

15th November 2002

Stephen Hall
EPS Property Search
PO Box 311
Neutral Bay NSW 2089

Dear Stephen,

Thanks for your help in finding the right investment property at the right price. You saved me heaps of time in searching, and time is money to me. You reduced the choice to only a few appropriate properties and then saved me the hassle of negotiation.

The property that stacked up was a 2 bedroom semi/house in Alexandria. Stephen helped me with pricing by showing me comparables of recent and current sales, and the closest property was a near identical house 1 street away that sold at auction two weeks earlier for \$620,000.

Stephen negotiated the lowest price acceptable to the vendor, which was \$575,000!

That's a saving of over \$45,000 off market value!

Thanks Stephen and EPS Property Search

Kind regards,



Cameron Dodd