

RENTAL APPRAISAL

HARRISON
AGENTS

24 Marriott Street, Westbury

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

24 Marriott Street, Westbury presents a well-rounded investment opportunity, offering a refreshed interior and practical layout suited to a broad tenant demographic. With three bedrooms and a central bathroom, the home appeals to small families, couples, and long-term renters seeking comfortable, low-maintenance living in a quiet regional setting.

Recent updates throughout, including a modernised kitchen and bathroom, enhance both the property's presentation and functionality. These improvements not only increase tenant appeal but also help minimise immediate capital expenditure, allowing for a smoother leasing process and reduced vacancy risk.

Positioned in the growing township of Westbury, the property benefits from a strong sense of community and steady rental demand driven by its accessibility to Launceston and surrounding employment hubs. With its combination of updates, layout, and location, this home represents a smart, low-fuss addition to an investment portfolio.

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 **\$500 - \$530** per week. This appraisal was completed on 29th April, 2026.

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

APPRAISAL

\$500 - \$530 PER WEEK

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