

Comparative Rental Analysis



361 LANG STREET KURRI KURRI NSW 2327

Prepared on 21st November 2023



Jade Tweedie
First National - David Haggarty






454 High St
MAITLAND NSW 2320

w: 4933 5544
jade@davidhaggarty.com.au

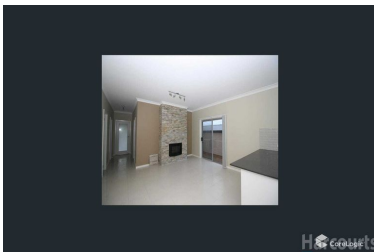
Comparable Rentals






1 25 GILLIES STREET KURRI KURRI NSW 2327



 3  1  1  506m²  122m²
 Year Built - DOM 7 days
 Listing Date 21-Jul-23 Distance 0.25km
 Listing Price \$495






2 68 BRUNKER STREET KURRI KURRI NSW 2327



 3  1  1  405m²  106m²
 Year Built 1950 DOM 40 days
 Listing Date 19-May-23 Distance 0.26km
 Listing Price \$460 per week






3 204 HOPETOUN STREET KURRI KURRI NSW 2327



 3  1  2  830m²  125m²
 Year Built 1980 DOM 15 days
 Listing Date 17-May-23 Distance 0.39km
 Listing Price \$525 pw






4 203 MAITLAND STREET KURRI KURRI NSW 2327



 3  1  1  491m²  85m²
 Year Built 1950 DOM 19 days
 Listing Date 15-Sep-23 Distance 0.52km
 Listing Price \$520 per week

5 199 MAITLAND STREET KURRI KURRI NSW 2327



 3  1  2  674m²  111m²
 Year Built 1950 DOM 14 days
 Listing Date 07-Jun-23 Distance 0.55km
 Listing Price \$480.00 pw

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

Comparable Rentals

6 81 EDWARD STREET KURRI KURRI NSW 2327



3 1 1 1,074m² 139m²
 Year Built 1950 DOM 22 days
 Listing Date 09-Jun-23 Distance 0.6km
 Listing Price \$500.00 Per Week Including Pool Maintenance

7 120 ABERDARE STREET KURRI KURRI NSW 2327



3 1 2 644m² 110m²
 Year Built - DOM 18 days
 Listing Date 15-Jul-22 Distance 0.74km
 Listing Price \$450-\$480 pw

8 49 HOSPITAL ROAD WESTON NSW 2326



3 1 2 613m² 93m²
 Year Built 1980 DOM 10 days
 Listing Date 08-Nov-23 Distance 0.93km
 Listing Price \$520 pw

9 135 HOPETOUN STREET KURRI KURRI NSW 2327



3 1 1 1,012m² 131m²
 Year Built 1920 DOM 13 days
 Listing Date 21-Jul-23 Distance 0.93km
 Listing Price \$480.00 per week

10 54 DEAKIN STREET KURRI KURRI NSW 2327



3 1 1 674m² 99m²
 Year Built 1960 DOM 3 days
 Listing Date 15-Nov-23 Distance 1.32km
 Listing Price \$450pw including water usage

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

Comparable Rentals

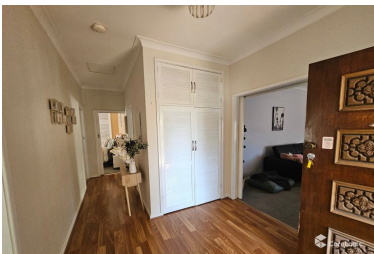
11 5 MILLFIELD STREET PELAW MAIN NSW 2327



3 1 1 -
 Year Built -
 Listing Date 24-May-23
 Listing Price \$440 pw

94m²
 DOM 24 days
 Distance 1.35km

12 24 DEAKIN STREET KURRI KURRI NSW 2327



3 1 1 502m²
 Year Built -
 Listing Date 04-Jul-23
 Listing Price \$460 per week

113m²
 DOM 35 days
 Distance 1.58km

13 42 STANFORD STREET KURRI KURRI NSW 2327



3 2 1 502m²
 Year Built -
 Listing Date 28-Aug-23
 Listing Price \$480

114m²
 DOM 12 days
 Distance 1.62km

14 12-12A ABERDARE STREET PELAW MAIN NSW 2327



3 1 1 1,012m²
 Year Built -
 Listing Date 27-Jul-22
 Listing Price \$460 per week

95m²
 DOM 24 days
 Distance 1.63km

15 5 BARTON STREET KURRI KURRI NSW 2327

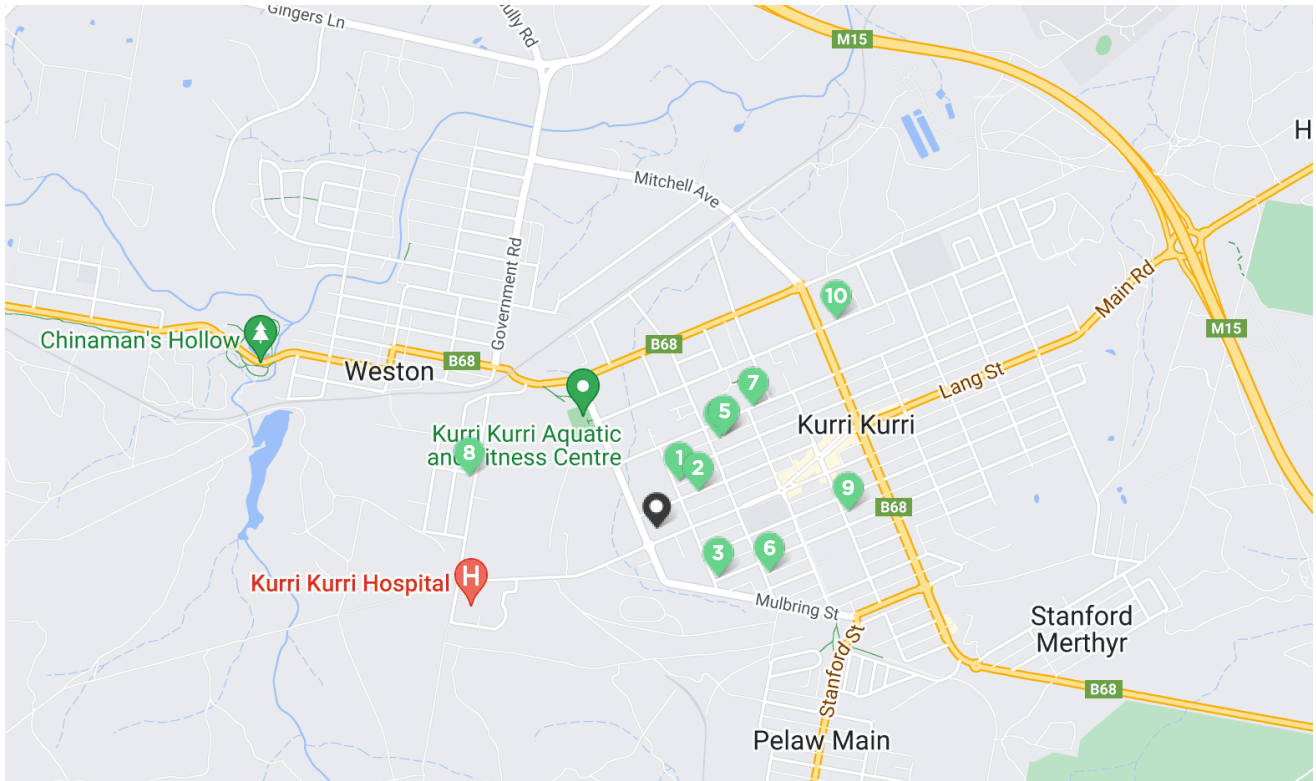


3 1 1 766m²
 Year Built 1950
 Listing Date 08-Sep-23
 Listing Price \$490 per week

112m²
 DOM 12 days
 Distance 1.97km

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

Comps Map: Rentals



1 25 GILLIES STREET KURRI KURRI NSW 2327	3	1	1	\$495
2 68 BRUNKER STREET KURRI KURRI NSW 2327	3	1	1	\$460
3 204 HOPETOUN STREET KURRI KURRI NSW 2327	3	1	2	\$525
4 203 MAITLAND STREET KURRI KURRI NSW 2327	3	1	1	\$520
5 199 MAITLAND STREET KURRI KURRI NSW 2327	3	1	2	\$480
6 81 EDWARD STREET KURRI KURRI NSW 2327	3	1	1	\$500
7 120 ABERDARE STREET KURRI KURRI NSW 2327	3	1	2	\$450
8 49 HOSPITAL ROAD WESTON NSW 2326	3	1	2	\$520
9 135 HOPETOUN STREET KURRI KURRI NSW 2327	3	1	1	\$480
10 54 DEAKIN STREET KURRI KURRI NSW 2327	3	1	1	\$450



Map data ©2023 Google

* This data point was edited by the author of this CMA and has not been verified by CoreLogic

Current Market Review

361 LANG STREET KURRI KURRI NSW 2327



Market Assessment

\$450 - \$500 per week

Notes from your agent

The above is based on comparable pricing evidence and should be seen as a guide. The market will always determine the the final pricing point.

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