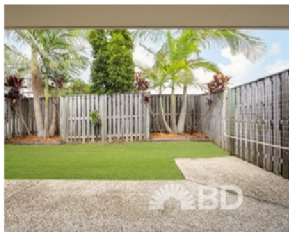




PROPERTY REPORT

Prepared on: 10 Jun 2025



2/12 Weyba Street

Morayfield QLD 4506

3 2 1

Land: 604m²

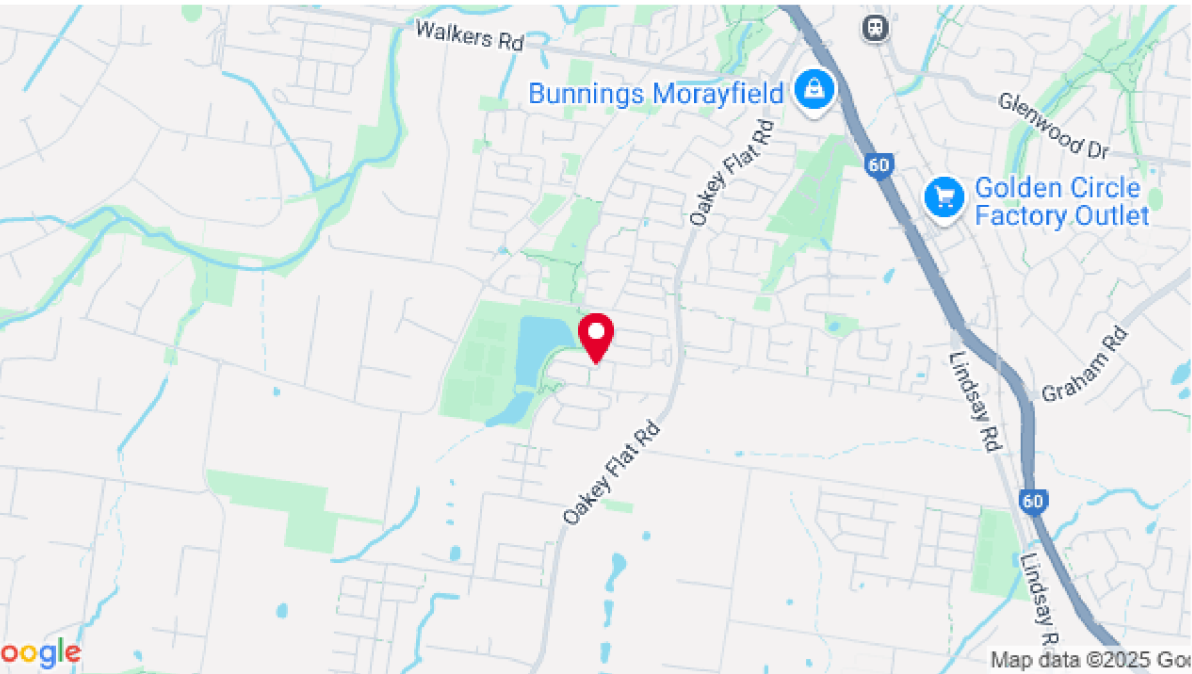
House | Plan: SP283502 | Lot: 25

BRITTANY JAEGER
BD Realty

0489 260 865
brittany@bdrealty.com.au



TARGET PROPERTY



Property history

Date	Price	Event Type	Days Listed
NOW	Offers Over \$699,000	Active	85 days
05/02/2025	\$520 per week	Withdrawn	
26/01/2023	\$410 per week**	Leased	10 days
12/07/2019	\$350 per week**	Leased	16 days
17/10/2018	\$350 per week	Withdrawn	
19/07/2018	\$350 per week**	Leased	35 days



LEASED PROPERTIES



1/15 Neale Road

Morayfield QLD 4506

3 2 1 - -

Year built -

Distance 0.3km

Property type House

\$530 per week..

Last leased 03 Jun 2025

13 days on site



1/4 Awoonga Cres

Morayfield QLD 4506

3 2 1 - -

Year built -

Distance 0.3km

Property type House

\$440 per week..

Last leased 09 Jun 2025

63 days on site



1/22 Weyba St

Morayfield QLD 4506

3 2 1 - -

Year built -

Distance 0.1km

Property type House

\$430 per week..

Last leased 16 Jan 2025

9 days on site



1/13 Kenny Street

Morayfield QLD 4506

3 2 1 - -

Year built -

Distance 0.8km

Property type House

\$490 per week..

Last leased 23 May 2025

37 days on site



1/16 Kenny St
Morayfield QLD 4506

 3  2  1  -  -

Year built - Distance 0.7km
Property type House

\$480 per week..

Last leased 06 Jun 2025

7 days on site



FOR RENT PROPERTIES



4 A Grothe St

Morayfield QLD 4506

🚗 3 🚲 2 🚊 1 🏠 - 🏠 -

Year built -

Distance 0.3km

Property type House

\$460 per week

Listed on 22 May 2025

19 days on site



11A Grothe Street

Morayfield QLD 4506

🚗 3 🚲 2 🚊 1 🏠 - 🏠 -

Year built -

Distance 0.4km

Property type House

\$560 PER WEEK

Listed on 04 Jun 2025

6 days on site



1&2/48 Tranquility Boulevard

Morayfield QLD 4506

🚗 3 🚲 2 🚊 1 🏠 - 🏠 -

Year built -

Distance 1.6km

Property type House

\$600 per week

Listed on 06 Jun 2025

4 days on site



MARKET INSIGHTS - RENTALS

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

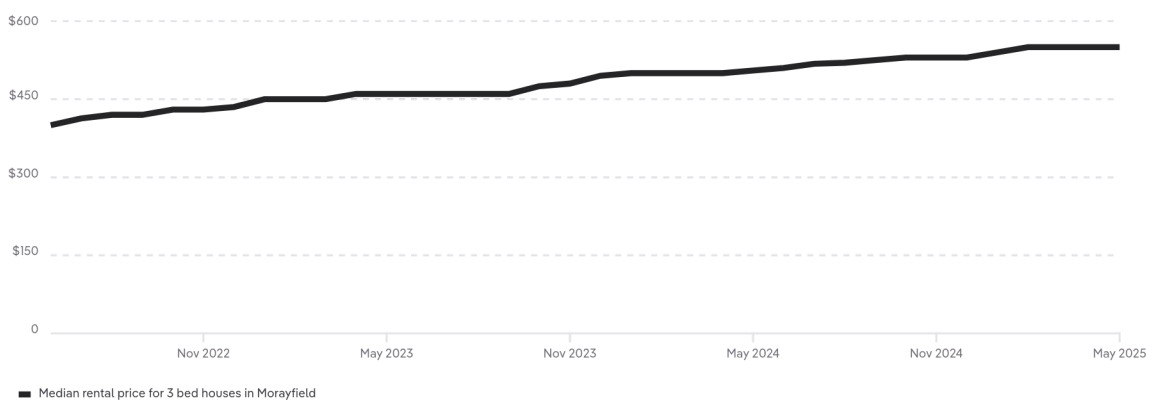
Morayfield market snapshot in the last 12 months

For 3 bed houses in Morayfield. Trend data is calculated based on a rolling twelve month period.

<p>Median rental price</p> <p>\$550 pw</p> <p>↑ Up 8.9% from this time last year</p>	<p>Leased volume</p> <p>140</p> <p>↑ Up 11.8% from this time last year</p>	<p>Price growth</p> <p>8.9%</p>	<p>Median days on market</p> <p>20 days</p> <p>↑ Up 11.1% from this time last year</p>
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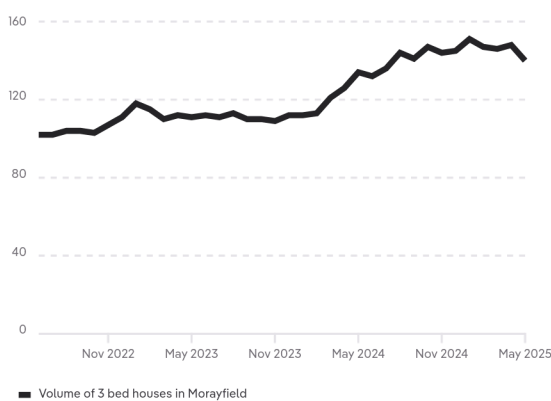
Median rental price - 3 year trend

Showing the median rental price of 3 bed houses in Morayfield



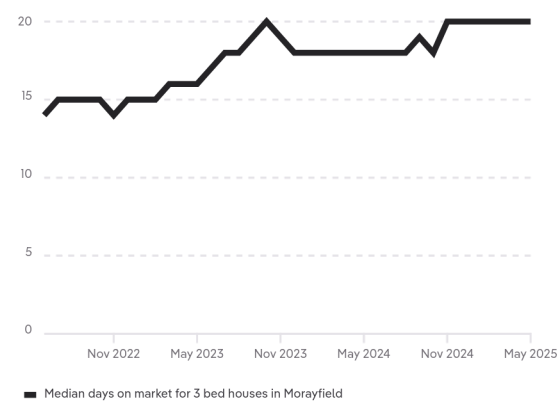
Properties leased - 3 year trend

Showing how many 3 bed houses in Morayfield have leased



Median days on market - 3 year trend

Showing how long it takes 3 bed houses in Morayfield to lease





Demand for similar properties

Market activity on realestate.com.au for 3 bed houses in Morayfield

Potential renters

300

↓ Down 16.4% from this time last week

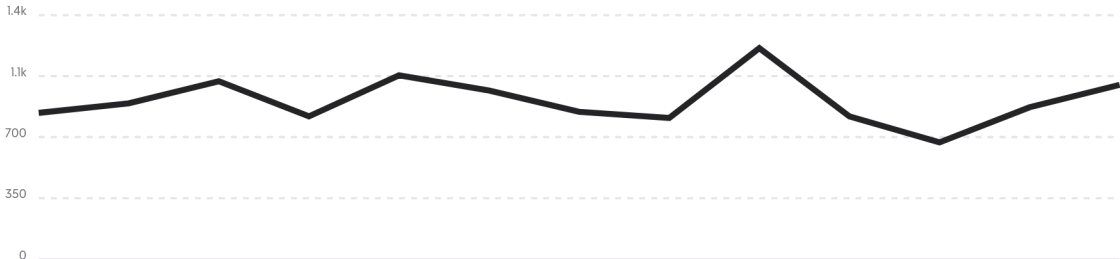
Similar for rent

7

↓ Down 12.5% from this time last week

Potential renters

Showing the number of people who are seriously interested in listings for 3 bed houses in Morayfield 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

2/12 Weyba Street

Morayfield QLD 4506

 3  2  1  604m² | House

\$530 - \$580

MY RENTAL ESTIMATE





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**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