

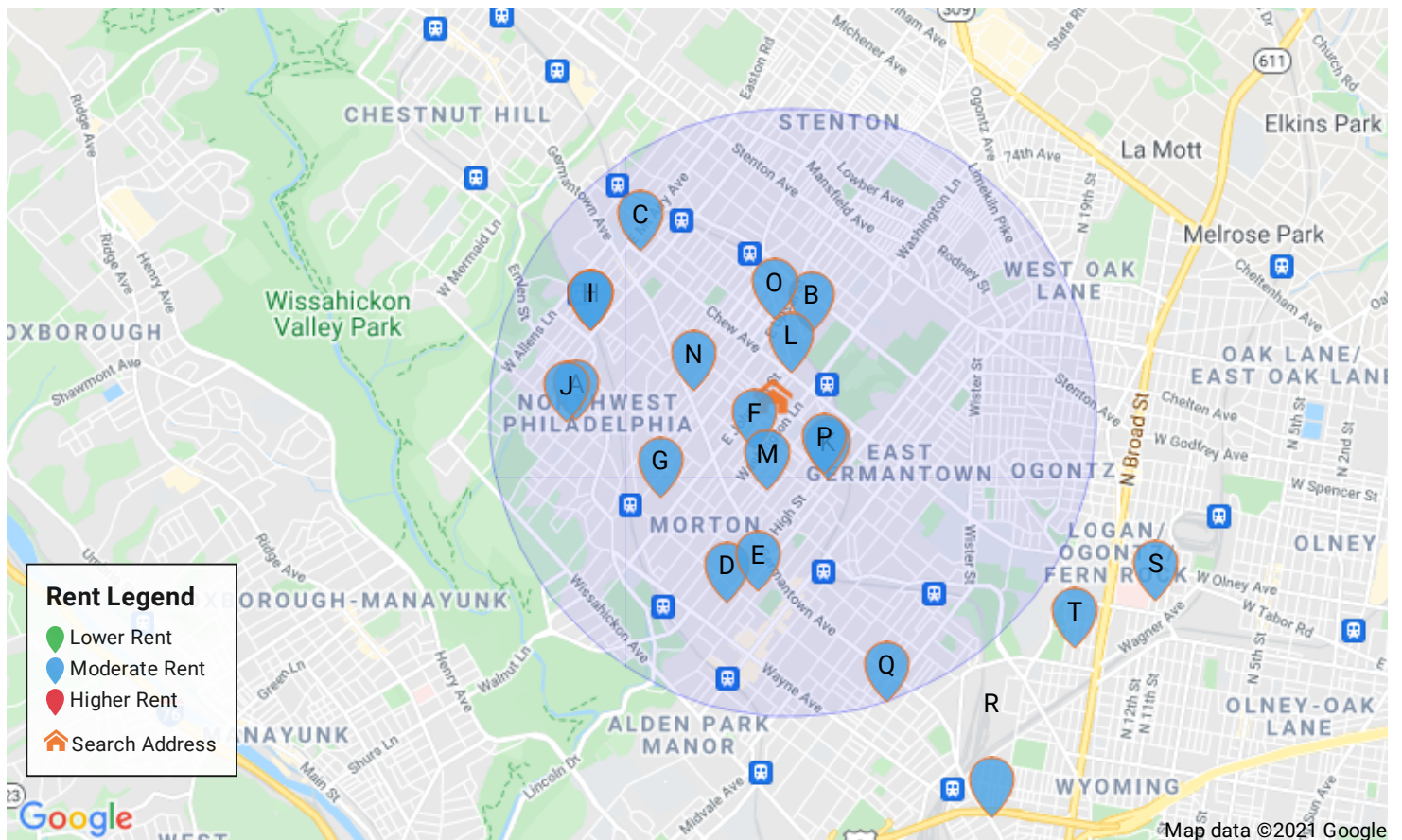
Westbuilt Properties

Report generated: 21 May 2021

Address: Musgrave St, Philadelphia, PA 📍

1 – 4 Bed Summary	1 bed	2 bed	3 bed	4 bed
Average Rent	\$1,072 $\pm 3\%$	\$1,269 $\pm 3\%$	\$1,195 $\pm 5\%$	\$1,593 $\pm 5\%$
Median Rent	\$1,100	\$1,268	\$1,250	\$1,495
25th – 75th Percentile	\$904 – 1,240	\$1,103 – 1,435	\$1,006 – 1,384	\$1,344 – 1,843
10th – 90th Percentile	\$753 – 1,391	\$953 – 1,585	\$836 – 1,554	\$1,119 – 2,067
Standard Deviation	\$250	\$247	\$281	\$370
Sample Size	72	60	25	24
Search Radius	1.5 mi	1.5 mi	0.75 mi	3.0 mi

Sample of Listings Used



	Address	Distance	Rent	Size	\$/ft ²	Beds	Baths	Bldg Type	Last Seen
1 Bedroom									
A	440 W Sedgwick St, Philadelphia, PA 19119	1.39 mi	\$1,085	661 ft ²	\$1.64/ft ²	1 bed	1.0ba	Apartment	May 2021
B	944 E Johnson St, Philadelphia, PA 19138	0.53 mi	\$1,085	661 ft ²	\$1.64/ft ²	1 bed	1.0ba	Apartment	May 2021
C	7133 Chew Ave, Philadelphia, PA 19119	1.44 mi	\$1,100			1 bed	1.0ba	Apartment	Feb 2021
D	236 Harvey St, Philadelphia, PA 19144	1.29 mi	\$1,100	3,108 ft ²	\$0.35/ft ²	1 bed	1.0ba	Apartment	Nov 2020
E	109 W Rittenhouse St, Philadelphia, PA 19144	1.17 mi	\$1,050	500 ft ²	\$2.10/ft ²	1 bed	1.0ba	Apartment	Jun 2020

2 Bedroom

F	6310 Morton St, Philadelphia, PA 19144	0.34 mi	\$1,250			2 bed	1.0ba	Apartment	Feb 2021
G	246 W Upsal St, Philadelphia, PA 19119	1.02 mi	\$1,300	1,040 ft ²	\$1.25/ft ²	2 bed	2.0ba	Apartment	Jan 2021
H	265 , MT Pleasant Ave, Philadelphia, PA 19119	1.4 mi	\$1,240	800 ft ²	\$1.55/ft ²	2 bed	1.0ba	Apartment	Nov 2020
I	265 , MT Pleasant Ave, Philadelphia, PA 19119	1.4 mi	\$1,285	685 ft ²	\$1.88/ft ²	2 bed	1.0ba	Apartment	Nov 2020
J	7000 Mc Callum St, Philadelphia, PA 19119	1.45 mi	\$1,300	900 ft ²	\$1.44/ft ²	2 bed	1.0ba	Apartment	Aug 2020

3 Bedroom

K	456 Mechanic St, Philadelphia, PA 19144	0.48 mi	\$1,250	1,086 ft ²	\$1.15/ft ²	3 bed	1.0ba	House	Apr 2021
L	6369 Chew Ave, Philadelphia, PA 19138	0.27 mi	\$1,200	1,300 ft ²	\$0.92/ft ²	3 bed	1.5ba	House	Nov 2020
M	110 E Pastorius St, Philadelphia, PA 19144	0.52 mi	\$1,250	1,110 ft ²	\$1.13/ft ²	3 bed	1.0ba	House	Aug 2020
N	23 Montana St, Philadelphia, PA 19119	0.65 mi	\$1,200	1,400 ft ²	\$0.86/ft ²	3 bed	1.0ba	Apartment	Jul 2020
O	419 E Upsal St, Philadelphia, PA 19119	0.61 mi	\$1,300	1,050 ft ²	\$1.24/ft ²	3 bed	1.0ba	House	Jul 2020

	Address	Distance	Rent	Size	\$/ft ²	Beds	Baths	Bldg Type	Last Seen
4 Bedroom									
P	448 High St, Philadelphia, PA 19144	0.44 mi	\$1,575	1,544 ft ²	\$1.02/ft ²	4 bed	1.0ba	House	Feb 2021
Q	5034 Wade St, Philadelphia, PA 19144	1.96 mi	\$1,490	1,350 ft ²	\$1.10/ft ²	4 bed	1.5ba	House	Dec 2020
R	4339 Germantown Ave, Philadelphia, PA 19140	2.91 mi	\$1,500			4 bed	2.0ba	House	Aug 2020
S	5442 N Marvine St, Philadelphia, PA 19141	2.64 mi	\$1,500	1,400 ft ²	\$1.07/ft ²	4 bed	2.0ba	House	Jul 2020
T	1520 W Duncannon Ave, Philadelphia, PA 19141	2.37 mi	\$1,500	1,856 ft ²	\$0.81/ft ²	4 bed	1.0ba	Apartment	May 2020

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