



# 26 Ridge Parade

## Narangba QLD 4504

4 2 2

Land: 480m<sup>2</sup> Floor: 261m<sup>2</sup>

House | Plan: SP306593 | Lot: 134

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## TARGET PROPERTY



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

## Property history

Date	Price	Event Type	Days Listed
10/08/2022	\$950,000	Privately sold	87 days
24/09/2019	\$296,000	Privately sold	



## LEASED PROPERTIES



## 17 Moorhen Court

Narangba QLD 4504

**\$1,000 per week..**

Last leased 15 Sep 2025

18 days on site

 4  2  3  Land: 800m<sup>2</sup>  -

Year built - Distance 1.7km

Property type House



## 105 Golden Wattle Drive

Narangba QLD 4504

**\$1,000 per week..**

Last leased 20 Aug 2025

15 days on site

 4  2  3  Land: 1000m<sup>2</sup>  -

Year built - Distance 2.0km

Property type House



## MARKET INSIGHTS - RENTALS

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

## Narangba market snapshot in the last 12 months

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

Median rental price

**\$658 pw**

↑ Up 5.6% from this time last year

Leased volume

**318**

↓ Down 4.2% from this time last year

Price growth

**5.6%**

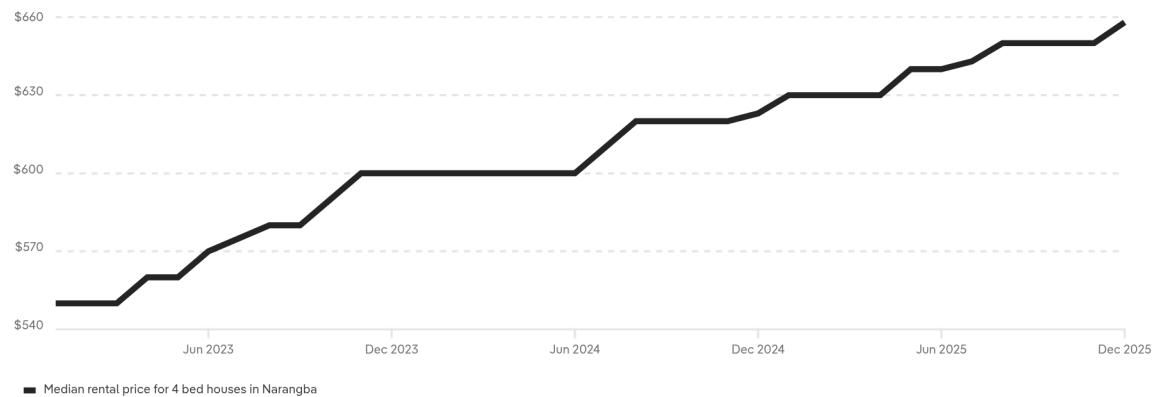
Median days on market

**18 days**

↓ Down 5.3% from this time last year

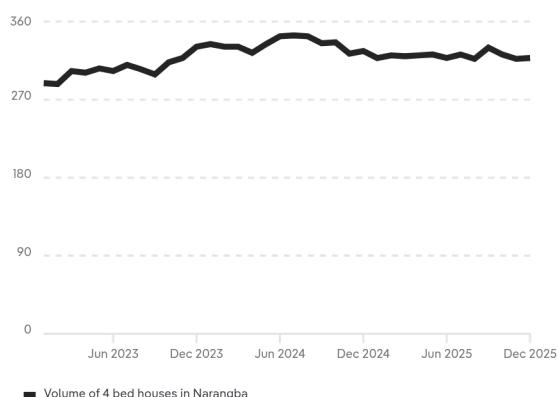
## Median rental price - 3 year trend

Showing the median rental price of 4 bed houses in Narangba



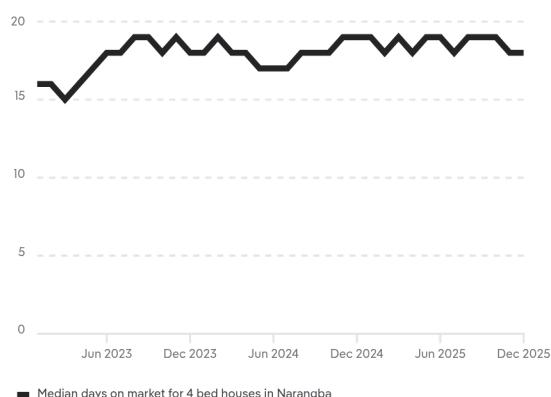
## Properties leased - 3 year trend

Showing how many 4 bed houses in Narangba have leased



## Median days on market - 3 year trend

Showing how long it takes 4 bed houses in Narangba to lease





## Demand for similar properties

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

### Potential renters

**467**

↑ Up 2% from this time last week

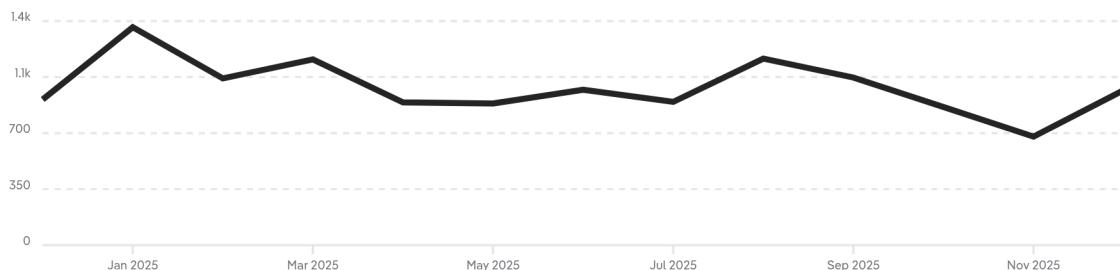
### Similar for rent

**27**

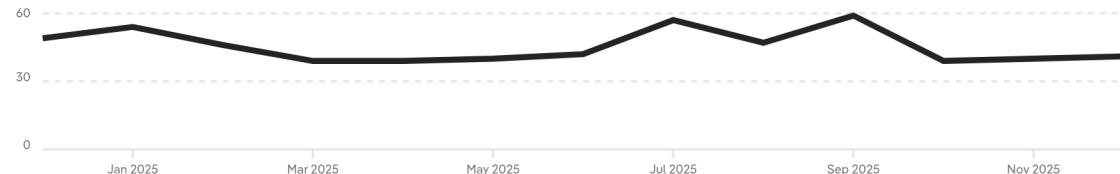
↑ Up 35% from this time last week

## Potential renters

Showing the number of people who are seriously interested in listings for 4 bed houses in Narangba 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

**26 Ridge Parade**

Narangba QLD 4504

 4  2  2  480m<sup>2</sup> | House**\$990-\$1020 per week**

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.

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