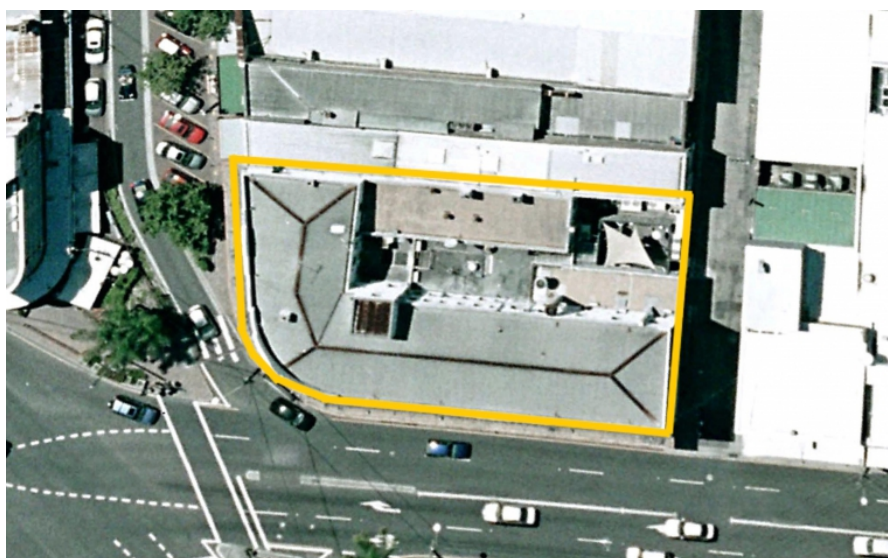


CROWS NEST HOTEL

SYDNEY



Disclaimer: All site utilisation, land area and car park values, hotel locations, and outlines are approximate. Some images may not reflect current improvements and may not include recent Dan Murphy's and other alterations. All map data © 2021 Google.

VALUATION	\$27,700,000
NET RENT	\$1,063,681
CAPITALISATION RATE	3.84%
LAND AREA	835m ²
BUILDING TO LAND UTILISATION	100.00%
CAR SPACES	0
ACQUISITION COST	\$8,772,000

All information is as at 31 January 2021 and all areas are approximations only.