

RENT ROLL QLD



38 PUM



7.10% AVG FEE



\$2,172 AAMI



\$82,545 AMI



**Logan and
Ipswich Council**



Queensland - Brisbane

**ACQUIRE SMART.
SCALE STRATEGICALLY.**

More doors. More profit. More freedom.



Find the right opportunities



Value and structure deals



Integrate and grow

SRR079 | Diamond in the Rough - Logan & Ipswich - UNDER OFFER

An excellent opportunity to acquire a 38-door residential rent roll across the Logan and Ipswich areas, offering strong recurring management income, healthy fee structures and a highly diversified landlord base.

The portfolio generates \$82,763 in AMI, equating to an attractive \$2,172 AAMI per property, with an average management fee of 7.1%.

Key highlights include:

- 38 residential properties
- \$82,763 AMI
- \$2,172 AAMI
- 7.1% average management fee
- 0.5% vacancy rate
- 2% arrears rate
- Strong additional income from leasing, re-leasing and advertising fees
- 100% compliance score
- RolliScore of 79
- Established portfolio across Logan and Ipswich

With almost one landlord per property, the portfolio provides an excellent level of diversification and reduces exposure to the loss of a major landlord account.

A well-balanced portfolio with strong underlying income and additional fee opportunities, making it an ideal acquisition for an existing agency looking to add quality doors and grow market share, or an operator seeking a compact, income-producing

Price	\$240,014
Property Type	Business
Property ID	79

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portfolio with immediate scale.

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