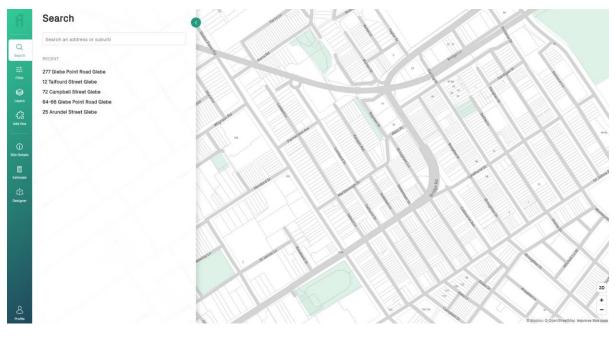
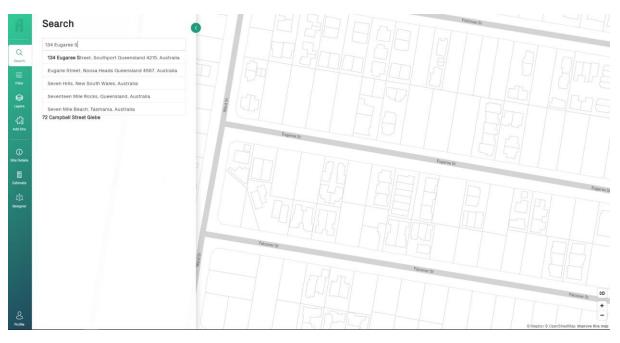


How to check if a Granny Flat may be suitable

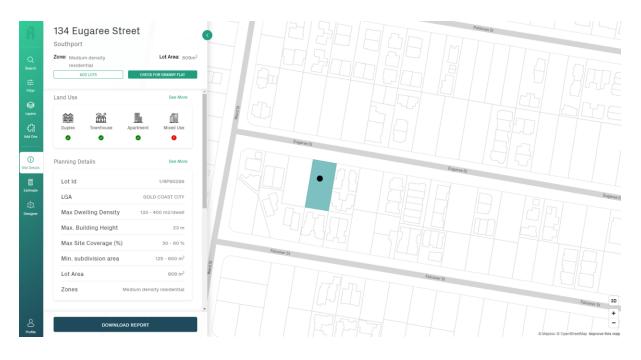
1. Click on "Search" from the left-hand menu.



2. Enter a street address or suburb.



3. Property details will display on screen, click on "Check for Granny Flat".



4. The results will display on screen and provide a rating on the possibility of building a granny flat on the subject site. Scroll down and click **"Download Report"** to save the report in PDF.

| Granny Flat Potential? | HIGH POSSIBILITY | | | | Queen St |
|---|------------------------|---------|------------|--------------|----------|
| | | | | | |
| It appears that you have a single dw | | | | | |
| space available to suit a typical sec check with your local council/builde | | | Pohlman Sz | | |
| suitability. | | 19 1 1 | | Pohtman St. | |
| | | | | | |
| Land Details | 1 | | | | |
| Address: 134 Eug | aree Street, Southport | A B MAR | | | |
| Address: 134 Eug | aree Street, Southport | | | | |
| Zone: Med | um density residential | | Eugarce St | | |
| | | 1 1 1 | 11 | | |
| Lot Area: | 809m ² | 7 | | Eugaree St | |
| | | | | | |
| Calculations | | | | | |
| | | | | | |
| Current Building Size: | 505m ² | | | | |
| Total Open Space: | 304m ² | Felcor | | | |
| | | | nr 51 | | |
| Average Secondary Dwelling Area | 45 - 60m ² | | | Falconer St | |
| Space available for secondary | 236m ² | | | r atconer.St | |
| dwelling: | 11 | | | | |
| | | | | | |
| inancials | | | | | |
| THE TOTELO | | | | | |
| Potential Rent Increase: | \$120 - | | | | |
| | \$200/week | | | | |

Please note these are estimates only and it is recommended that you check with your local council/builder to determine further suitability.

For more information please call 1300 737 782 or email info@realestateinvestar.com.au.