

Rental Appraisal*



TO WHOM IT MAY CONCERN

3rd August 2026

26 Otuhwai Crescent, Tikipunga, Whangarei

3-Bedroom Family Home

Property location

This property is situated in a fantastic family orientated location within walking distance to local schools and shops. The property is on the local bus route and near the bypass for easy commute north and south.

Property features

- 3 bedrooms
- 1 bathroom
- Heatpump
- Dishwasher
- Off street parking
- Garage
- Deck

Ideal tenant profile

The property will attract strong interest from families who will enjoy the benefits of living close to local amenities and schools within the area.

Financial considerations

- Rental Range: \$600.00 - \$620.00 per week
- Plan on occupancy of 50 weeks per year
- We recommend making allowance of 5% of gross rental for possible repairs and maintenance

Market Comparisons

Spedding Road, similar, \$620 per week, currently tenanted
Houhere Place, similar, \$600 per week, currently tenanted
Otuhwai Crescent, inferior, \$590 per week, currently tenanted
Tapper Crescent, inferior, \$590 per week, currently tenanted

This appraisal is based on the property being compliant with Whangarei District Council and the Healthy Homes Act.

Yours sincerely

Andrea Phelan

Principal

Quinovic Property Management Whangarei

'Whilst careful market research has been undertaken to provide realistic appraisal information on the current details available, Quinovic accepts no liability or the accuracy and completeness of the appraisal information provided. Users of the appraisal information are advised to complete their own independent assessment.'