



# KENT RENTAL ALLOWANCE MATRIX

## KEY RENTAL PROPERTY DATA, DARWIN MARCH 2019

### DARWIN

- The size of Darwin is approximately 3 square kilometres
- It has 2 parks covering nearly 5.3% of total area
- The predominant age group in Darwin is 20-29 years
- As of January 2019, the vacancy rate Darwin for rental properties was at 9.1%.

As of February 2019	Number Available	Highest Rent (per week)	Median Rent (per week)	Average Rent (per week)
1 bedroom	71	\$500	\$362	\$363
2 bedroom	127	\$800	\$450	\$459
3 bedroom	79	\$1,099	\$530	\$581
4 bedroom	3	\$1,000	\$700	\$658

### SURROUNDING SUBURBS

#### INNER SOUTH: FANNIE BAY

- The size of Fannie bay is approximately 2 square kilometres
- It has 14 parks covering nearly 40.5% of total area
- The predominant age group in Fannie Bay is 30-39 years
- As of January 2019, the vacancy rate in Fannie Bay for rental properties was at 5.7%.

As of February 2019	Number Available	Highest Rent (per week)	Median Rent (per week)	Average Rent (per week)
1 bedroom	16	\$399	\$250	\$276
2 bedroom	36	\$549	\$340	\$349
3 bedroom	37	\$850	\$490	\$482
4 bedroom	9	\$949	\$750	\$749



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## EASTERN: MALAK

- The size of Malak is approximately 2 square kilometres
- It has 7 parks covering nearly 11.6% of total area
- The predominant age group in Malak is 30-39 years
- As of January 2019, the vacancy rate in Malak for rental properties was at 2.8%.

As of February 2019	Number Available	Highest Rent (per week)	Median Rent (per week)	Average Rent (per week)
1 bedroom	0	\$	\$	\$
2 bedroom	9	\$380	\$300	\$298
3 bedroom	22	\$399	\$360	\$363
4 bedroom	7	\$549	\$520	\$505

## THE HILL DIRSTRICK: NIGHTCLIFF

- The size of Nightcliff is approximately 1.5 square kilometres
- It has 11 parks covering nearly 7.1% of total area
- The predominant age group in Nightcliff is 25-34 years
- As of January 2019, the vacancy rate in Nightcliff for rental properties was at 3.2%.

As of February 2019	Number Available	Highest Rent (per week)	Median Rent (per week)	Average Rent (per week)
1 bedroom	39	\$294	\$230	\$237
2 bedroom	103	\$500	\$330	\$345
3 bedroom	33	\$800	\$505	\$522
4 bedroom	5	\$850	\$590	\$639

## NORTH: WAGAMAN

- The size of Wagaman is approximately 1 square kilometre
- It has 5 parks covering nearly 8.6% of total area
- The predominant age group in Wagaman is 30-39 years
- As of January 2019, the vacancy rate in Wagaman for rental properties was at 3.2%.

As of February 2019	Number Available	Highest Rent (per week)	Median Rent (per week)	Average Rent (per week)
1 bedroom	0	\$0.00	\$0.00	\$0.00
2 bedroom	6	\$300	\$290	\$292
3 bedroom	12	\$549	\$435	\$444
4 bedroom	5	\$580	\$430	\$473



## SOUTH: PARAP

- The size of Parap is approximately 1 square kilometres
- It has 4 parks covering nearly 2% of total area
- The predominant age group in Parap is 30-39 years
- As of January 2019, the vacancy rate in Parap for rental properties was at 5.7%.

As of February 2019	Number Available	Highest Rent (per week)	Median Rent (per week)	Average Rent (per week)
1 bedroom	9	\$450	\$300	\$293
2 bedroom	88	\$580	\$397	\$397
3 bedroom	52	\$749	\$500	\$530
4 bedroom	14	\$1,099	\$650	\$698

## HOUSEHOLD INCOME IN THE GREATER DARWIN AREA

Income Range	City of Darwin %
0-15K	2.3
15-33K	6.9
33-52K	6.9
52-78K	11.8
78-130K	25.0
130-182K	15.0
182K+	20.3

For additional information, and to receive a comprehensive Kent City Guide for Darwin, speak to a Kent Relocation expert on **1300 141 746**.

Data Sourced: Information & statistics sourced from RP Data (Core Logic) & SQM Research – Issue date February 2019.

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