Comparative Market Analysis



118 MACAULAY STREET MORTS ESTATE NSW 2790

Prepared on **27th October 2026**

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Your Property

118 MACAULAY STREET MORTS ESTATE NSW 2790

5 2 2 917m² -





Your Property History

23 Oct, 2000 - Sold for $130,000

22 Feb, 1991 - Sold for $124,000

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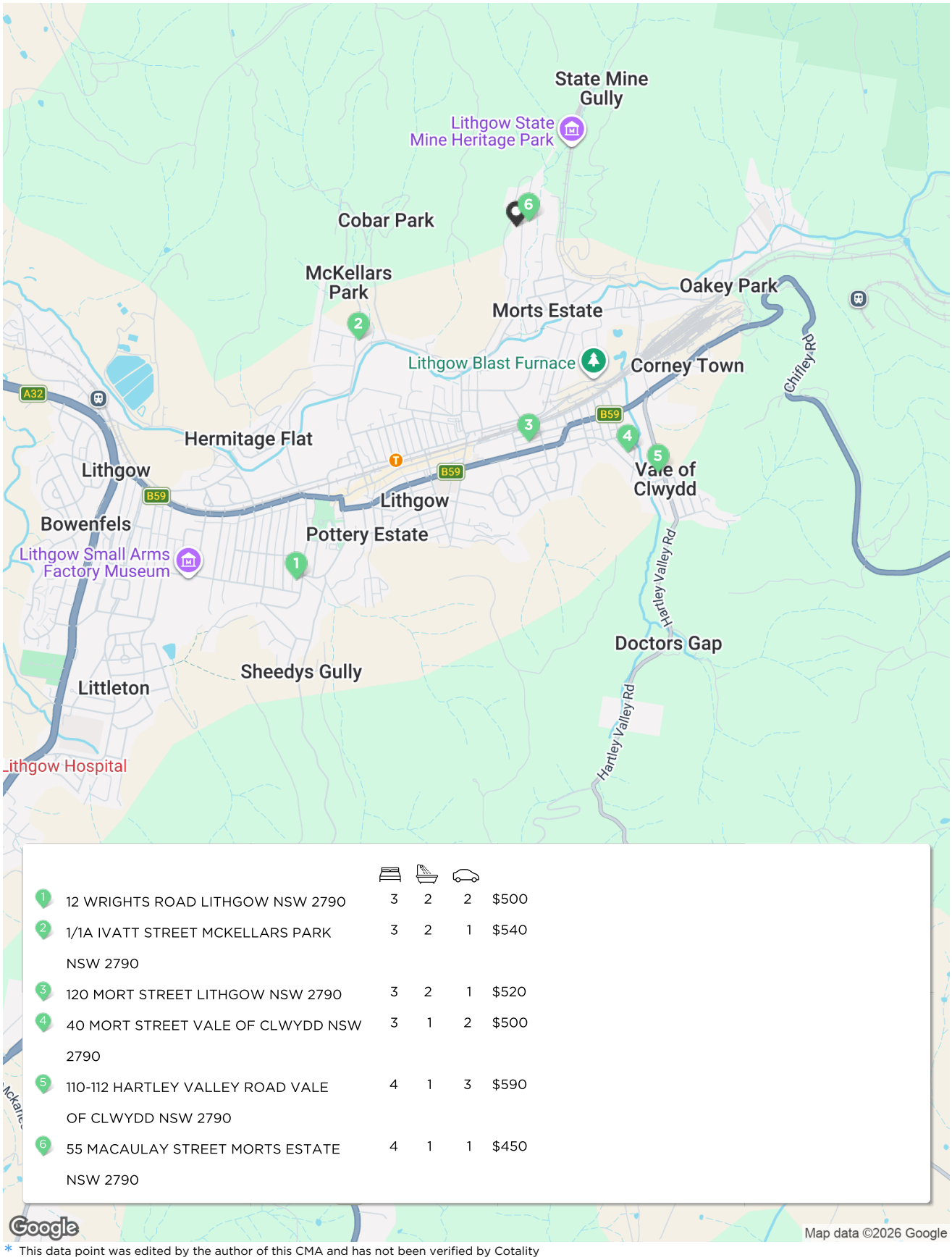
Comps Map: Rentals



1	12 WRIGHTS ROAD LITHGOW NSW 2790	3	2	2	$500
2	1/1A IVATT STREET MCKELLARS PARK NSW 2790	3	2	1	$540
3	120 MORT STREET LITHGOW NSW 2790	3	2	1	$520
4	40 MORT STREET VALE OF CLWYDD NSW 2790	3	1	2	$500
5	110-112 HARTLEY VALLEY ROAD VALE OF CLWYDD NSW 2790	4	1	3	$590
6	55 MACAULAY STREET MORTS ESTATE NSW 2790	4	1	1	$450

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Comparable Rentals

1 12 WRIGHTS ROAD LITHGOW NSW 2790



3 | 2 | 2 | 671m² | 118m²

Year Built	1915	DOM	26 days
Listing Date	17-Aug-26	Distance	2.75km
Listing Price	$500/WEEKLY		

2 1/1A IVATT STREET MCKELLARS PARK NSW 2790



3 | 2 | 1 | 699m² | -

Year Built	-	DOM	13 days
Listing Date	05-Jun-26	Distance	1.29km
Listing Price	$540/WEEKLY		

3 120 MORT STREET LITHGOW NSW 2790



3 | 2 | 1 | 405m² | 121m²

Year Built	1940	DOM	36 days
Listing Date	14-May-26	Distance	1.43km
Listing Price	$520/WEEKLY		

4 40 MORT STREET VALE OF CLWYDD NSW 2790



3 | 1 | 2 | 1,214m² | 89m²

Year Built	1960	DOM	52 days
Listing Date	09-Mar-26	Distance	1.67km
Listing Price	$500/WEEKLY		

5 110-112 HARTLEY VALLEY ROAD VALE OF CLWYDD NSW 2790



4 | 1 | 3 | 1,012m² | 121m²

Year Built	-	DOM	48 days
Listing Date	09-Jul-26	Distance	1.88km
Listing Price	$590/WEEKLY		

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Comparable Rentals

6 55 MACAULAY STREET MORTS ESTATE NSW 2790



4 | 1 | 1 | 955m² | 122m²

Year Built	1955	DOM	29 days
Listing Date	23-May-25	Distance	0.09km
Listing Price	$450/WEEKLY		

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Summary

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Appraisal price range
$550/week approx

Notes from your agent
Based on the current market and the condition of the property we would recommend a rental listing price of $550/week approximately. If you were to complete renovation of the bathroom or further works to the property this would likely see this rental estimate increase.

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