

Comparative Rental Analysis



601 HIGH STREET MAITLAND NSW 2320

Prepared on 9th August 2023

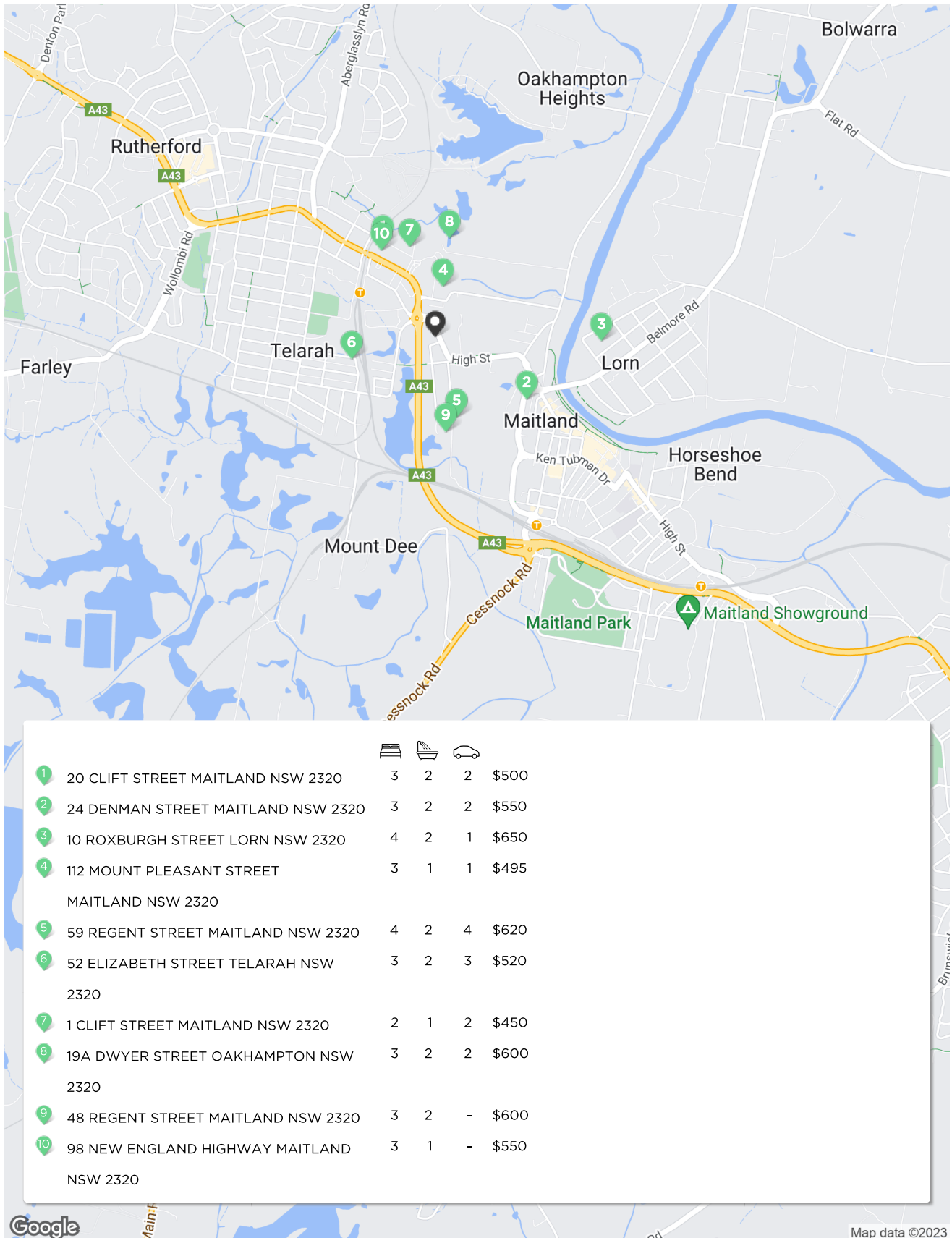


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Comps Map: Rentals








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

Comparable Rentals






1 20 CLIFT STREET MAITLAND NSW 2320



 3  2  2  993m²  122m²
 Year Built 2010 DOM 100 days
 Listing Date 01-May-23 Distance 0.7km
 Listing Price \$500 pw






2 24 DENMAN STREET MAITLAND NSW 2320



 3  2  2  266m²  74m²
 Year Built 1860 DOM 36 days
 Listing Date 04-Jul-23 Distance 0.75km
 Listing Price \$550 pw






3 10 ROXBURGH STREET LORN NSW 2320



 4  2  1  506m²  -
 Year Built - DOM 105 days
 Listing Date 26-Apr-23 Distance 1.12km
 Listing Price \$650






4 112 MOUNT PLEASANT STREET MAITLAND NSW 2320



 3  1  1  1,163m²  -
 Year Built - DOM 30 days
 Listing Date 10-Jul-23 Distance 0.32km
 Listing Price \$495

5 59 REGENT STREET MAITLAND NSW 2320



 4  2  4  963m²  132m²
 Year Built 1930 DOM 19 days
 Listing Date 18-Aug-22 Distance 0.57km
 Listing Price \$620 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 52 ELIZABETH STREET TELARAH NSW 2320



3 2 3 504m² 94m²
 Year Built - DOM 33 days
 Listing Date 10-Feb-23 Distance 0.57km
 Listing Price \$520 pw

7 1 CLIFT STREET MAITLAND NSW 2320



2 1 2 588m² 127m²
 Year Built 1950 DOM 20 days
 Listing Date 27-Jan-23 Distance 0.6km
 Listing Price \$450

8 19A DWYER STREET OAKHAMPTON NSW 2320



3 2 2 3.21ha 255m²
 Year Built 1990 DOM 12 days
 Listing Date 31-Oct-22 Distance 0.65km
 Listing Price \$600

9 48 REGENT STREET MAITLAND NSW 2320



3 2 - 607m² -
 Year Built - DOM 26 days
 Listing Date 15-May-23 Distance 0.65km
 Listing Price \$600 weekly

10 98 NEW ENGLAND HIGHWAY MAITLAND NSW 2320



3 1 - 488m² 100m²
 Year Built 1940 DOM 26 days
 Listing Date 02-Sep-22 Distance 0.66km
 Listing Price \$550 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

11 18 OAKHAMPTON ROAD MAITLAND NSW 2320



3 2 1 -

Year Built -

Listing Date 14-Jun-23

Listing Price \$570 Per Week

-

DOM 20 days

Distance 0.9km

12 2 GREEN STREET TELARAH NSW 2320



3 2 1 342m²

Year Built 2021

Listing Date 14-Oct-22

Listing Price \$570 per week

154m²

DOM 15 days

Distance 0.99km

13 16 CAPPER STREET TELARAH NSW 2320



3 1 1 353m²

Year Built 2000

Listing Date 19-Jun-23

Listing Price \$550 per week

105m²

DOM 5 days

Distance 1.08km

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

Appraisal Details

601 HIGH STREET MAITLAND NSW 2320



Appraisal price range

\$570 - \$600 per week

Notes from your agent

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

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