

Rental Appraisal

3 Minnehaha Avenue

\$580.00-\$620.00

30th July 2020

Ray White Austar Property Services thank you for the opportunity to undergo a rental appraisal on your property. Based on the current market and comparable properties in the area, we believe the property could achieve a weekly rent within the vicinity of \$580.00 - \$620.00 per week.

Property Description

This stunning three bedroom, one bathroom home is situated in a highly sought after area in Titirangi

The kitchen is modern with plenty of pantry and bench space throughout and connects to the spacious dining room area. The living area is spacious with beautifully polished floors and has a fireplace and heat pump. All three bedrooms are decent sizes and the family bathroom has a shower over bath.

This home has multiple outdoor entertainment areas, a sleepout, workshop and plenty of off street parking

Located close to Titirangi Village, Woodlands Park Superette, Woodlands Park Kindergarten and a short drive to local schools.



Comparable Rental Properties

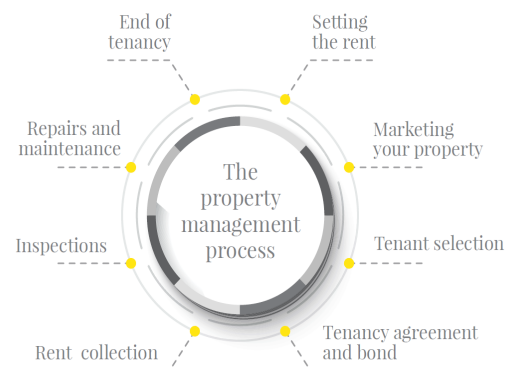
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1. 1-26 Longfellow Parade, Titirangi: Three bedrooms, one bathroom: \$600.00
2. 10d Norman Road, Titirangi: Three bedrooms, one bathroom: \$620.00
3. 213 Titirangi Road, Titirangi: Four bedrooms, one bathroom: \$585.00

The median market rent in the area for a three bedroom home is \$600.00 per week

The Value of a Property Manager

1. Comprehensive initial inspections
2. Regular market rent reviews
3. Educated legislative advice
4. 24/7 Contact
5. Daily rent and arrears monitoring
6. Minimised vacancy periods
7. Access to the best tenancy law advice
8. Compliant tenancy agreements
9. Personalised service offerings



Let us know if you'd like to see the detailed list of over 40 unique tasks we can take care of when managing your property or if you'd like to request your free Landlord Information and Claimable Expenses Guides.

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This appraisal is only valid for a period of 30 days from today's date. Any use of this appraisal after this period will not be validated by Austar Property Services. This appraisal is based on REINZ statistics, experience and local knowledge. Please note that market and seasonal conditions at the actual time of letting may influence the final rent obtained. The agent has not viewed this property.