two more bedrooms plus a second bathroom upstairs. The open-plan lounge and dining area flow to the kitchen with a breakfast bar and out to a private courtyard, perfect for relaxing or entertaining.

Features include a gas wall heater, new heat pump, double glazing in the master, and mains gas hot water. Outdoors, enjoy a fully fenced section with low-maintenance gardens, a fish pond, and a garden shed. The carpeted garage adds storage, with extra parking in front. Zoned for Hilltop School and close to town.

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**Disclaimer:**

- 1) Whilst all care is taken to be accurate with rental appraisals, we cannot be held accountable for any information in this document. This appraisal is based on information sourced from Tenancy Services, Core Logic and currently available rentals in the area. It is valid for one month from date of issue and the agents or their clients do not accept liability for changes to market conditions that may affect the content of this appraisal.
- 2) This rental appraisal does not take into account whether or not this property complies with current 'Healthy Home Standards'.