

RENTAL APPRAISAL



SUE & DAMIEN

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OWN
REAL ESTATE

Rental appraisal

Thank you for giving us the opportunity to appraise your property.

Property:
**30 Lovatt Crescent.,
Kensington**

Prepared for:
OWN Real Estate

Prepared on:
21 Oct 2025

Bedrooms : **2**
Floorplan : **102sqm**

Bathroom : **1**

Exterior : **Weatherboard**

Description:

This charming 1930s Kensington home combines character and comfort with a leafy Parihaka outlook. It features two bedrooms, a sleepout for guests or hobbies, and light-filled living spaces connecting to a tidy kitchen. Modern comforts include a heat pump and ventilation system, while outdoor living shines with a sunny northwest deck, spa pool, and private gardens. Generous parking includes a double carport, single garage, and extra space for a boat or trailer. Located on quiet, convenient Lovatt Crescent, it's a well-kept, ready-to-enjoy home.

Some work may be required to meet the Healthy Home Standards for Residential Rental Properties.

The most up-to date data and market statistics have been used to compare your property with similar, recently rented properties in the area.

Based on these facts and figures and our knowledge of the local market, the weekly rental indication for your property is the price range below.

This is an indication of what you can expect for your property in the current market. The number of comparable properties used for this analysis can vary and influence the accuracy of the price range indicated below.

Our property management team work hard for you to

ensure the best returns for your investment property. I look forward to discussing this appraisal with you.

If you need any further advice we look forward to being of assistance.

\$590 - \$620 per week

Disclaimer: This rental assessment does not purport to be a registered valuation. It is based on:

- today's market-values may be affected by market conditions and peak/non-peak seasons
- the property complying with all relevant legal requirements, including under tenancy, building, health, safety and healthy homes legislation in so far as they apply to the property. Barfoot & Thompson make no representation and give no warranty that the property currently meets these requirements and the purchaser/recipient of this appraisal is advised to seek their own advice.



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