

Rental Comparison Report

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Address	Rental Price	Rental Date	DOM	Agency	Lotplan RPD Section/Block	Year Built	Bed	Bath	Car	Land Size	Property Type
7 ALBERT STREET ASCOT PARK SA 5043	\$620/W	19/09/24	27	Noakes Nickolas	F604/C26556	2011	3	1	-	304 m²	House
16B AUDREY STREET ASCOT PARK SA 5043	\$580/W	13/08/24	20	Gary J Smith Real Estate	F3/C27815	2013	2	1	1	180 m²	House
5/36 AUDREY STREET ASCOT PARK SA 5043	\$540/W	18/07/24	14	Gary J Smith Real Estate	U5/S7791	1984	2	1	1	199 m²	Unit
1/44 AUDREY STREET ASCOT PARK SA 5043	\$475/W	05/08/24	8	Keeping It Realty	U1/S3382	1977	2	1	1	97 m²	Unit
4 BEACONSFIELD TERRACE ASCOT PARK SA 5043	\$650/W	02/08/24	30	Smallacombe Real Estate Mitcham	A1/D85215	2010	3	2	1	320 m²	Unit
25 BEACONSFIELD TERRACE ASCOT PARK SA 5043	\$650/W	05/08/24	40	Ray White Para Hills	A145/D1256	1961	4	1	6	500 m²	House
3/11-13 CHARLES STREET ASCOT PARK SA 5043	\$460/W	29/08/24	15	Magain Real Estate	U3/S10241	1989	3	1	1	-	House
4B FIFTH AVENUE ASCOT PARK SA 5043	Not Disclosed	29/08/24	18	AC Connection Real Estate	F283/C24126	2007	3	2	1	271 m²	House
33A FIFTH AVENUE ASCOT PARK SA 5043	\$560/W	29/08/24	80	AC Connection Real Estate	F331/C21785	2001	2	1	1	186 m²	House
4/14 FIRST AVENUE ASCOT PARK SA 5043	\$480/W	04/09/24	36	Magain Real Estate	U4/S1379	1973	2	1	1	77 m²	House
18 FOURTH AVENUE ASCOT PARK SA 5043	\$650/W	04/07/24	30	Toop & Toop Norwood	LOT A88 D2236 & LOT A10 D94130	1960	4	2	2	1,000 m²	House
2/10 HAZEL STREET ASCOT PARK SA 5043	\$350/W	01/08/24	57	Ray White Unley	U2/S1201	1969	-	-	1	75 m²	Unit
2 LINDA STREET ASCOT PARK SA 5043	\$600/W	23/09/24	38	Harcourts Morphett Vale RLA 1556	A502/D50768	1950	3	1	2	417 m²	House
3/134 RAILWAY TERRACE ASCOT PARK SA 5043	\$450/W	28/06/24	12	Harcourts Matthews	U3/S13282	1994	2	1	1	192 m²	Unit
3/18 SECOND AVENUE ASCOT PARK SA 5043	\$460/W	30/07/24	20	Magain Real Estate	U3/S11197	1990	2	1	1	200 m²	House

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3A SEVENTH AVENUE ASCOT PARK SA 5043	\$600/W	15/08/24	17	Magain Real Estate	F21/C27475	2009	3	2	1	305 m²	House
3/6 SIXTH AVENUE ASCOT PARK SA 5043	\$490/W	19/09/24	9	Noakes Nickolas	U3/S11125	1990	2	1	-	-	Unit
9A SIXTH AVENUE ASCOT PARK SA 5043	Not Disclosed	29/08/24	11	AC Connection Real Estate	F2/C25379	2011	3	1	1	240 m²	Unit
4/18 SIXTH AVENUE ASCOT PARK SA 5043	\$580/W	23/08/24	51	Harcourts Packham Property Management	U4/S11481	1991	2	1	1	-	House
2/34 WEST STREET ASCOT PARK SA 5043	\$500/W	12/08/24	18	Magain Real Estate	U2/S12034	1992	3	1	1	227 m²	House

Rents By Property Type

Type	Attribute	Quantity	Lowest Rent/Week	Highest Rent/Week	Median Rent/Week	Average Rent/Week	Total Value
House	2 Beds	5	\$460	\$580	\$560	\$532	\$2,660
	3 Beds	5	\$460	\$620	\$600	\$556	\$2,780
	4 Beds	2	\$650	\$650	\$650	\$650	\$1,300
	*Excluded	1	-	-	-	-	-
Unit	2 Beds	4	\$450	\$540	\$483	\$489	\$1,955
	3 Beds	1	\$650	\$650	\$650	\$650	\$650
	-	1	\$350	\$350	\$350	\$350	\$350
	*Excluded	1	-	-	-	-	-
Total		20					\$9,695

Average Number Of Days On Market

Type	Range	Quantity	Average Days on Market
House	\$400 - \$499	3	24
	\$500 - \$599	4	42
	\$600 - \$699	5	30
	*Excluded	1	18
Unit	\$300 - \$399	1	57
	\$400 - \$499	3	10
	\$500 - \$599	1	14
	\$600 - \$699	1	30
	*Excluded	1	11
Total		20	

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