

Rental Appraisal

433 Titirangi Road

\$900.00-\$930.00

4th March 2019

Ray White Austar Property Services thanks you for engaging us to conduct a rental appraisal on your property. Based on current market and comparable properties in the area and market knowledge, we would consider the current market value for to be \$900.00 - \$930.00 per week.

Property Description

This beautifully presented four bedroom, two bathroom home is situated in a highly sought after area in Titirangi. The living area is open plan and spacious with great indoor / outdoor flow to a large deck over looking the huge backyard and native trees. The kitchen is modern with plenty of storage and bench space throughout. All four bedrooms are decent in size, the master bedroom has a walk in robe and ensuite. The family bathroom is situated on the first floor with a stand alone shower and bath, the toilet is separate. This home also has a family / sun room that leads to a second deck and there is also a spacious rumpus room located on the ground level with the double carport. Situated on a large low maintenance, private section.



Comparable Rental Property

RayWhite

1. 14 Chamari Close: Four bedrooms, two bathrooms: \$900.00
2. 22 Fawcett Road: Five bedrooms, two bathrooms: \$920.00
3. 42 Wiriwana Road: Six plus bedrooms, two bathrooms: \$900.00

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.

Ray White Austar Property Services
09 836 1018
36 Te Atatu Road, Te Atatu South
Our Real Estate Company Limited

Shannon Anstis
Property Manager
021 915 473
09 838 0811

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