



**BIRDS NEST**  
property management



personalised property management

13/03/2023

## APPRAISAL OF RENTAL VALUE

### 6 Freebairn Street, Redwood, Christchurch

Situated in a highly sought after family area in Christchurch this home has been updated to a high standard with new carpet and a light and bright neutral colour scheme.

Consisting of three double sized bedrooms all with wardrobes, a large family bathroom with walk in tiled shower and bath and a separate toilet and laundry area. The kitchen is an entertainers dream with ample storage and connected to the dining which flows out to a deck area absorbing all the sun. A separate large living area perfectly sized for the whole family.

Let the kids run around on the 600m<sup>2</sup> fully fenced section with well established gardens and a double garage connected at the rear of the driveway.

Only 15 minutes to the City Centre, 10 minutes to the Airport and so close to the Northwood Super Centre, New Countdown Supermarket, Redwood Library, Northlands Mall and the Redwood shopping village with a multitude of dining and café options. In zone for Redwood Primary, Casebrook Intermediate and Papanui HighSchool and handy to St Bedes College and the soon to be built Marion Girls College.

We believe in the current market (depending on what else is available at the time) the property would reach in the vicinity of:

**\$650 per week**

*This rental appraisal is based on a variety of criteria including similar properties currently available, rental statistics for the area and our experience. Add \$50 per week if furnished or \$100 per week if short term fully furnished accommodation*

Current Comparable Listings : 12 Farquhars Road, 3 bed 1 bath double garage \$570 per week

73 Sarabande Ave, 3 bed 1 bath double garage \$580 per week

60 Sturrocks Road, 3 bed 1 bath double garage \$600 per week

**Birds Nest Property Management pride ourselves on our personalised and superior service to all owners and tenants. We offer very competitive management fees starting from 7.5%. Should you have any additional enquires to the above, or if we can assist you further in the management of this property, please don't hesitate to contact me.**

Yours sincerely

**Jennifer Bird PH: 027 512 6302 Director (NZ Skills Level 4 Qualified & REINZ accredited) Birds Nest Property Management**