

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
3/35 AUGUSTA STREET GLENELG SA 5045	\$450/W	11/01/24	38	LEWIS PRIOR FIRST NATIONAL REAL ESTATE	U3/S3869	1978	2	1	1	184 m²	House
3/14 BYRON STREET GLENELG SA 5045	\$420/W	25/01/24	9	For Sale By Owner	U3/S13	1967	2	1	1	65 m²	Unit
13/15 BYRON STREET GLENELG SA 5045	\$270/W	09/01/24	1	CENTURY 21 Central	U13/S3729	1977	1	2	1	-	Unit
39 BYRON STREET GLENELG SA 5045	\$700/W	03/01/24	37	Taplin Real Estate	A114/D43777	1880	4	2	-	347 m²	House
45 BYRON STREET GLENELG SA 5045	\$320/W	11/01/24	1	First National Lewis Prior	A49/F5422	1890	2	1	1	274 m²	Unit
30/1 CHAPPELL DRIVE GLENELG SA 5045	\$620/W	22/01/24	12	Ouwens Casserly Property Management	F230/C20753	2000	1	1	1	13 m²	Unit
21/5-11 COLLEY TERRACE GLENELG SA 5045	\$620/W	11/01/24	1	First National Lewis Prior	U21/S5438	1983	3	2	2	226 m²	Unit
5/16 COLLEY TERRACE GLENELG SA 5045	\$600/W	17/01/24	33	LJ Hooker Glenelg	F5/C22056	2003	2	2	1	-	Unit
12/18 COLLEY TERRACE GLENELG SA 5045	\$885/W	20/02/24	34	Taplin Real Estate	F12/C20800	2001	3	2	2	226 m²	Unit
17/18 COLLEY TERRACE GLENELG SA 5045	\$650/W	10/12/23	10	Taplin Real Estate	F17/C20800	2001	1	1	1	-	Unit
20F COLLEY TERRACE GLENELG SA 5045	\$400/W	11/01/24	1	-	-	1900	2	1	-	-	Unit

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2/23 COLLEY TERRACE GLENELG SA 5045	\$520/W	11/01/24	31	Ray White Flinders Park	U2/S361	1971	2	1	-	-	Unit
8/23 COLLEY TERRACE GLENELG SA 5045	\$600/W	21/11/23	12	REFINED REAL ESTATE - RLA 217949	U8/S361	1971	2	1	1	10 m²	Unit
27 COLLEY TERRACE GLENELG SA 5045	\$350/W	11/01/24	1	First National Lewis Prior	A92/F3465	1900	1	1	1	432 m²	House
312/27 COLLEY TERRACE GLENELG SA 5045	\$350/W	11/01/24	1	First National Lewis Prior	F312/C22490	2004	1	1	1	2 m²	Unit
413/27 COLLEY TERRACE GLENELG SA 5045	\$450/W	03/01/24	15	Ouwens Casserly	F413/C22490	2004	1	1	1	-	Unit
518/27 COLLEY TERRACE GLENELG SA 5045	\$470/W	07/02/24	14	Ouwens Casserly Real Estate - Adelaide/Henley Beach	F518/C22490	2004	1	1	1	-	Unit
814/27 COLLEY TERRACE GLENELG SA 5045	\$750/W	15/02/24	16	Lewis Prior First National Real Estate	F814/C22490	2004	2	2	2	743 m²	Unit
424/29 COLLEY TERRACE GLENELG SA 5045	\$740/W	22/11/23	93	Harcourts Packham - Blackwood Glenelg	F424/C22490	2004	2	2	2	743 m²	Unit
9/30 COLLEY TERRACE GLENELG SA 5045	\$700/W	15/12/23	90	KEEPING IT REALTY	F109/C20679	1999	1	1	1	22 m²	Unit
12/30 COLLEY TERRACE GLENELG SA 5045	Not Disclosed	14/02/24	28	LJ Hooker Mount Barker	F112/C20679	1999	3	2	2	-	Unit
29/31 COLLEY TERRACE GLENELG SA 5045	\$1,200/W	28/11/23	21	Elders Real Estate Glenelg - RLA 69187	F129/C20680	1999	3	2	-	-	Unit

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30A DURHAM STREET GLENELG SA 5045	\$730/W	31/01/24	18	Amkar Real Estate Fullarton	A711/F46371	-	3	1	1	237 m²	House
30B DURHAM STREET GLENELG SA 5045	\$650/W	24/11/23	29	McGrath Real Estate Group	A710/F46371	1910	2	1	1	225 m²	House
14/12 GORDON STREET GLENELG SA 5045	\$400/W	14/02/24	7	Gary J Smith Real Estate	U14/S11069	1983	2	1	-	-	Unit
27 GORDON STREET GLENELG SA 5045	\$720/W	23/01/24	21	Ouwens Casserly Real Estate - Adelaide/Henley Beach	-	1890	3	1	-	170 m²	House
8/55 GORDON STREET GLENELG SA 5045	\$280/W	11/01/24	1	-	U8/S4799	1960	2	1	1	-	Unit
12/9 HOLDFAST PROMENADE GLENELG SA 5045	\$1,500/W	13/02/24	8	Ouwens Casserly Real Estate - Adelaide/Henley Beach	F12/C20424	1999	3	2	-	-	Unit
706/19 HOLDFAST PROMENADE GLENELG SA 5045	\$480/W	06/02/24	21	Magain Real Estate	F706/C23674	2006	1	1	-	86 m²	Unit
3 KENT STREET GLENELG SA 5045	\$650/W	08/02/24	10	4rooms Property	A142/F6859	1988	2	1	-	717 m²	House
6B KENT STREET GLENELG SA 5045	\$1,100/W	29/01/24	20	Noakes Nickolas	A62/D61442	2003	4	2	3	363 m²	House
1 MATURIN ROAD GLENELG SA 5045	\$540/W	29/12/23	31	Gary J Smith Real Estate Glenelg	A149/F7181	1930	2	1	2	464 m²	House
7/10 MOSELEY STREET GLENELG SA 5045	\$850/W	29/12/23	106	First National Real Estate Glenelg	F7/C24033	2007	3	2	2	30 m²	Unit
1/28 MOSELEY STREET GLENELG SA 5045	Not Disclosed	19/01/24	158	CENTURY 21 The Bay	U1/S1274	1974	2	1	1	252 m²	Unit

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5/21 NILE STREET GLENELG SA 5045	\$400/W	07/12/23	89	Ray White Glenelg	U5/S1135	1965	1	1	1	44 m²	Unit
2/28-30 NILE STREET GLENELG SA 5045	\$480/W	11/01/24	10	First National Real Estate Lewis Prior	U2/S4678	1981	2	1	1	-	Unit
1/34 NILE STREET GLENELG SA 5045	\$500/W	22/01/24	47	TIPS Property Management	U1/S4677	1980	2	1	1	-	Unit
4/34 NILE STREET GLENELG SA 5045	\$390/W	15/02/24	32	Adcorp Property Group Pty Ltd	U4/S4677	1980	2	1	1	-	Unit
3/7 OLIVE STREET GLENELG SA 5045	\$450/W	11/02/24	35	Huhme	U3/S199	1970	2	1	1	134 m²	Unit
6/26 PARTRIDGE STREET GLENELG SA 5045	\$495/W	27/11/23	29	Harris Real Estate - RLA 226409	A261/F7381	1965	2	1	2	-	Unit
1/34 PARTRIDGE STREET GLENELG SA 5045	\$450/W	14/02/24	7	Ouwens Casserly Real Estate - Adelaide/Henley Beach	U1/S7045	1966	2	1	-	-	Unit
1/19 PIER STREET GLENELG SA 5045	\$460/W	23/11/23	11	Belle Property Glenelg	U1/S12051	-	2	1	2	138 m²	Unit
7/19 PIER STREET GLENELG SA 5045	\$420/W	20/02/24	8	Adcorp Property Group Pty Ltd	U7/S12051	1967	2	1	1	169 m²	Unit
5/37 PIER STREET GLENELG SA 5045	\$375/W	12/02/24	89	Tamir Dunning Real Estate	U5/S14018	1965	1	1	1	40 m²	House
2/1 RAYMOND GROVE GLENELG SA 5045	\$650/W	05/01/24	25	Allan Real Estate	U2/S2288	1960	3	1	-	20 m²	Unit

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23/9-11 SOUTH ESPLANADE GLENELG SA 5045	\$650/W	07/02/24	13	Noakes Nickolas	U23/S10551	-	2	2	2	-	Unit
4/18A SOUTH ESPLANADE GLENELG SA 5045	\$600/W	21/11/23	16	Eclipse Real Estate	U4/S3797	1964	2	1	1	11 m ²	Unit
26/13 SOUTH ESPLANADE GLENELG SA 5045	\$580/W	20/02/24	60	SeaScapeRE	U26/S5421	1970	2	1	1	-	Unit
1/5 ST JOHNS ROW GLENELG SA 5045	\$650/W	09/02/24	14	Taplin Real Estate	U1/S7658	1987	2	1	1	137 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	1 Bed	2	\$350	\$375	\$363	\$363	\$725
	2 Beds	4	\$450	\$650	\$595	\$573	\$2,290
	3 Beds	2	\$720	\$730	\$725	\$725	\$1,450
	4 Beds	2	\$700	\$1,100	\$900	\$900	\$1,800
Unit	1 Bed	9	\$270	\$700	\$470	\$488	\$4,390
	2 Beds	22	\$280	\$750	\$488	\$507	\$11,155
	3 Beds	6	\$620	\$1,500	\$868	\$951	\$5,705
	*Excluded	2	-	-	-	-	-
Total		49					\$27,515

Average Number Of Days On Market

Type	Range	Quantity	Average Days on Market
House	\$300 - \$399	2	45
	\$400 - \$499	1	38
	\$500 - \$599	1	31
	\$600 - \$699	2	20
	\$700 - \$799	3	25
	\$1,100 - \$1,199	1	20
Unit	Under \$300	2	1
	\$300 - \$399	3	11
	\$400 - \$499	13	20
	\$500 - \$599	3	46
	\$600 - \$699	9	15
	\$700 - \$799	3	66
	\$800 - \$899	2	70
	\$1,200 - \$1,299	1	21
	\$1,500 - \$1,599	1	8

Type	Range	Quantity	Average Days on Market
	*Excluded	2	93
Total		49	



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