

KENT RENTAL ALLOWANCE MATRIX

KEY RENTAL PROPERTY DATA, BRISBANE MAY 17



BRISBANE

- The size of Brisbane City is approximately 3 square kilometres
- It has 4 parks covering nearly 8% of total area
- The predominant age group of Brisbane is 25-34 years
- As of May 2017, the vacancy rate in Brisbane for rental properties was at 5.6%.

As of MAY 2017	Number Available	Highest Rent (per week)	Median Rent (per week)	Average Rent (per week)
1 bedroom	164	\$619	\$440	\$435
2 bedroom	11	\$1,400	\$650	\$679
3 bedroom	25	\$2,499	\$895	\$1,025
4 bedroom	1	\$1,949	\$1,950	\$1,949

SURROUNDING SUBURBS

EAST - EAST BRISBANE - NEW FARM

- The size of East Brisbane is approximately 2 square kilometres
- It has 4 parks covering nearly 9% of total area
- The predominant age group of East Brisbane is 25-34 years
- As of May 2017, the vacancy rate in Brisbane for rental properties was at 4.6%

As of MAY 2017	Number Available	Highest Rent (per week)	Median Rent (per week)	Average Rent (per week)
1 bedroom	123	\$529	\$340	\$348
2 bedroom	261	\$949	\$495	\$486
3 bedroom	74	\$2499	\$620	\$715
4 bedroom	14	\$1,500	\$1,100	\$1,086

SOUTH - SOUTH BRISBANE - HIGHGATE HILL

- The size of South Brisbane is approximately 2 square kilometres
- It has 1 parks covering nearly 3% of total area
- The predominant age group of Brisbane is 20-39 years
- As of May 2017, the vacancy rate in Brisbane for rental properties was at 5.2%.



As of May 2017	Number Available	Highest Rent (per week)	Median Rent (per week)	Average Rent (per week)
1 bedroom	38	\$494	\$297	\$312
2 bedroom	83	\$899	\$430	\$462
3 bedroom	51	\$1,000	\$610	\$634
4 bedroom	9	\$1,200	\$850	\$850

WEST – MILTON, BARDON

- The size of Milton and Bardon is approximately 6.6 square kilometres
- It has 4 parks covering nearly 15% of total area
- The predominant age group of Milton and Bardon is 24-34 years
- As of May 2017, the vacancy rate in Milton and Bardon for rental properties were at 4%.

As of May 2017	Number Available	Highest Rent (per week)	Median Rent (per week)	Average Rent (per week)
1 bedroom	77	\$549.00	\$417.00	\$404.00
2 bedroom	75	\$749.00	\$500.00	\$490.00
3 bedroom	31	\$1,050	\$650.00	\$691.00
4 bedroom	12	\$900.00	\$700.00	\$694.00

NORTH EAST – FORTITUDE VALLEY

- The size of Fortitude Valley is approximately 4 square kilometres.
- It has 4 parks covering nearly 36% of total area. The predominant age group of Fortitude Valley is 25-34 years
- The predominant age group of Fortitude Valley is 25-34 years.
- As of May 2017, the vacancy rate in Fortitude Valley for rental properties was at 4.3%

As of May 2017	Number Available	Highest Rent (per week)	Median Rent (per week)	Average Rent (per week)
1 bedroom	193	\$555.00	\$380.00	\$376.00
2 bedroom	230	\$724.00	\$460.00	\$465.00
3 bedroom	28	\$889.00	\$747.00	\$736.00
4 bedroom	7	\$1,350	\$635	\$772.00



HOUSEHOLD INCOME IN THE GREATER BRISBANE AREA

Income Range	City of Brisbane %
0-15K	4%
15-31K	5%
31-52K	9.6%
52-78K	12.4%
78-130K	17.4%
130-180K	24.5%
180K+	9%

For additional information, and to receive a comprehensive Kent City Guide for Brisbane, speak to a Kent Relocation expert on [1300 141 746](tel:1300141746)

Data Sourced: Information & statistics sourced from RP Data (Core Logic) & SQM Research – Issue date May 2017.

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