

# Property Profile Report

4 O'Keefes Lane Kogarah NSW 2217

Prepared on 03 July 2023

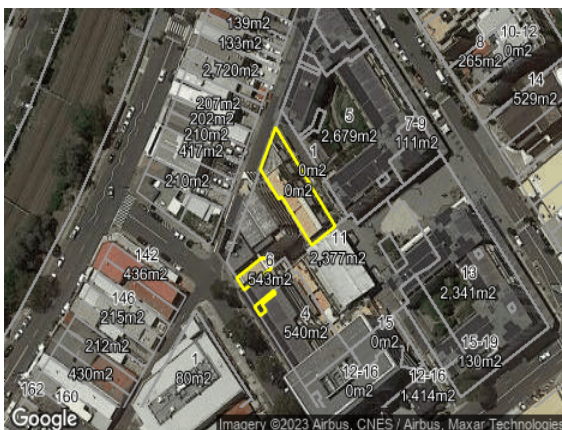


4 O'Keefes Lane Kogarah NSW  
2217

 2    
  2    
  1    
  130m<sup>2</sup>

## Property Details

Lot/Plan	LOT 4 SP69184	Property Type	Unit
Year Built	2002	Council Area	Georges River
Zone	A, Residential	Land Use Primary	-



## 4 O'Keefes Lane Kogarah NSW 2217

### Estimated Value

Estimated Value:

**\$715,000**

Estimated Value Range:

**\$657,000 - \$771,000**

Estimated Value Confidence:



Estimated Value as at 19 June 2023. An automated valuation model estimate (Estimated Value) is a statistically derived estimate of the value of the subject property. An Estimated Value must not be relied upon as a professional valuation or an accurate representation of the market value of the subject property as determined by a valuer. For further information about confidence levels, please refer to the end of this document.

### Property Activity Summary

Date	Activity	Value	Details
04 Oct 2017	For Rent	\$560 / week	Campaign period: 04/10/2017 - 29/11/2017, Listed by: Eric Mastrullo, Montgomery Group, Days on market: 57
29 Oct 2013	Sold	\$650,000	Sale Method: Normal Sale, Sale Advised by: Government
13 Aug 2011	For Rent	\$400 / week	Campaign period: 13/08/2011 - 09/09/2011, Listed by: Nick Tiliacos, Montgomery Real Estate The Professionals - Kogarah, Days on market: 28
10 Oct 2003	Sold	\$443,000	Sale Method: Unknown, Sale Advised by: Government
12 Jun 2001	Sold	\$328,000	Sale Method: Unknown, Sale Advised by: Government

## Recently Sold Properties



15/8 Derby Street Kogarah NSW 2217



Sale Price **\$710,000** Sale Method Private Treaty  
 Sale Date 01/02/2023 Days on Market 92

📍 0km from property



31/15-19 Belgrave Street Kogarah NSW 2217



Sale Price **\$720,000** Sale Method Private Treaty  
 Sale Date 15/03/2023 Days on Market 22

📍 0.1km from property

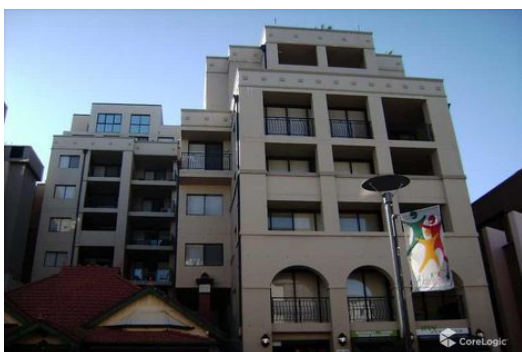


4/10-12 Belgrave Street Kogarah NSW 2217



Sale Price **\$700,000** Sale Method -  
 Sale Date 22/02/2023 Days on Market 16

📍 0.1km from property



9/10-12 Belgrave Street Kogarah NSW 2217



Sale Price **\$697,500** Sale Method Private Treaty  
 Sale Date 21/03/2023 Days on Market 13

📍 0.1km from property

### Agent Advised

4 O'Keefes Lane Kogarah NSW 2217

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## Properties For Sale



### 38-40 Premier Street Kogarah NSW 2217



First Ad Price \$850,000

Latest Ad Price For Sale

Listing Method Normal Sale Days on Market 2,442

0.3km from property



### 604/6 Stanley Street Kogarah NSW 2217

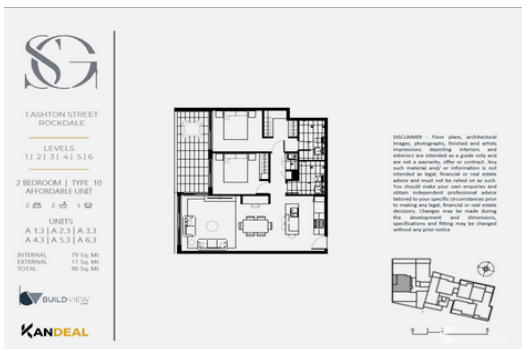


First Ad Price For Sale | \$820,000

Latest Ad Price For Sale | \$820,000

Listing Method Normal Sale Days on Market 11

0.7km from property



### 1 Ashton Street Rockdale NSW 2216



First Ad Price Contact Agent

Latest Ad Price \$735,000

Listing Method Normal Sale Days on Market 65

0.9km from property



### 24/12-20 Garnet Street Rockdale NSW 2216



First Ad Price For Sale Or Will Auction

Latest Ad Price For Sale Or Will Auction

Listing Method Normal Sale Days on Market 7

1.3km from property

## Properties For Rent



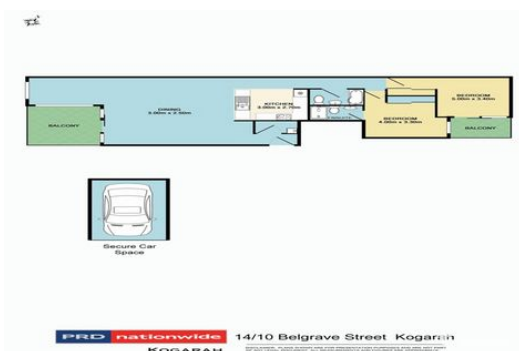
14/6 Belgrave Street Kogarah NSW 2217



Rent Price **\$675/Week** Days on Market 8

Campaign Period 26 Jun 2023 - 26 Jun 2023

0.1km from property



14/10-12 Belgrave Street Kogarah NSW 2217



Rent Price **\$675/Week** Days on Market 8

Campaign Period 26 Jun 2023 - 26 Jun 2023

0.1km from property



7/7-11 Hogben Street Kogarah NSW 2217



Rent Price **\$700/Week** Days on Market 28

Campaign Period 06 Jun 2023 - 19 Jun 2023

0.3km from property



6/32-36 Premier Street Kogarah NSW 2217



Rent Price **\$740/Week** Days on Market 25






Campaign Period 09 Jun 2023 - 29 Jun

0.3km from property

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## Local School Details

	School Address	Distance	School Type	Gender	Sector	Enrolments
	<b>Kogarah High School</b> 28 Regent Street Kogarah NSW 2217	0.5km	Secondary	Mixed	Government	940
	<b>Kogarah Public School</b> 24B Gladstone Street Kogarah NSW 2217	0.5km	Primary	Mixed	Government	410
	<b>St George Hospital School</b> 16 Kensington Street Kogarah NSW 2217	0.2km	Special	Mixed	Government	-
	<b>James Cook Boys High School</b> 800 Princes Highway Kogarah NSW 2217	0.5km	Secondary	-	Government	245
	<b>Moorefield Girls High School</b> 850 Princes Highway Kogarah NSW 2217	0.6km	Secondary	-	Government	319

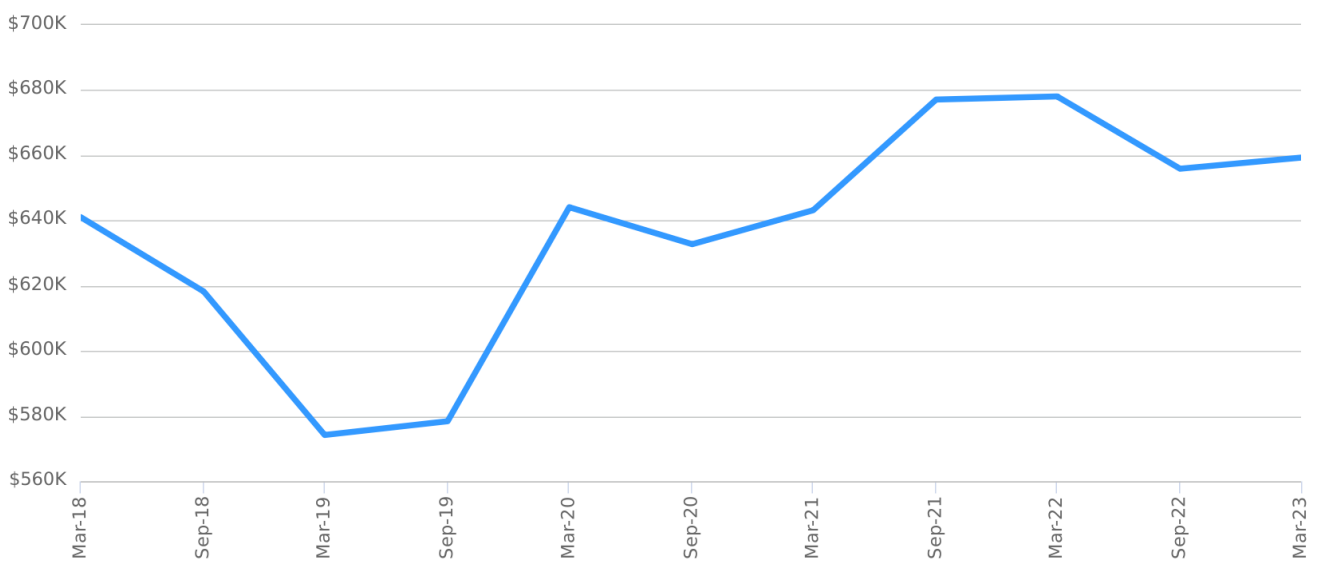
 Property within school catchment

 Property outside school catchment (government)/no catchment applies (non-government)

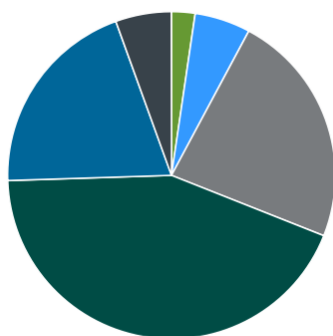
# Kogarah Insights - Units

Year Ending	Properties Sold	Median Value	Change in Median Value (12 months)
Mar 2023	345	\$659,316	▼ 2.76%
Mar 2022	416	\$678,085	▲ 5.42%
Mar 2021	636	\$643,174	▼ 0.14%
Mar 2020	205	\$644,096	▲ 12.16%
Mar 2019	163	\$574,237	▼ 10.42%
Mar 2018	320	\$641,050	▲ 0.53%

## Median Value (monthly)

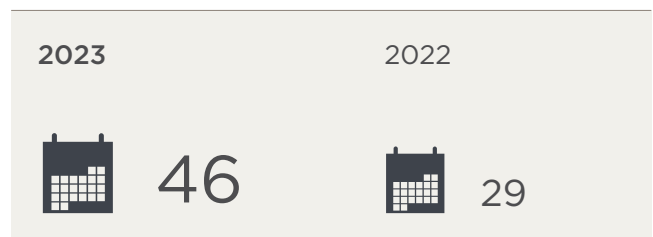


## Property Sales by Price (Past 12 months)

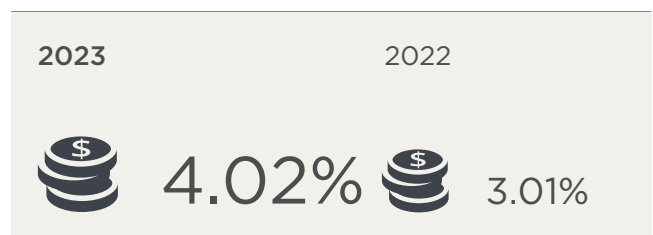


- <\$200K - 8 properties
- \$200K-\$400K - 19 properties
- \$400K-\$600K - 80 properties
- \$600K-\$800K - 150 properties
- \$800K-\$1M - 69 properties
- \$1M-\$2M - 19 properties

## Median Days on Market



## Median Vendor Discount

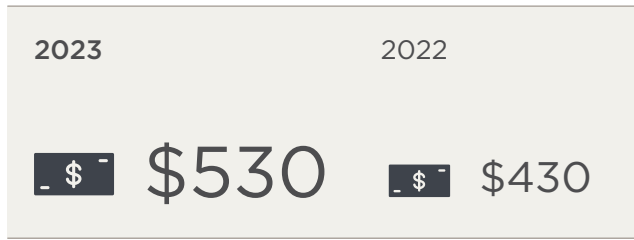


Statistics are calculated over a rolling 12 month period

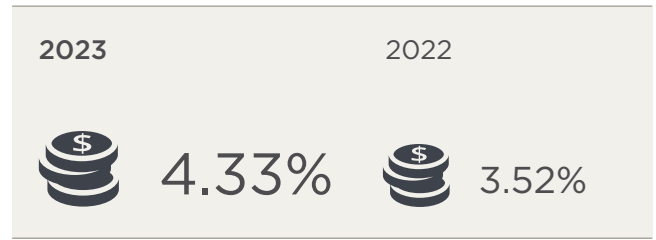


# Kogarah Insights - Units

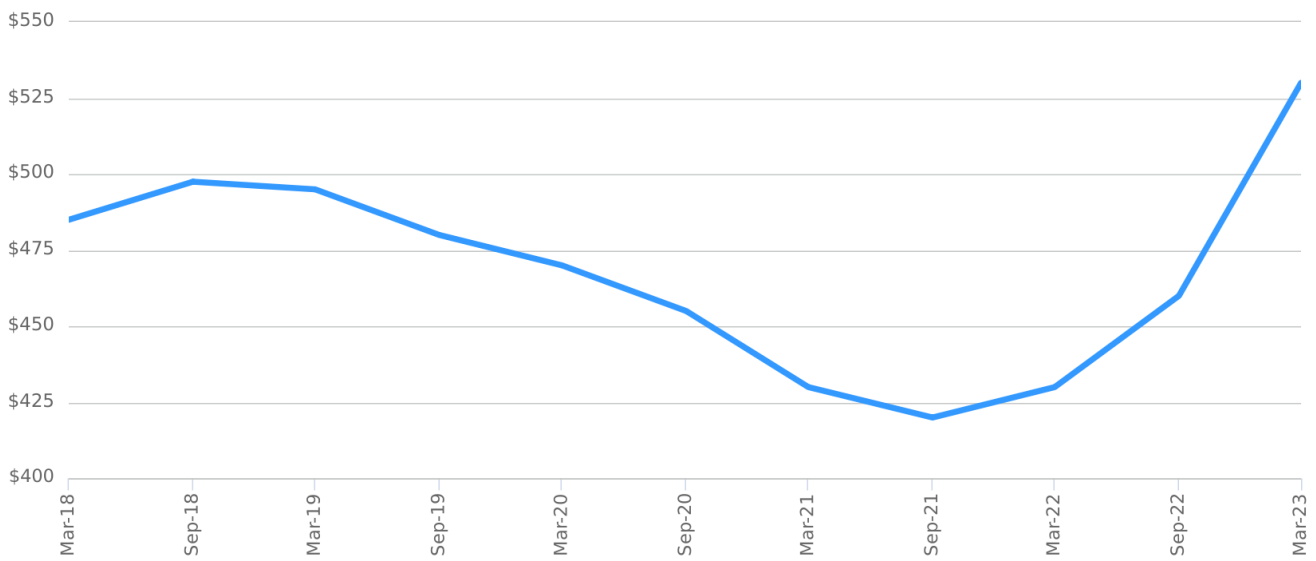
## Median Weekly Asking Rent



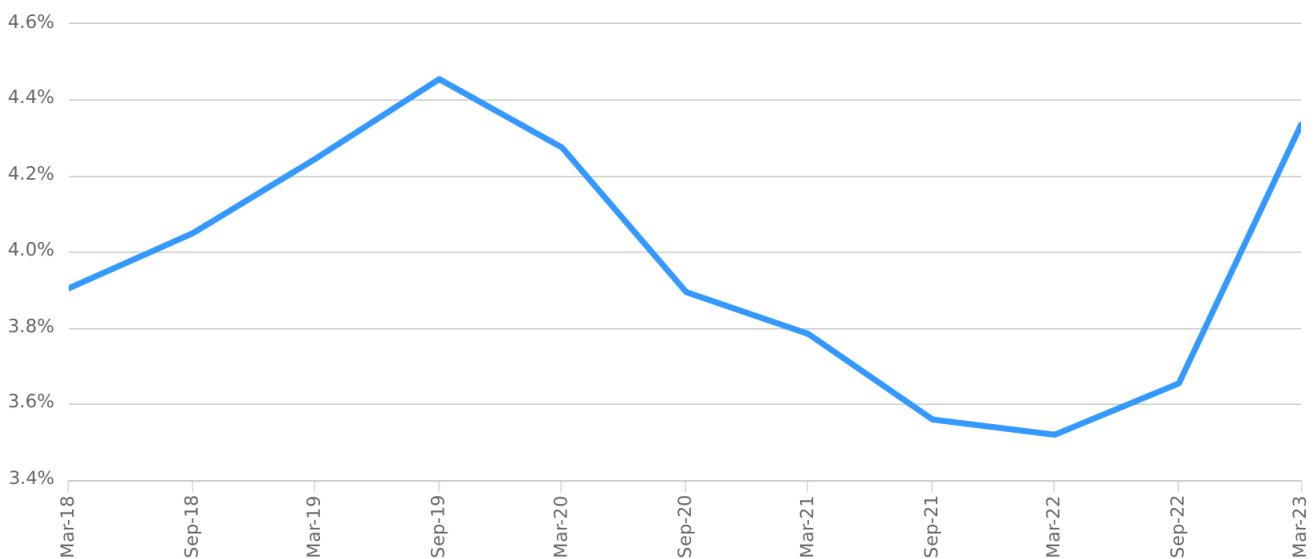
## Indicative Gross Rental Yield



## Median Asking Rent (12 months)



## Indicative Gross Rental Yield (12 months)



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An Estimated Value is generated (i) by a computer driven mathematical model in reliance on available data; (ii) without the physical inspection of the subject property; (iii) without taking into account any market conditions (including building, planning, or economic), and/or (iv) without identifying observable features or risks (including adverse environmental issues, state of repair, improvements, renovations, aesthetics, views or aspect) which may, together or separately, affect the value.

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Confidence is displayed as a colour coded range with red representing low confidence, through to amber which represents medium confidence to green for higher confidence.



Low

Medium

High

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