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IMPORTANT MESSAGE

With the recent increase in severe storms and rain this season, landlords should be aware of their rights and responsibilities in the event of a natural disaster.

If damage has occurred, and the property is unliveable, a tenancy can be ended. However, the agreement needs to be legally ended by one party and agreed to by the other.

Damage to the property must have been caused by the natural disaster and not due to the actions of the tenant or the landlord.

In cases where part of the premises has been damaged or destroyed, a rent reduction may be negotiated. Any rent reduction in rent must be negotiated by the tenant and the landlord or property manager.

With many reports of leaking roofs over the past few weeks it is a suggestion to have your roof checked by our qualified roofer who charges a reasonable rate.

It's important that you as a landlord take required action for any repairs when reported to you by your Property Manager.



LOGAN RESIDENTS WILL SOON BE ABLE TO ENJOY A NEW TWO BIN GARBAGE AND RECYCLING SERVICE

- The new yellow-lidded recycling bin will be delivered during May and June 2011 and the divider in existing garbage bins will be removed during July 2011.
- The standard service will be a 240 litre garbage bin emptied weekly and a 240 litre recycling bin emptied fortnightly.
- There should be a significant improvement in the domestic recycling yield. Residents will also have 240 litres of waste capacity per week compared to the current 170 litres.
- You will notice the charge for this will increase on your Logan City Council rates, this charge cannot be forwarded to the tenant.



Looking to add to your investment portfolio?

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\$319,000 3/1/1
Periodic lease
\$310.00 per week
Regents Park



\$499,000 4/2/2
Current rent \$410.00
per week
Heritage Park



\$349,000 4/2/2
Periodic lease
\$320.00 per week
Marsden



\$489,000 4/2/2
Brand New
Regents Park



\$379,000 4/2/2
Leased to Nov 2011
\$390/week
Heritage Park



\$509,000 5/2/4
Appraisal \$430.00/
week
Munruben

For more details contact Neil Giles on 07 3800 3322 or 0405 158 449