

Rental Appraisal

52 Kauri Point Road

\$790.00- \$850.00

20th January 2021

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 this vicinity.

Property Description

This beautifully presented four bedroom, two bathroom home is situated in a highly sought after area in Laingholm.

The living area is spacious with great indoor / outdoor flow to the sun trapped deck. The kitchen and dining is open planned and modern with plenty of pantry and bench space throughout and has access to the large entertainment deck. All four bedrooms are doubles with built in robes, the master bedroom has a walk in wardrobe and an ensuite. The family bathroom has a shower over bath and the toilet is separate. Situated on a low maintenance section with a single garage, carport and off street parking. There is a large basement under the property with plenty of storage room.



Comparable Rental Properties

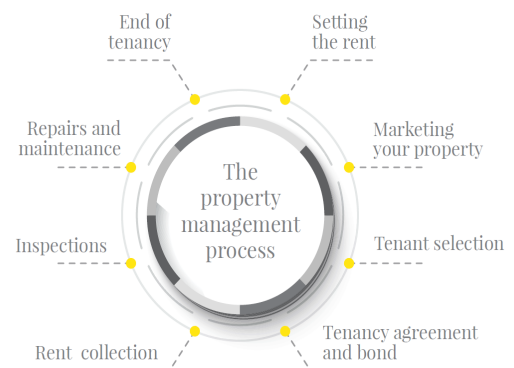
RayWhite

1. 87b Kaurilands Road: Titirangi: Four bedrooms, two bathrooms: \$750.00

The current market rent for a property in the upper quartile with four bedrooms in the area is \$795.00 - \$875.00 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.

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

Shannon Anstis
Property Manager
021 915 473
09 838 0811
Shannon.anstis@raywhite.com

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.