

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
49 ACKLAND AVENUE CHRISTIES BEACH SA 5165	\$520/W	09/05/24	26	Magain Real Estate	A175/D7054	1963	3	1	2	731 m²	House
3/27 ARCHERFIELD AVENUE CHRISTIES BEACH SA 5165	\$480/W	09/05/24	12	Magain Real Estate	F16/C41153	2018	3	2	1	112 m²	Unit
14 BAMMANN STREET CHRISTIES BEACH SA 5165	Not Disclosed	11/04/24	21	CENTURY 21 SouthCoast	A323/D7459	1964	3	1	-	716 m²	House
3 BARRY STREET CHRISTIES BEACH SA 5165	\$520/W	11/04/24	21	Ouwens Casserly Real Estate - Adelaide /Henley Beach	A2/F16605	1983	4	1	-	670 m²	House
2 BENNIER STREET CHRISTIES BEACH SA 5165	\$550/W	18/04/24	11	Ray White Morphett Vale Christies Beach	A2/D33627	1992	3	1	1	375 m²	House
21 BRODIE CRESCENT CHRISTIES BEACH SA 5165	\$450/W	01/05/24	21	LJ Hooker Glenelg Brighton	A1/D89741	2015	3	2	2	320 m²	House
18 CLARING-BOULD ROAD CHRISTIES BEACH SA 5165	Not Disclosed	29/05/24	17	CENTURY 21 First Choice In Real Estate	A64/D7026	2004	4	2	-	827 m²	House
16 CLOVELLY AVENUE CHRISTIES BEACH SA 5165	\$570/W	27/06/24	36	Robin Hood Real Estate	A504/D78478	1977	3	1	1	604 m²	House
8 COCKING ROAD CHRISTIES BEACH SA 5165	\$680/W	27/06/24	64	Property Now	A605/D7812	1966	4	2	2	728 m²	House
19 COCKING ROAD CHRISTIES BEACH SA 5165	\$440/W	07/06/24	22	Ray White Henley Beach	A622/D7812	1966	3	1	2	762 m²	House
11A DAVID STREET CHRISTIES BEACH SA 5165	\$560/W	24/05/24	27	We Connect Property	F10/C41603	2017	3	2	1	165 m²	Unit
71 DAVIS AVENUE CHRISTIES BEACH SA 5165	\$550/W	09/05/24	23	Magain Real Estate	A381/D7460	1964	3	1	2	691 m²	House
78 DAVIS AVENUE CHRISTIES BEACH SA 5165	\$480/W	09/05/24	16	Magain Real Estate	A393/D7460	1964	3	1	-	615 m²	House
27 DEEMSTER AVENUE CHRISTIES BEACH SA 5165	\$490/W	17/04/24	41	Gary J Smith Real Estate	A10/D39489	1955	3	1	1	362 m²	House

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2/111 DYSON ROAD CHRISTIES BEACH SA 5165	\$380/W	07/06/24	18	Harcourts Wine Coast RLA 249515	U2/S3286	1973	2	2	1	112 m²	Unit
131A DYSON ROAD CHRISTIES BEACH SA 5165	\$540/W	24/06/24	21	Cubbi	-	2015	3	2	1	118 m²	House
7 ELGIN AVENUE CHRISTIES BEACH SA 5165	\$620/W	19/04/24	23	Agency Avenue Schinellas	A1305/D4982	2010	3	2	2	384 m²	House
2/37 ESPLANADE CHRISTIES BEACH SA 5165	\$365/W	02/07/24	3	White Realty Group	-	1973	2	1	-	-	House
3/42 ESPLANADE CHRISTIES BEACH SA 5165	\$650/W	11/06/24	86	Noakes Nickolas	F3/C21546	2003	3	1	1	279 m²	Unit
43 FENTON AVENUE CHRISTIES BEACH SA 5165	\$595/W	04/07/24	8	Eclipse Real Estate	-	2014	3	2	1	-	House
73 FENTON AVENUE CHRISTIES BEACH SA 5165	\$480/W	18/06/24	22	Trove Property Management	A11/D43128	1956	2	1	-	451 m²	House
11 FOX AVENUE CHRISTIES BEACH SA 5165	\$600/W	09/05/24	17	Magain Real Estate Adelaide	A729/D4899	1976	3	1	2	745 m²	House
5/10 GRUNDY TERRACE CHRISTIES BEACH SA 5165	\$530/W	12/04/24	11	LJ Hooker Kensington Unley	F705/C42264	2021	3	2	2	140 m²	House
3/11 GRUNDY TERRACE CHRISTIES BEACH SA 5165	\$600/W	22/05/24	16	Ray White Plympton	F3/C40517	2017	3	2	2	99 m²	Unit
1/2 GULFVIEW ROAD CHRISTIES BEACH SA 5165	\$500/W	03/07/24	9	Harcourts Packham Property Management	-	1994	3	2	2	252 m²	House
2/15 GULFVIEW ROAD CHRISTIES BEACH SA 5165	\$400/W	31/05/24	9	Ray White Unley	U2/S2284	1968	2	1	1	78 m²	Unit
61 GULFVIEW ROAD CHRISTIES BEACH SA 5165	\$700/W	01/07/24	14	Magain Real Estate	A119/D7053	1962	4	2	1	680 m²	House
1/68 GULFVIEW ROAD CHRISTIES BEACH SA 5165	\$525/W	12/04/24	15	Ray White Flagstaff Hill	F1/C40760	2016	3	1	1	173 m²	Unit

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76 GULFVIEW ROAD CHRISTIES BEACH SA 5165	\$540/W	09/05/24	22	Magain Real Estate	A158/D7053	1962	3	1	-	716 m²	House
23 GUTHRIE ROAD CHRISTIES BEACH SA 5165	\$520/W	03/07/24	3	Residential Letting	A14/D126316	2022	2	2	1	266 m²	House
3/42 HERZOG CRESCENT CHRISTIES BEACH SA 5165	\$365/W	22/05/24	25	Trove Property Management	U3/S631	1971	2	1	1	103 m²	Unit
1 HOWE STREET CHRISTIES BEACH SA 5165	\$525/W	10/04/24	76	Tamir Dunning Real Estate - Unley	A89/D7053	1963	4	2	2	734 m²	House
3 HYDE PLACE CHRISTIES BEACH SA 5165	\$760/W	09/05/24	39	Magain Real Estate	A757/D4899	1982	6	2	1	826 m²	House
13 KELLY ROAD CHRISTIES BEACH SA 5165	\$470/W	24/05/24	9	Harcourts Morphett Vale RLA 1556	A249/D7054	1963	3	1	1	731 m²	House
16 KELLY ROAD CHRISTIES BEACH SA 5165	\$480/W	09/05/24	38	Magain Real Estate	A233/D7054	1963	3	1	1	760 m²	House
10 KENNEY STREET CHRISTIES BEACH SA 5165	\$480/W	17/04/24	6	Residential Letting	A417/D7563	1964	3	1	1	636 m²	House
3/38 MATURIN AVENUE CHRISTIES BEACH SA 5165	\$435/W	01/05/24	28	Harcourts Gawler	U3/S2203	1971	2	1	2	74 m²	Unit
3 O'HALLORAN ROAD CHRISTIES BEACH SA 5165	\$630/W	01/07/24	17	Magain Real Estate	A525/D7562	1965	4	2	2	735 m²	House
24A O'HALLORAN ROAD CHRISTIES BEACH SA 5165	\$550/W	01/07/24	19	Ray White Morphett Vale Christies Beach	A2/D129936	2022	3	2	1	245 m²	House
6 OCEANVIEW ROAD CHRISTIES BEACH SA 5165	\$580/W	04/06/24	15	Professionals Prospect	A156/D6324	1963	3	1	3	702 m²	House
7 OLDFIELD AVENUE CHRISTIES BEACH SA 5165	\$460/W	09/04/24	32	Century 21 Southern	A788/D4899	1970	3	2	4	702 m²	House
4/17 PEARCE STREET CHRISTIES BEACH SA 5165	\$500/W	30/04/24	21	Residential Letting	F704/C40076	2016	3	2	1	158 m²	Unit
2/2 PERRY STREET CHRISTIES BEACH SA 5165	\$395/W	16/05/24	11	Trove Property Management	-	-	2	1	1	-	House

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3 PIKE STREET CHRISTIES BEACH SA 5165	\$490/W	01/07/24	4	CENTURY 21 Southern	A282/D7106	2018	3	2	1	619 m²	Unit
11/25 RAMSGATE AVENUE CHRISTIES BEACH SA 5165	\$323/W	03/05/24	22	City Realty	F11/C28483	2016	3	1	1	98 m²	Unit
56 RAMSGATE AVENUE CHRISTIES BEACH SA 5165	\$560/W	20/05/24	8	Harcourts Morphett Vale RLA 1556	A493/D5246	-	4	2	-	-	House
1/22 ROY TERRACE CHRISTIES BEACH SA 5165	\$550/W	23/06/24	16	Smith Partners Real Estate	F1/C41416	2018	3	2	1	122 m²	Unit
4/22 ROY TERRACE CHRISTIES BEACH SA 5165	\$500/W	03/07/24	28	Professionals Christies Beach	F4/C41416	2018	3	2	1	89 m²	Unit
5/26 ROY TERRACE CHRISTIES BEACH SA 5165	\$550/W	07/05/24	16	Gary J Smith Real Estate	F2/C40118	2016	3	2	1	168 m²	Unit
29 ROY TERRACE CHRISTIES BEACH SA 5165	Not Disclosed	11/06/24	63	CENTURY 21 Bayside Brighton	A172/D3299	1964	3	1	1	831 m²	House
76 ROY TERRACE CHRISTIES BEACH SA 5165	\$650/W	08/04/24	14	Ray White Plympton	A713/D69668	2009	3	2	4	316 m²	House
20 SALTER CRESCENT CHRISTIES BEACH SA 5165	\$500/W	09/05/24	20	Magain Real Estate Ascott Park	A2/D72720	2006	3	2	2	348 m²	House
34 SALTER CRESCENT CHRISTIES BEACH SA 5165	\$550/W	24/05/24	36	We Connect Property	A113/D3087	1972	3	1	2	838 m²	House
20 SHEPHERD ROAD CHRISTIES BEACH SA 5165	\$560/W	09/05/24	27	Magain Real Estate	A434/D7563	1964	3	1	3	886 m²	House
8 SISMEY ROAD CHRISTIES BEACH SA 5165	\$500/W	09/05/24	17	Magain Real Estate	A43/D7026	1961	3	1	1	1,015 m²	Unit
7 WILLIAM ROAD CHRISTIES BEACH SA 5165	\$480/W	31/05/24	7	Residential Letting	A298/D7459	1964	3	1	1	708 m²	House
5/48-50 WITTON ROAD CHRISTIES BEACH SA 5165	\$520/W	10/04/24	15	Mayo & Co Real Estate Kent Town	-	2007	3	2	2	136 m²	Unit

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1/67 WITTON ROAD CHRISTIES BEACH SA 5165	\$450/W	24/05/24	76	We Connect Property	F107/C40340	2016	3	1	1	136 m ²	Unit

Rents By Property Type

Type	Attribute	Quantity	Lowest Rent/Week	Highest Rent/Week	Median Rent/Week	Average Rent/Week	Total Value
House	2 Beds	4	\$365	\$520	\$438	\$440	\$1,760
	3 Beds	26	\$440	\$650	\$535	\$528	\$13,735
	4 Beds	6	\$520	\$700	\$595	\$603	\$3,615
	5+ Beds	1	\$760	\$760	\$760	\$760	\$760
	*Excluded	3	-	-	-	-	-
Unit	2 Beds	4	\$365	\$435	\$390	\$395	\$1,580
	3 Beds	14	\$323	\$650	\$510	\$514	\$7,198
Total		58					\$28,648

Average Number Of Days On Market

Type	Range	Quantity	Average Days on Market
House	\$300 - \$399	2	7
	\$400 - \$499	10	21
	\$500 - \$599	18	22
	\$600 - \$699	5	27
	\$700 - \$799	2	27
	*Excluded	3	34
Unit	\$300 - \$399	3	22
	\$400 - \$499	5	26
	\$500 - \$599	8	19
	\$600 - \$699	2	51
Total		58	

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