

RENT APPRAISAL - 15th October 2021

302/115 VIVIAN STREET, TE ARO, WELLINGTON

4 X BEDROOMS | 1 X BATHROOM





PROPERTY DETAILS

Address:	302/115 Vivian Street, Te Aro, Wellington
Capital value:	\$535,000 (Sep 2018)
Floor area:	107m ²
Land area:	n/a
Building age:	1970-1979

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STATS & DATA

 <p>Area: Te Aro Property type: 4 bed apt No. of bonds: 159 (12 mths) Range: \$945-\$1,060</p>	 <p>Area: Te Aro Property type: 4 bed property No. of properties: 4 Range: \$900-\$1,280</p>
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We have studied the specifications of the above property with a view to establishing a current market rental rate.

Key features

- 4 double bedrooms
- Each with built in wardrobes/storage units
- Good sized open plan living/dining
- Great location close to shops, cafes and restaurants

Taking this into consideration, we would indicate a level of rent in the range of:

\$1040-1090 p/w

This is the opinion of Leaders Property Management, based on an analysis of current market stats, and actual comparative data from within our own portfolio. No investigations were made by Leaders Property Management into whether the appraised properties are compliant or consented. No investigations have been made as to whether the appraised properties meet the standards for the Healthy Homes Bill

I'd like to offer you the full services of Leaders Property Management, to look after and manage your property. Should you have any questions regarding this appraisal, or any other aspect of our services, please do not hesitate to get in touch.



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