



RIVEREN

Project Case Studies



The background of the image shows several hands holding and pointing to architectural blueprints. The blueprints are detailed drawings of buildings, showing floor plans and elevations. The hands are of different skin tones, suggesting a diverse group of people. The overall tone of the image is professional and collaborative.

**Exceptional capital growth.
Valuations on the money.
Above average rental yields.**

Outstanding client results.



Whitford Drive, Armstrong Creek

PROJECT SNAPSHOT

- House and land Package
- 4 bedroom, 2 bathroom, 2 car
- 13km South of Geelong
- Price \$597,000
 - Land - \$309,000
 - Build - \$288,000
- 400sqm (approx.) Land Size
- 200sqm (approx.) internal
- Build completion 30th of September 2022
- Rental \$450-\$500 per week

CLIENT RESULTS

- Purchase Price: \$597,000, March 2021
- Land appreciation in 12 months of \$91,000 upon bank valuation
- Capital Growth on land % = 29% or 2.42 per month

Holly Street, Preston

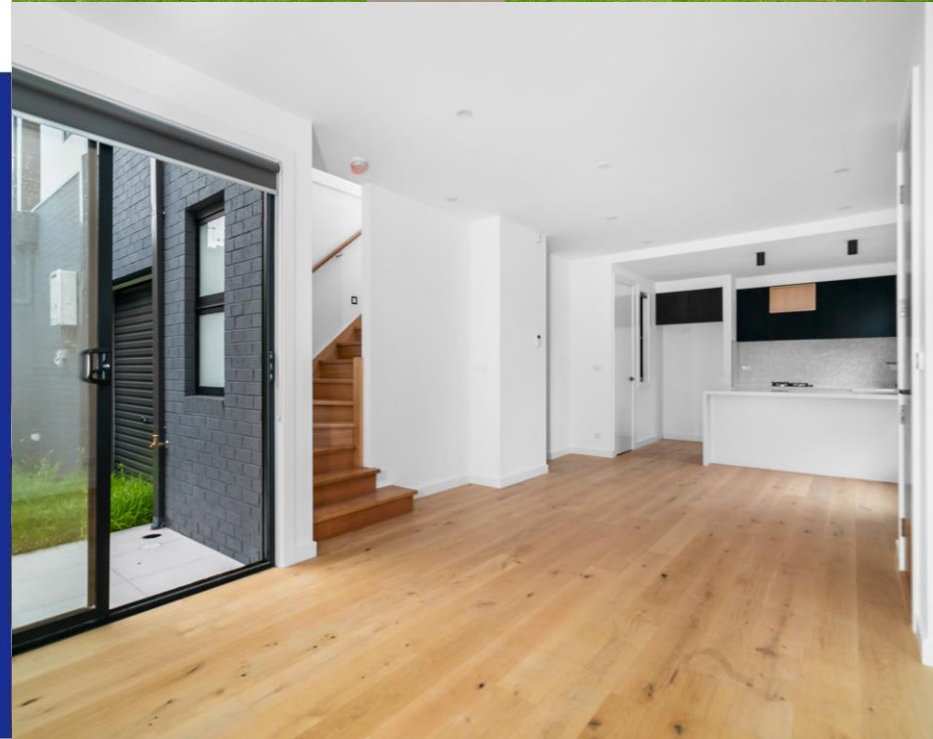
PROJECT SNAPSHOT

- Boutique 3 townhouse development
- 3 bedroom, 2 bathroom, 2 car
- 12km North of Melbourne CBD
- Price \$868,000
- 171sqm (approx.) internal
- Build completion 23rd of December 2021
- Rental \$470-\$520 per week



CLIENT RESULTS

- Purchase Price: \$868,000, June 2021
- Market Value as of the 1st of February 2022 = \$975,000
- Capital Growth of \$107,000 in 12 months
- Capital Growth % = 11% or 1.1% per month
- Actual Rental \$560 per week or \$29,120 per year





Roller Walk, Pakenham

PROJECT SNAPSHOT

- 63 Contemporary Townhouses
- 3 bedroom, 2 bathroom, 1 car
- In the South East Growth Corridor – 70km from CBD
- Price \$469,000
- 144sqm (approx.) internal
- Build completion May 2021
- Rental \$320-\$380 per week



CLIENT RESULTS

- Purchase Price: \$469,000, April 2021
- Market Value as of the 1st of February 2022 = \$520,000
- Capital Growth of \$51,000 in 10 months
- Capital Growth % = 10% or 1% per month
- Actual Rental \$360 per week or \$18,720 per year



Leonie Avenue, Bentleigh East

PROJECT SNAPSHOT

- Established Dual-Occupancy Townhouse
- 4 bedroom, 3 bathroom, 2 car
- Heart of the South-East– 20km from the CBD
- Price \$1,350,000
- 198sqm (approx.) internal
- 270sqm (approx.) Land Size
- Rental \$800–\$880 per week

CLIENT RESULTS

- Purchase Price: \$1,315,000, July 2021
- Market Value as of the 1st of February 2022 = \$1,440,000
- Capital Growth of \$125,000 in 8 months
- Capital Growth % = 9.5% or 1.18% per month



Thank you.

Please don't hesitate to contact us if you have any questions.



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