

RENTAL APPRAISAL

HARRISON
AGENTS

6/115A ELPHIN ROAD, NEWSTEAD

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

Investors and first-home buyers, this is your chance to secure a neat, two-bedroom unit currently tenanted at \$400 per week until August 2026. Located on Elphin Road, Newstead, this property offers a consistently popular location for both residents and investors.

Positioned close to the Launceston CBD, Scotch Oakburn College (Junior and Senior campuses), Launceston Church Grammar Junior Campus, East Launceston Primary School, and the Newstead shopping precinct, it's perfectly suited for families, professionals, or students. If you work in town, you can even walk to work.

The unit features two bedrooms, both with built-in wardrobes, a sunlit open-plan living area, and a functional kitchen. The bathroom/laundry area is practical, and comfort is ensured year-round with a reverse-cycle air conditioner. Off street parking is provided with a single undercover carport, along with a lockable storage area ideal for extra belongings. Public transport is also nearby, making this a highly convenient location.

With strong rental history, this property is an excellent addition to any investment portfolio or a perfect starting point for first-home buyers.

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 \$400 - \$420 per week in the current market. This appraisal was completed on 8th October, 2025.

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

APPRAISAL

\$400 - \$420 PER WEEK

NIKITA REEVE

0476 673 675

nikita.reeve@harrisonagents.com.au

