

RENTAL APPRAISAL

HARRISON
AGENTS

1/142 Outram Street, Summerhill

Harrison Agents Launceston provide a rental appraisal for the above mentioned property.

Positioned in a quiet and consistently in demand pocket of Summerhill, this well located property presents a solid investment opportunity in a suburb known for reliable tenant appeal and long term growth. Close to schools, local shopping and everyday services, and only a short drive from the Launceston CBD, the location continues to perform strongly for both rental demand and capital appreciation.

The home offers a practical and low maintenance layout across split levels, providing separation of living and accommodation zones while remaining easy to lease and manage. Features such as double glazed windows, reverse cycle air conditioning and a wood heater enhance comfort and efficiency, while the central living area connects naturally to the kitchen, dining and covered outdoor space.

Accommodation includes four bedrooms, with the master occupying its own upper level, offering flexibility for families, sharers or professional tenants. A fully fenced yard and off street parking for multiple vehicles further strengthen rental appeal. Comfortable, functional and well positioned, this property represents a reliable addition to an investment portfolio in an established residential location.

Taking into account influences such as marked demand, comparable properties, the properties features and appeal as well as proximity to local amenities and services in the area -

Harrison Agents Launceston advises we expect a rental in the vicinity of **\$630 - \$650** per week. This appraisal was completed on 29th January, 2026.

Please note the suggested rental appraisal will be influenced by the market conditions at the time of leasing.

APPRAISAL

\$630 - \$650 PER WEEK

NIKITA REEVE

0476 673 675

nikita.reeve@harrisonagents.com.au

