

36 Dunes Cres

North Lakes QLD 4509

🚗 4 🚲 2 🚗 2

📏 Land: 336m²

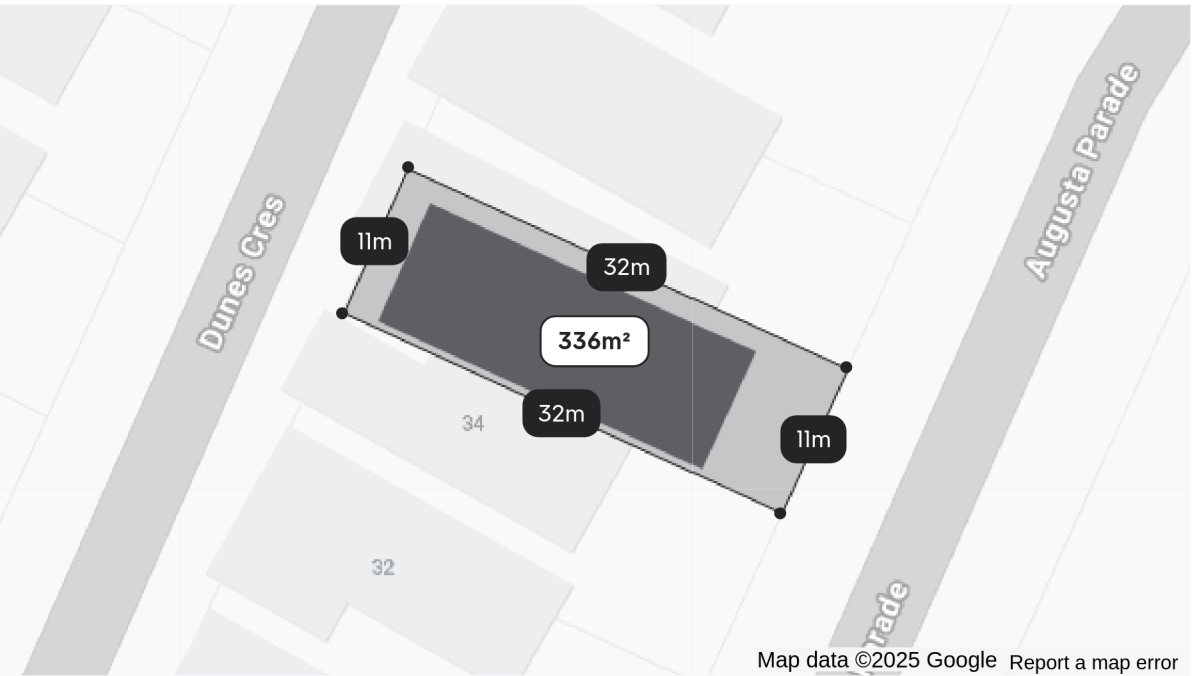
House | Plan: SP228889 | Lot: 17

BRITTANY JAEGER
BD Realty

0489 260 865
brittany@bdrealty.com.au



TARGET PROPERTY



Measurements are estimates only. Data provided under licence from © Geoscape Australia 2022.

Property history

Date	Price	Event Type	Days Listed
NOW	WELCOME HOME	Active	
10/02/2024	\$942,000	Privately sold	67 days
03/11/2009	\$235,000	Privately sold	



LEASED PROPERTIES



26 Japoon Street

North Lakes QLD 4509

 4
  2
  2
  -
  -

Year built - Distance 1.5km

Property type House

\$850 per week..

Last leased 22 May 2025

15 days on site



87 Cowen Terrace

North Lakes QLD 4509

 4
  2
  2
  -
  -

Year built - Distance 0.5km

Property type House

\$800 per week..

Last leased 11 Jun 2025

14 days on site



42 Williams Crescent

North Lakes QLD 4509

 4
  2
  2
  -
  -

Year built - Distance 0.8km

Property type House

\$780 per week..

Last leased 24 Jul 2025

16 days on site



FOR RENT PROPERTIES



16 Wallaroo Circuit

North Lakes QLD 4509

🚗 4 🚲 2 🚘 2 🏠 - 🏠 -

Year built -

Distance 1.8km

Property type House

\$850 per week

Listed on 13 Oct 2025

11 days on site



12 Faldo Court

North Lakes QLD 4509

🚗 4 🚲 2 🚘 4 🏠 Land: 400m² 🏠 Floor: 280m²

Year built -

Distance 1.0km

Property type House

\$820 per week

Listed on 21 Oct 2025

3 days on site



MARKET INSIGHTS - RENTALS

Understanding the current market relating to your property. Sourced by PropTrack and realestate.com.au.

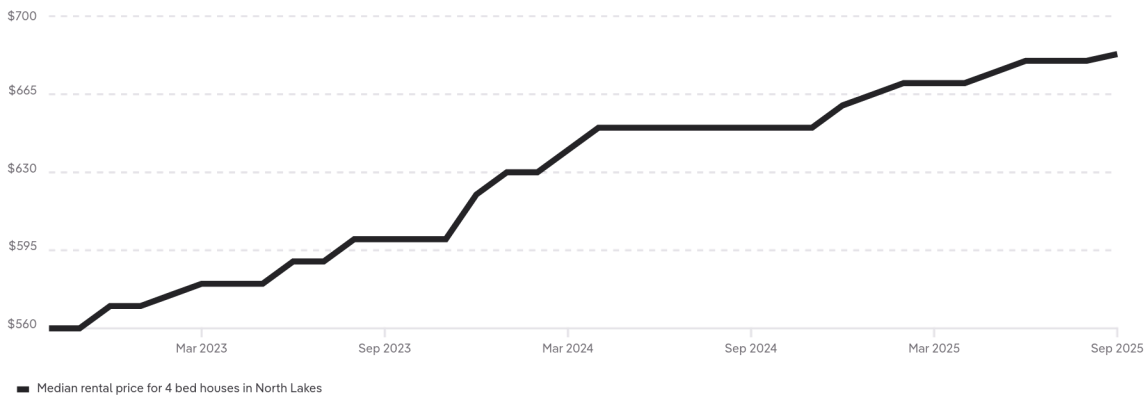
North Lakes market snapshot in the last 12 months

For 4 bed houses in North Lakes. Trend data is calculated based on a rolling twelve month period.

Median rental price \$683 pw ↑ Up 5.1% from this time last year	Leased volume 392 ↑ Up 1.8% from this time last year	Price growth 5.1%	Median days on market 19 days ↑ Up 11.8% from this time last year
---	--	------------------------------------	---

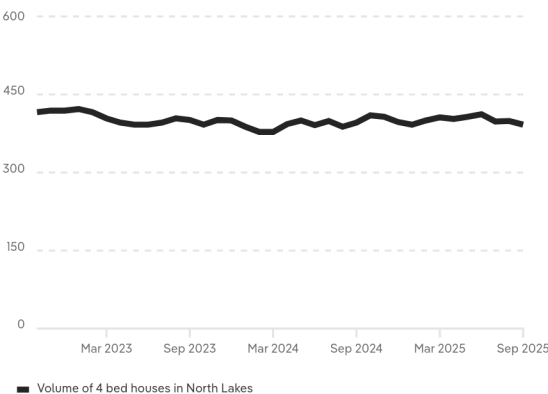
Median rental price - 3 year trend

Showing the median rental price of 4 bed houses in North Lakes



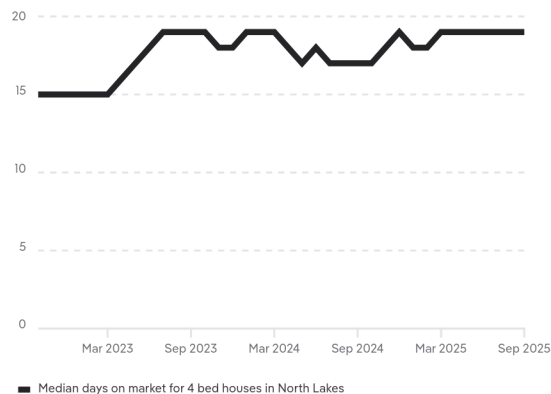
Properties leased - 3 year trend

Showing how many 4 bed houses in North Lakes have leased



Median days on market - 3 year trend

Showing how long it takes 4 bed houses in North Lakes to lease





Demand for similar properties

Market activity on realestate.com.au for 4 bed houses in North Lakes

Potential renters

477

↑ Up 5.5% from this time last week

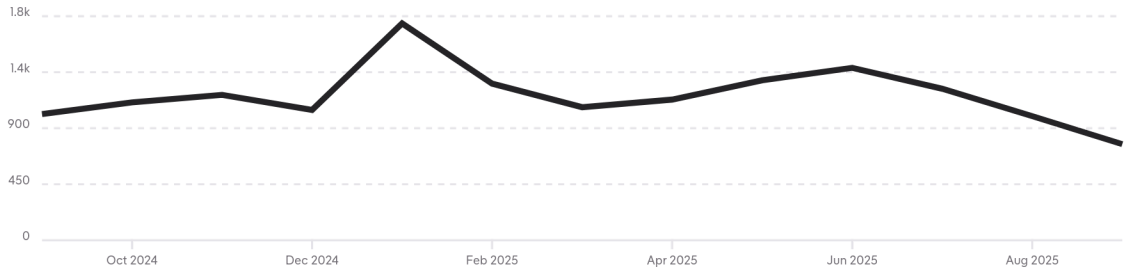
Similar for rent

41

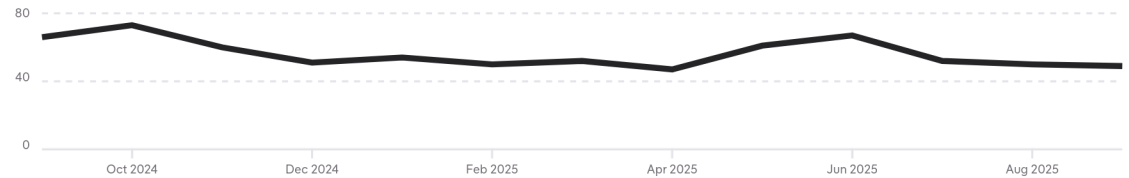
↑ Up 2.5% from this time last week

Potential renters

Showing the number of people who are seriously interested in listings for 4 bed houses in North Lakes on realestate.com.au



Similar properties for rent



Potential renters calculation - People who have demonstrated serious interest on realestate.com.au with rental listings through a combination of high rent-specific behaviour. Behaviour includes actions like saving a property, sending enquiries, contacting agents or saving inspection times over multiple visits and days. The number of potential renters is determined by aggregating both MyREA members and anonymous users, and takes into account usage of multiple devices by the same user.



APPRAISAL PRICE

36 Dunes Cres

North Lakes QLD 4509

 4  2  2  336m² | House

\$830 - \$860

MY RENTAL ESTIMATE



COPYRIGHT AND LEGAL DISCLAIMERS ABOUT PROPERTY DATA

Some of the information displayed in this document is based on historical and current data supplied to Proptrack Pty Ltd by third parties including State government agencies. Proptrack does not make any warranty as to the accuracy, completeness or reliability of the information or accept any liability arising in any way from any omissions or errors in this information. The information should not be regarded as advice or relied upon by your or any other person and Proptrack recommends that you seek professional advice before making any property decisions.

Queensland Data

Based on or contains data provided by the State of Queensland (Department of Natural Resources and Mines, Manufacturing and Regional and Rural Development) 2025. In consideration of the State permitting use of this data you acknowledge and agree that the State gives no warranty in relation to the data (including accuracy, reliability, completeness, currency or suitability) and accepts no liability (including without limitation, liability in negligence) for any loss, damage or costs (including consequential damage) relating to any use of the data. Data must not be used for direct marketing or be used in breach of the privacy laws; more information at www.propertydatacodeofconduct.com.au.

**Leased price refers to the listed rental price when the property was marked as leased on realestate.com.au.

 PropTrack is part of  REA Group