





PROPERTY ASSESSMENT



Instructions: Rate each of the below according to:
A: Excellent, **B:** Good; **C:** Average; **D:** Below Average; **E:** Poor; **N/A:** Not Applicable. Use +/-.

Address:

Date of Assessment:

PROPERTY ASSESSMENT DESCRIPTION		RATING
	<p>General & Street Appeal</p> <p>In general, how appealing does the property appear when compared to others in the same treet and also the immediate vicinity?</p>	
	<p>Comparative Sales</p> <p>Research comparative sales for similar properties in same and neighbouring suburbs. Rate the strength in price growth over the past 12 months.</p>	
	<p>Cosmetic Condition</p> <p>What is the general exterior and interior condition of the property? Look for cosmetic defects that detract from the appeal of the property. Consider vegetation.</p>	
	<p>Structural Condition</p> <p>Locate and rate any structural defects (including plumbing, electrical etc.) that detract from the appeal of the property.</p>	
	<p>House Layout</p> <p>How well is the home serviced in terms of bedrooms, bathrooms living areas, floor plan, positioning on block, natural and artificial lighting, etc?</p>	
	<p>Land Size</p> <p>How big is the land allotment? Compare land size in m² to other blocks in the same area. Factor in land useability (e.g. easements, irregular blocks etc.)</p>	
	<p>Car Parking</p> <p>How well is the property serviced in its ability to provide appropriate parking? Consider off-street parking, security, electric roller doors etc.</p>	
	<p>Overall Rating</p> <p>Based on your answers above, and weighting for lower ratings, provide an overall assessment for this property.</p>	

Comments