



## 9 MANUKA STREET CHURCHILL VIC 3842

Prepared on 18th December 2024

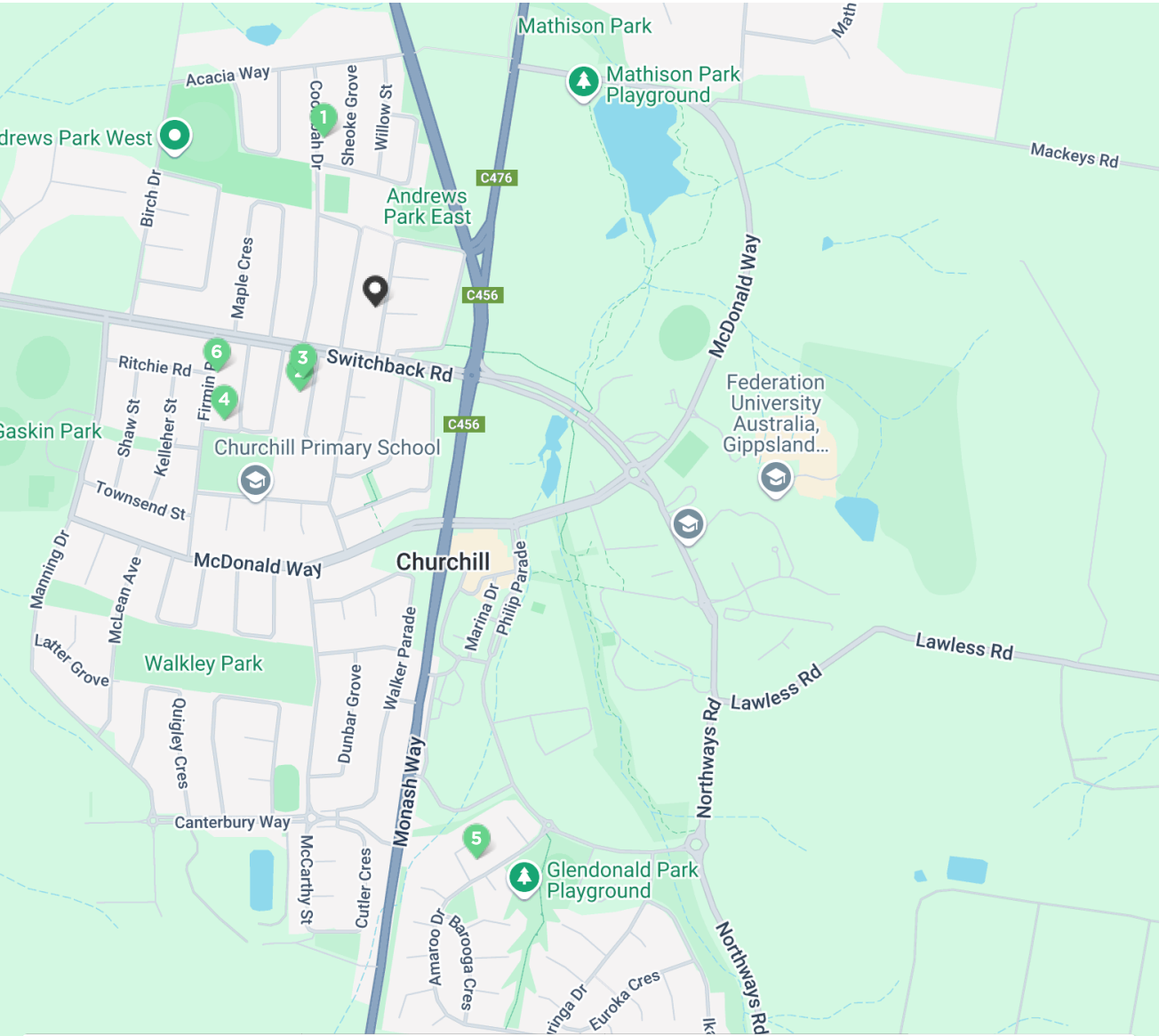


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# Comps Map: Rentals



1	38 COOLABAH DRIVE CHURCHILL VIC	3	1	1	\$340
	3842				
2	9 MCINNES CRESCENT CHURCHILL VIC	3	1	2	\$340
	3842				
3	5 MCINNES CRESCENT CHURCHILL VIC	3	1	1	\$350
	3842				
4	24 HEESOM CRESCENT CHURCHILL VIC	3	1	2	\$340
	3842				
5	51 AMAROO DRIVE CHURCHILL VIC 3842	3	1	-	\$320
6	8 FIRMIN ROAD CHURCHILL VIC 3842	3	1	4	\$340

# Comparable Rentals

## 1 38 COOLABAH DRIVE CHURCHILL VIC 3842



3 1 1 537m<sup>2</sup> 111m<sup>2</sup>  
 Year Built 1970 DOM 42 days  
 Listing Date 09-Jun-23 Distance 0.44km  
 Listing Price \$340 WEEKLY

## 2 9 MCINNES CRESCENT CHURCHILL VIC 3842



3 1 2 560m<sup>2</sup> 98m<sup>2</sup>  
 Year Built 1980 DOM 45 days  
 Listing Date 15-May-23 Distance 0.29km  
 Listing Price \$340 Per Week

## 3 5 MCINNES CRESCENT CHURCHILL VIC 3842



3 1 1 558m<sup>2</sup> 99m<sup>2</sup>  
 Year Built 1970 DOM 49 days  
 Listing Date 18-Apr-23 Distance 0.26km  
 Listing Price \$350 Per Week

## 4 24 HEESOM CRESCENT CHURCHILL VIC 3842



3 1 2 749m<sup>2</sup> 105m<sup>2</sup>  
 Year Built 1970 DOM 51 days  
 Listing Date 20-Aug-24 Distance 0.48km  
 Listing Price \$340 Per Week

## 5 51 AMAROO DRIVE CHURCHILL VIC 3842



3 1 - 573m<sup>2</sup> 573m<sup>2</sup>  
 Year Built 1970 DOM 28 days  
 Listing Date 21-Aug-24 Distance 1.43km  
 Listing Price \$320 PER WEEK

DOM = Days on market \* This data point was edited by the author of this CMA and has not been verified by CoreLogic

# Comparable Rentals

6

 8 FIRMIN ROAD CHURCHILL VIC 3842

3

1

4

561m<sup>2</sup>

105m<sup>2</sup>

Year Built1975DOM22 days

Listing Date23-Aug-24Distance0.43km

Listing Price\$340 WEEKLY



# Summary

**9 MANUKA STREET CHURCHILL VIC 3842**



**Appraisal price range**

**Notes from your agent**

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