



PROPERTY REPORT

Prepared on: 5 Sep 2025



27 Forest Ridge Drive Narangba QLD 4504

 4  2  2

 Land: 900m²

House | Plan: RP859219 | Lot: 30

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TARGET PROPERTY



Map data ©2025 Google Report a map error

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Property history

Date	Price	Event Type	Days Listed
NOW	WELCOME HOME	Active	1 days
18/06/2024	\$800,000*	Privately sold	16 days
18/06/2024	\$830,000	Privately sold	15 days
16/09/1993	\$51,500	Privately sold	



LEASED PROPERTIES



25 Greenlinks Crescent

Narangba QLD 4504

4 2 2 Land: 800m² -

Year built - Distance 0.9km

Property type House

\$750 per week..

Last leased 08 Jul 2025

11 days on site



6 Magenta Crescent

Narangba QLD 4504

4 2 2 Land: 858m² -

Year built - Distance 1.3km

Property type House

\$750 per week..

Last leased 20 May 2025

8 days on site



161 Macdonald Drive

Narangba QLD 4504

4 2 2 Land: 1000m² -

Year built - Distance 1.9km

Property type House

\$750 per week..

Last leased 26 Mar 2025

24 days on site



20 Highlands Dr

Narangba QLD 4504

4 2 8 Land: 809m² Floor: 140m²

Year built - Distance 0.2km

Property type House

\$700 per week..

Last leased 20 Mar 2025

44 days on site



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

\$648 pw

↑ Up 4.5% from this time last year

Leased volume

292

↓ Down 16.1% from this time last year

Price growth

4.5%

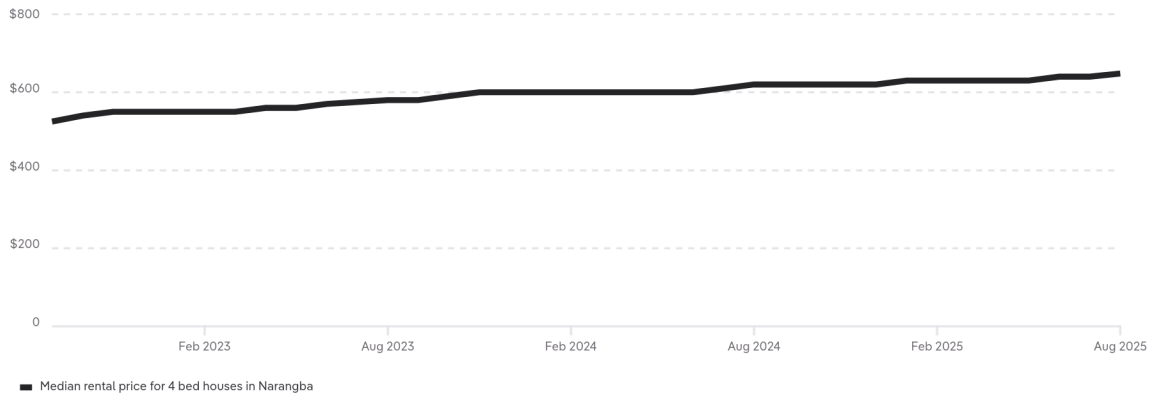
Median days on market

19 days

↑ Up 5.6% from this time last year

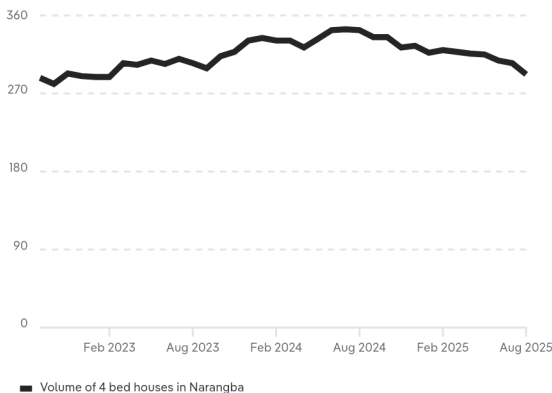
Median rental price - 3 year trend

Showing the median rental price of 4 bed houses in Narangba



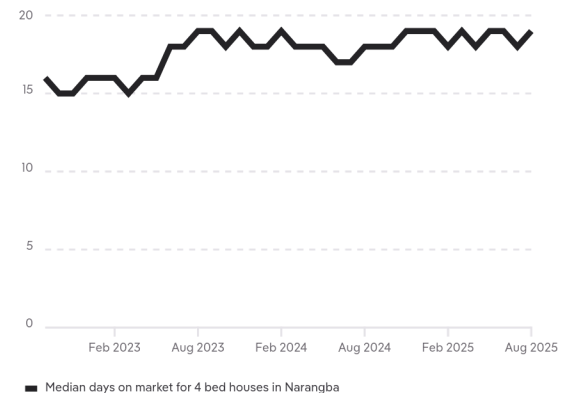
Properties leased - 3 year trend

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

513

↑ Up 12.5% from this time last week

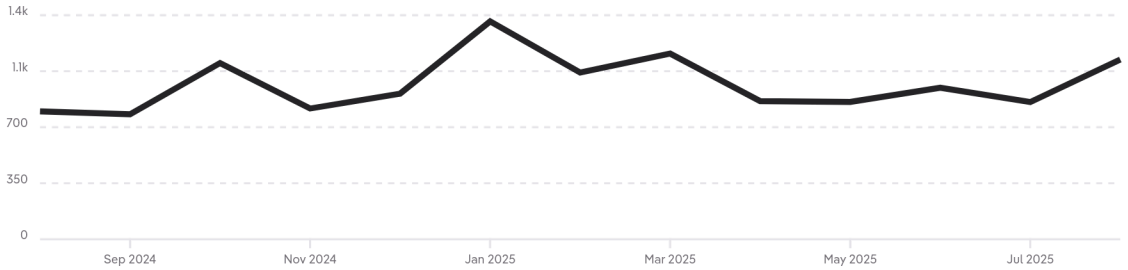
Similar for rent

20

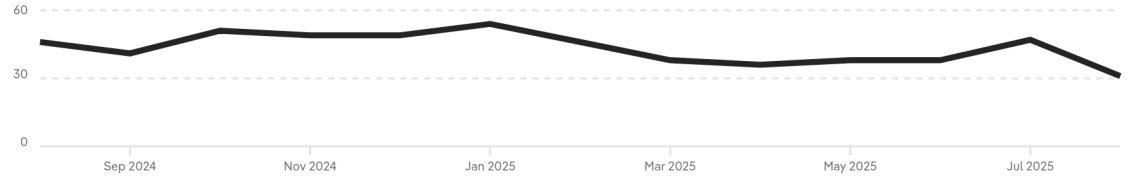
↑ Up 42.9% from this time last week

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

27 Forest Ridge Drive

Narangba QLD 4504

 4  2  2  900m² | House

\$730 - \$760

MY RENTAL ESTIMATE



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Queensland Data

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*Agent supplied: This price is currently unconfirmed and will be updated once verified against our other data sources.

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

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