

Comparative Rental Analysis



7 MORINDA AVENUE LARGS NSW 2320

Prepared on 13th April 2023

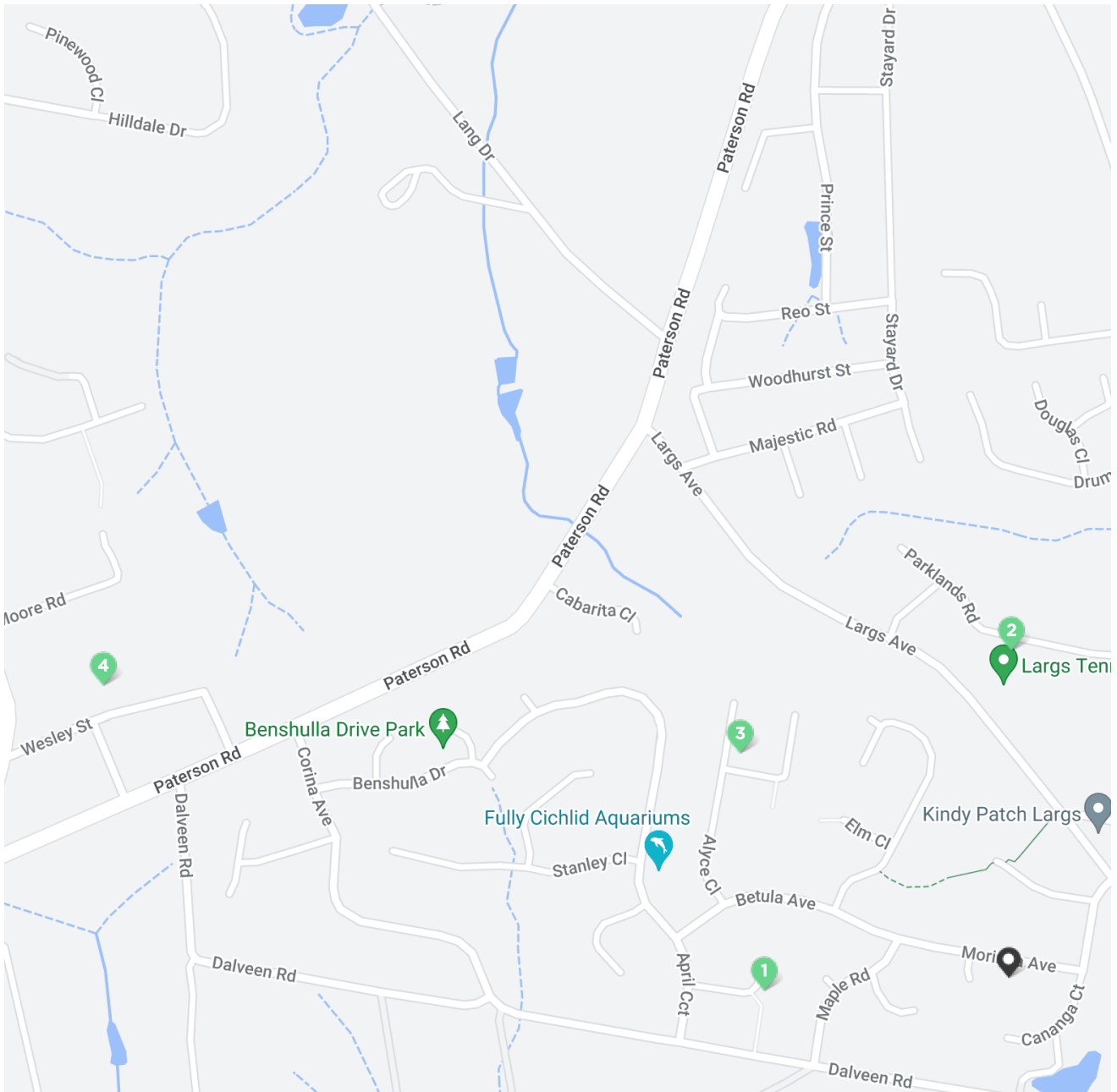


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Comps Map: Rentals



1 10 JULIANNE CLOSE BOLWARRA HEIGHTS NSW 2320	4	2	2	\$650
2 21 PARKLANDS ROAD LARGS NSW 2320	4	2	2	\$660
3 18 ALYCE CLOSE BOLWARRA HEIGHTS NSW 2320	4	2	2	\$600
4 12A WESLEY STREET BOLWARRA HEIGHTS NSW 2320	4	2	2	\$650



Comparable Rentals

1 10 JULIANNE CLOSE BOLWARRA HEIGHTS NSW 2320



4 2 2 811m² 175m²
 Year Built 2002 DOM 24 days
 Listing Date 21-Dec-22 Distance 0.35km
 Listing Price \$650 per week

2 21 PARKLANDS ROAD LARGS NSW 2320



4 2 2 656m² 655m²
 Year Built 2010 DOM 17 days
 Listing Date 27-Mar-23 Distance 0.46km
 Listing Price \$660 pw

3 18 ALYCE CLOSE BOLWARRA HEIGHTS NSW 2320



4 2 2 802m² 188m²
 Year Built 2005 DOM 16 days
 Listing Date 07-Dec-22 Distance 0.49km
 Listing Price \$600

4 12A WESLEY STREET BOLWARRA HEIGHTS NSW 2320



4 2 2 1,707m² 126m²
 Year Built - DOM 31 days
 Listing Date 29-Nov-22 Distance 1.35km
 Listing Price \$650 pw

DOM = Days on market * This data point was edited by the author of this CMA and has not been verified by CoreLogic



Appraisal Details

7 MORINDA AVENUE LARGS NSW 2320



Appraisal price range

\$650 - \$680 per week

Notes from your agent

All pricing put forward is based on comparable evidence and should be seen as a guide.

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