

# Comparative Rental Analysis



**37 DALWOOD ROAD EAST BRANXTON NSW 2335**

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# Comparable Rentals

## 1 2/29 VICTORIA STREET EAST BRANXTON NSW 2335



3 2 1 -  
 Year Built 2012  
 Listing Date 30-May-24  
 Listing Price \$530 per week

107m<sup>2</sup>  
 DOM 19 days  
 Distance 0.38km

## 2 94 DALWOOD ROAD EAST BRANXTON NSW 2335



3 2 2 899m<sup>2</sup>  
 Year Built 2006  
 Listing Date 13-Aug-24  
 Listing Price \$590 WEEKLY

161m<sup>2</sup>  
 DOM 14 days  
 Distance 0.57km

## 3 15 GLISSAN STREET EAST BRANXTON NSW 2335



3 2 2 733m<sup>2</sup>  
 Year Built -  
 Listing Date 27-Aug-24  
 Listing Price \$560 WEEKLY

-  
 DOM 7 days  
 Distance 0.61km

## 4 39 RAILWAY STREET BRANXTON NSW 2335



4 2 2 507m<sup>2</sup>  
 Year Built -  
 Listing Date 11-Jul-24  
 Listing Price \$550 per week

166m<sup>2</sup>  
 DOM 54 days  
 Distance 1.79km

## 5 18 SAXBY AVENUE NORTH ROTHBURY NSW 2335

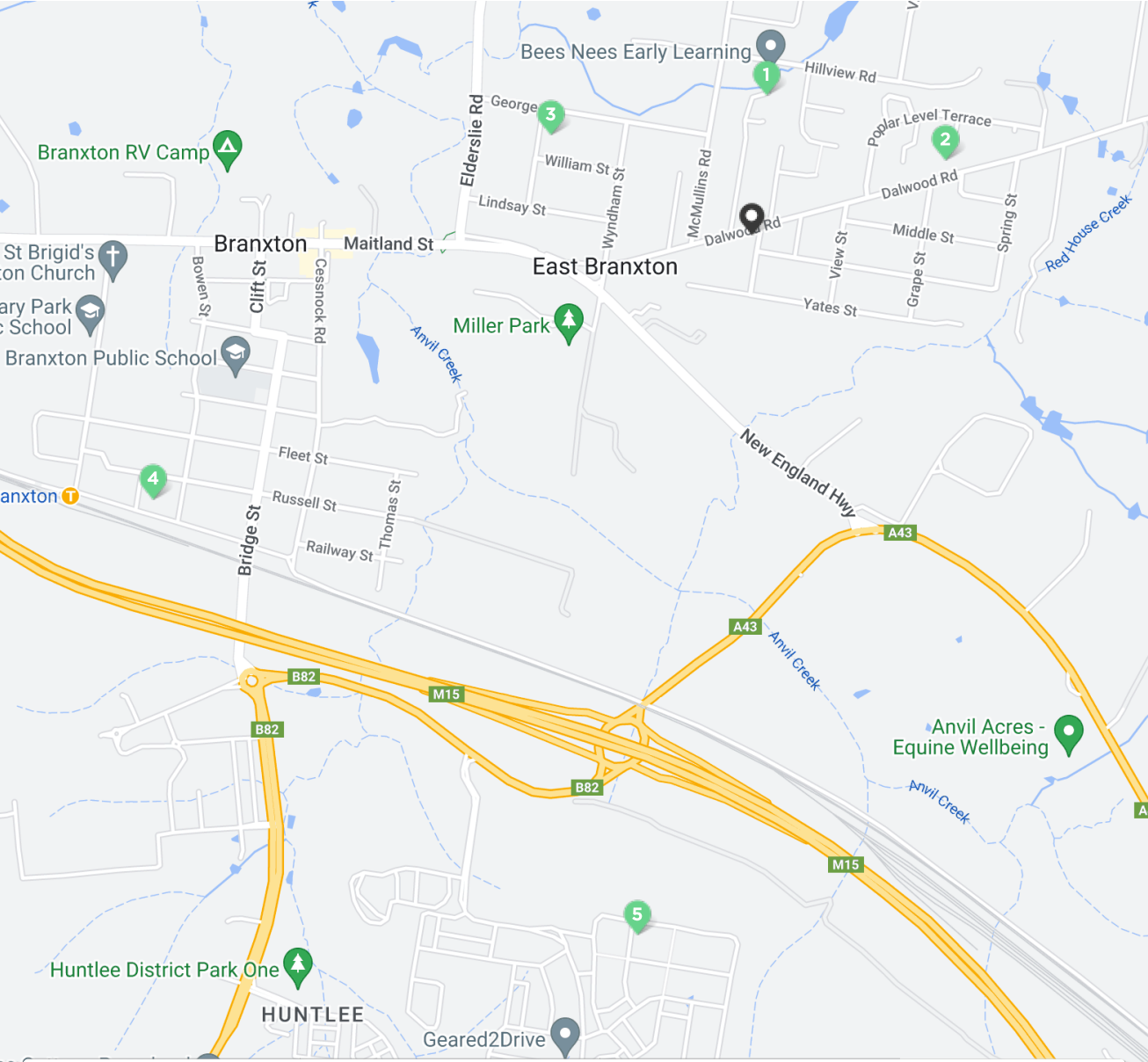


4 2 2 560m<sup>2</sup>  
 Year Built 2019  
 Listing Date 23-Nov-21  
 Listing Price \$550PW LEASED BY RESIPRO

165m<sup>2</sup>  
 DOM 11 days  
 Distance 1.95km

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 2/29 VICTORIA STREET EAST BRANXTON NSW 2335	3	2	1	\$530
2 94 DALWOOD ROAD EAST BRANXTON NSW 2335	3	2	2	\$590
3 15 GLISSAN STREET EAST BRANXTON NSW 2335	3	2	2	\$560
4 39 RAILWAY STREET BRANXTON NSW 2335	4	2	2	\$550
5 18 SAXBY AVENUE NORTH ROTHBURY NSW 2335	4	2	2	\$550

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

# Current Market Review

**37 DALWOOD ROAD EAST BRANXTON NSW 2335**



## Market Assessment

\$550 - \$580 per week

## Notes from your agent

The above is based on comparable pricing evidence and should be seen as a guide only.

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