Hot Property

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15th May 2026

Rental Appraisal: 20 Kensei Street, Wyreema QLD 4352

To whomever it may concern,

Thank you for the opportunity to provide you with a rental appraisal on the above property.

Based on similar properties currently rented in Wyreema and the surrounding suburbs, and taking into consideration comparable properties advertised recently, we would anticipate, an at-market weekly rent would be as follows:

$630 Per Week

We note that the property is currently tenanted at a rate of $530 Per Week on a fixed term agreement expiring 24 May 2027. Within the current fixed term agreement there is a fixed rent increase factored in to increase the rent to $580 Per Week from 5 September 2026 until the expiry of the agreement. Under current Queensland legislation the rent cannot lawfully be increased until 4 September 2026.

According to the most recent REIQ Vacancy Rates Report, the average vacancy rate for the Toowoomba Local Government Area (LGA), is approximately 0.70%.

The figures quoted above may vary depending on market conditions. It should be noted that we are not qualified property valuers, this appraisal is based on our knowledge of the local area combined with our own research. Hot Property takes every care when arriving at our appraisal price.

Should you have any questions or concerns regarding this rental appraisal or wish to discuss this further please feel free to contact me.

Kind Regards,

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