

# Comparative Rental Analysis



## 7 PLAISTOWE STREET HORSESHOE BEND NSW 2320

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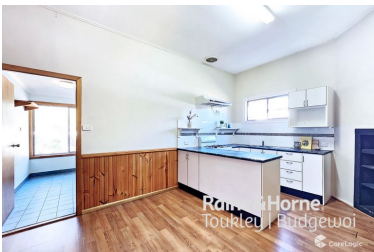
# Comparable Rentals

## 1 55 CARRINGTON STREET HORSESHOE BEND NSW 2320



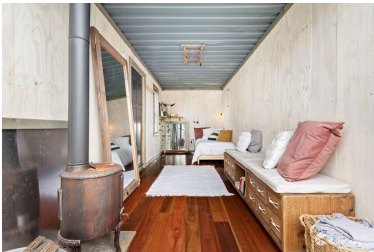
3 1 1 310m<sup>2</sup> -  
 Year Built - DOM 10 days  
 Listing Date 17-Oct-23 Distance 0.3km  
 Listing Price \$535

## 2 46 CARRINGTON STREET HORSESHOE BEND NSW 2320



3 1 1 481m<sup>2</sup> 109m<sup>2</sup>  
 Year Built 1925 DOM 43 days  
 Listing Date 11-Aug-23 Distance 0.21km  
 Listing Price \$530 p/w - APPLICATION APPROVED

## 3 14 SMITH STREET MAITLAND NSW 2320



2 1 1 210m<sup>2</sup> 72m<sup>2</sup>  
 Year Built 1900 DOM 11 days  
 Listing Date 08-Apr-20 Distance 0.59km  
 Listing Price \$350.00 Per Week

## 4 19 SHARKEYS LANE LORN NSW 2320



3 1 1 673m<sup>2</sup> -  
 Year Built - DOM 9 days  
 Listing Date 01-Dec-21 Distance 0.88km  
 Listing Price \$450 per week

## 5 9 NICHOLS STREET LORN NSW 2320



2 1 1 577m<sup>2</sup> 102m<sup>2</sup>  
 Year Built 1940 DOM 10 days  
 Listing Date 09-Aug-23 Distance 1.23km  
 Listing Price \$520 WEEKLY

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

# Comparable Rentals

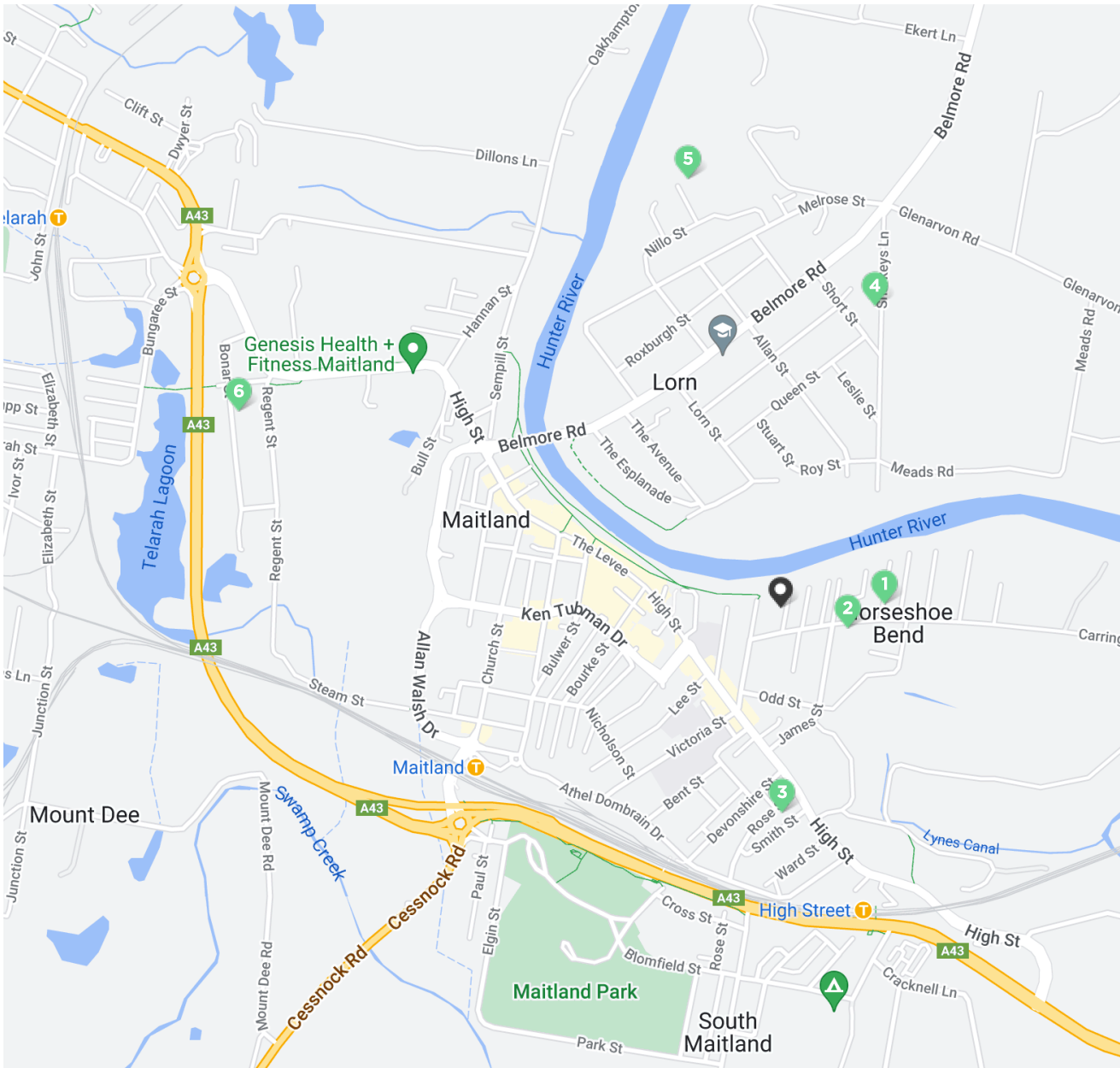
6 9 BONAR STREET MAITLAND NSW 2320



3 1 1 839m<sup>2</sup> 101m<sup>2</sup>  
Year Built 1960 DOM 22 days  
Listing Date 16-Oct-23 Distance 1.62km  
Listing Price \$500 per week

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



Pin #	Address	Icon 1	Icon 2	Icon 3	Price
1	55 CARRINGTON STREET HORSESHOE BEND NSW 2320	3	1	1	\$535
2	46 CARRINGTON STREET HORSESHOE BEND NSW 2320	3	1	1	\$530
3	14 SMITH STREET MAITLAND NSW 2320	2	1	1	\$350
4	19 SHARKEYS LANE LORN NSW 2320	3	1	1	\$450
5	9 NICHOLS STREET LORN NSW 2320	2	1	1	\$520
6	9 BONAR STREET MAITLAND NSW 2320	3	1	1	\$500



Map data ©2024

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

# Current Market Review

**7 PLAISTOWE STREET HORSESHOE BEND NSW 2320**



## Market Assessment

\$470 - \$500 per week

## Notes from your agent

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

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