

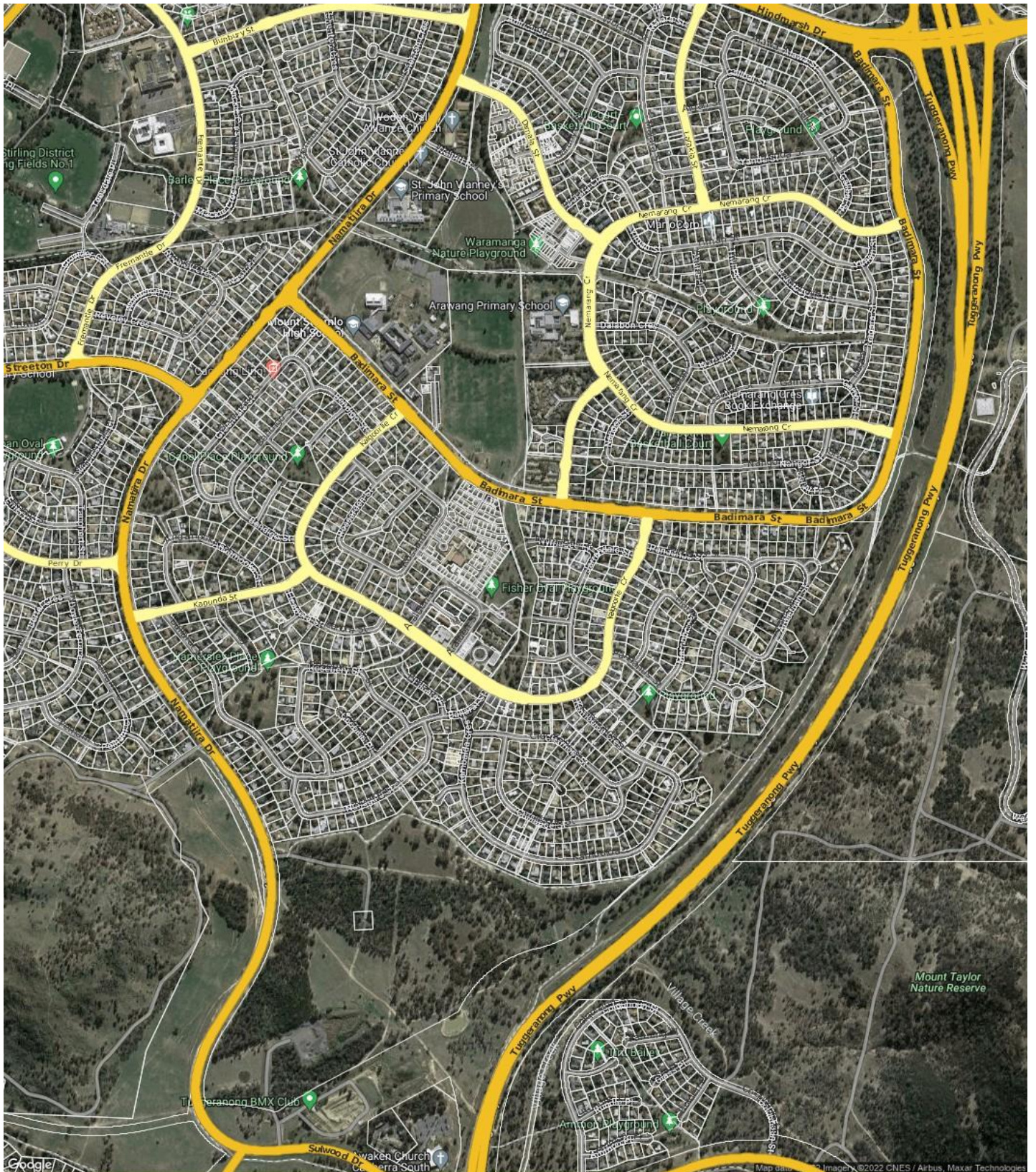
SUBURB FLYOVER REPORT

FISHER (HOUSE)

PREPARED BY: AUCTION ADVANTAGE, PH: 1300347655



FISHER - Suburb Map



Prepared on 29/12/2022 by Auction Advantage. © Property Data Solutions Pty Ltd 2022 (pricfinder.com.au)

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FISHER - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2004	49	\$ 360,000	0.0 %	\$ 162,500	\$ 640,000
2005	51	\$ 355,000	-1.4 %	\$ 280,000	\$ 635,000
2006	59	\$ 386,000	8.7 %	\$ 290,000	\$ 685,000
2007	58	\$ 441,000	14.2 %	\$ 197,500	\$ 866,000
2008	35	\$ 450,000	2.0 %	\$ 200,000	\$ 610,000
2009	29	\$ 463,000	2.9 %	\$ 320,000	\$ 700,000
2010	35	\$ 510,000	10.2 %	\$ 100,000	\$ 888,000
2011	43	\$ 535,000	4.9 %	\$ 275,000	\$ 855,000
2012	40	\$ 572,000	6.9 %	\$ 400,000	\$ 900,000
2013	54	\$ 547,500	-4.3 %	\$ 260,000	\$ 1,200,000
2014	49	\$ 550,000	0.5 %	\$ 272,500	\$ 840,000
2015	56	\$ 541,250	-1.6 %	\$ 250,000	\$ 850,000
2016	43	\$ 615,000	13.6 %	\$ 425,000	\$ 897,000
2017	42	\$ 637,500	3.7 %	\$ 176,666	\$ 970,000
2018	62	\$ 657,500	3.1 %	\$ 247,000	\$ 1,010,000
2019	51	\$ 660,000	0.4 %	\$ 160,000	\$ 965,500
2020	51	\$ 740,000	12.1 %	\$ 275,000	\$ 1,230,000
2021	56	\$ 917,500	24.0 %	\$ 394,000	\$ 1,640,000
2022	35	\$ 1,050,000	14.4 %	\$ 450,000	\$ 13,000,000

Median Sale Price

\$1.06m

Based on 52 recorded House sales within the last 12 months (Oct '21 - Sep '22)

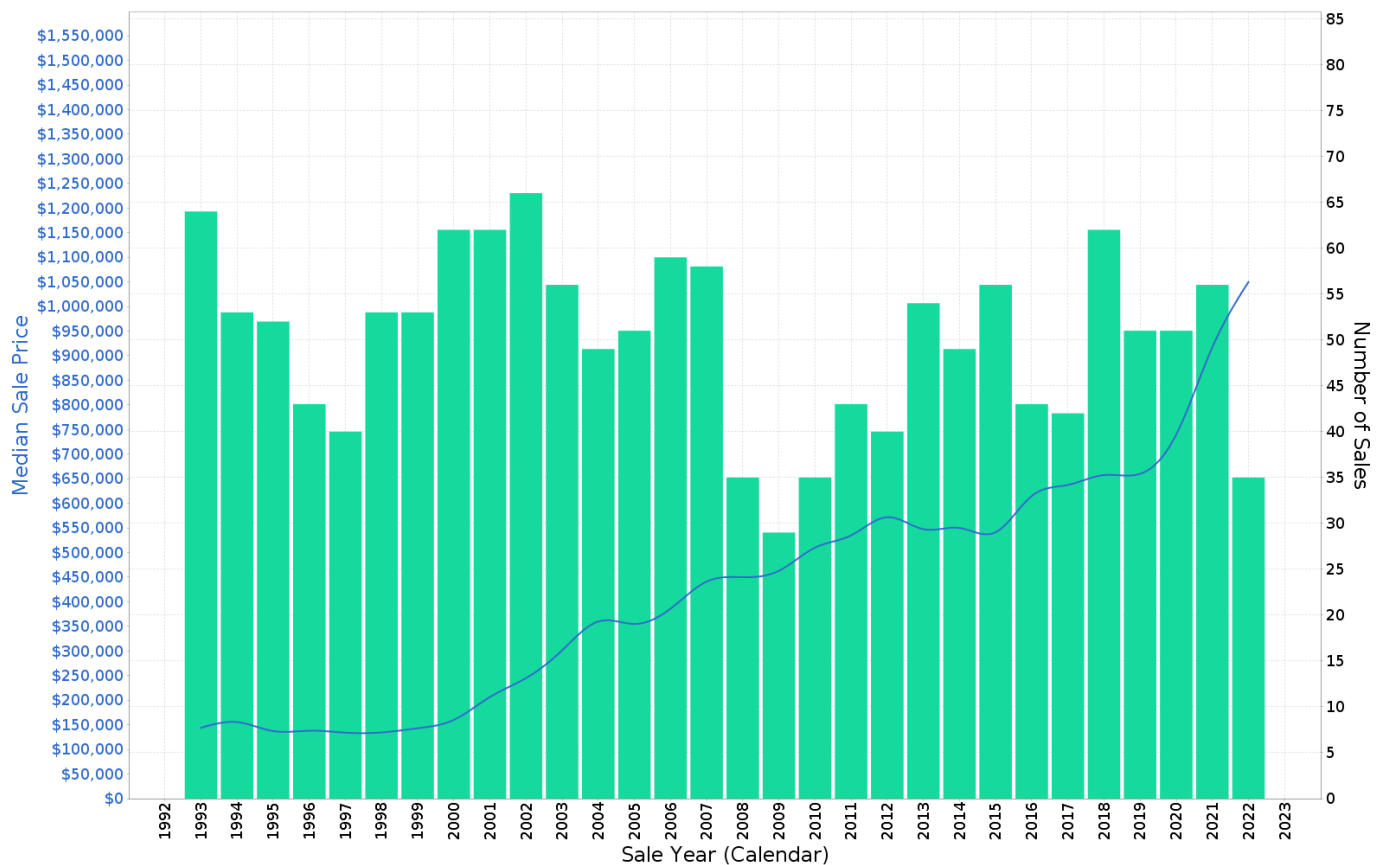
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

+28.7%

Current Median Price: \$1,062,000
Previous Median Price: \$825,000

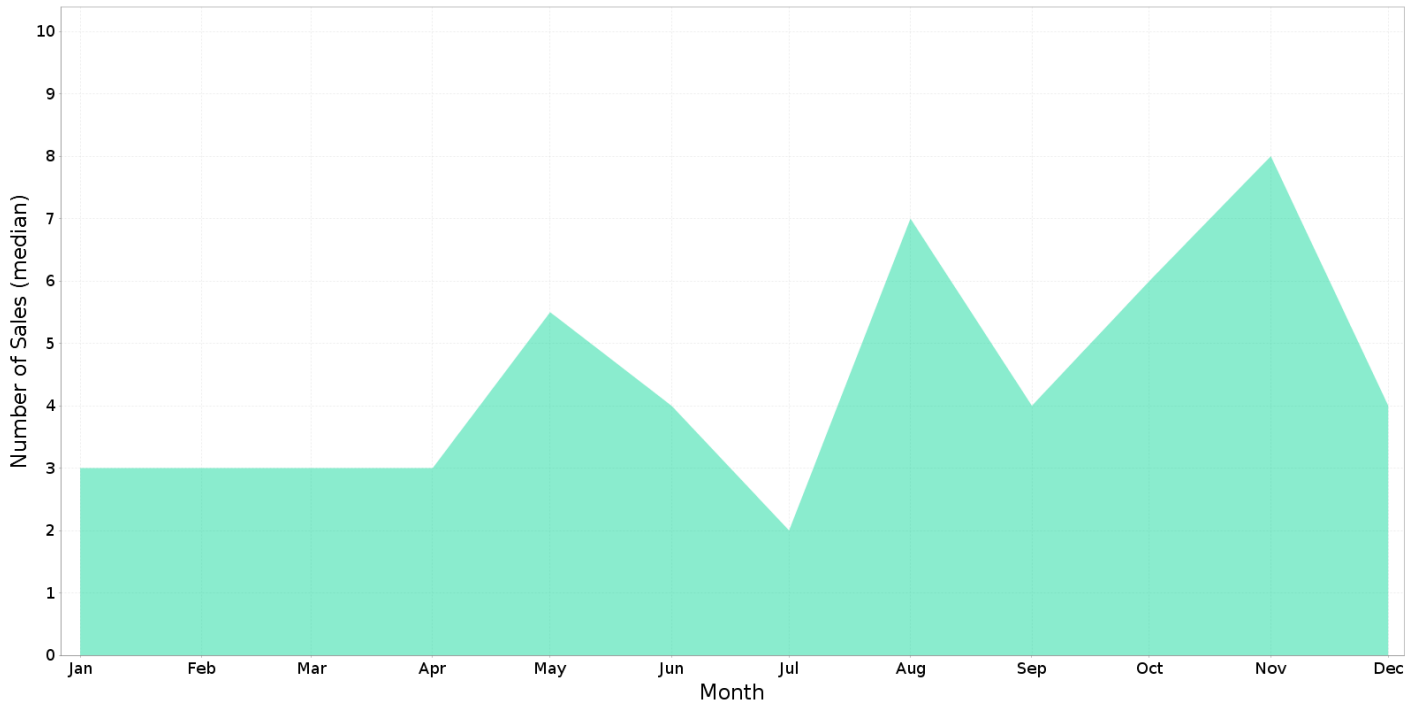
Based on 109 recorded House sales compared over the last two rolling 12 month periods



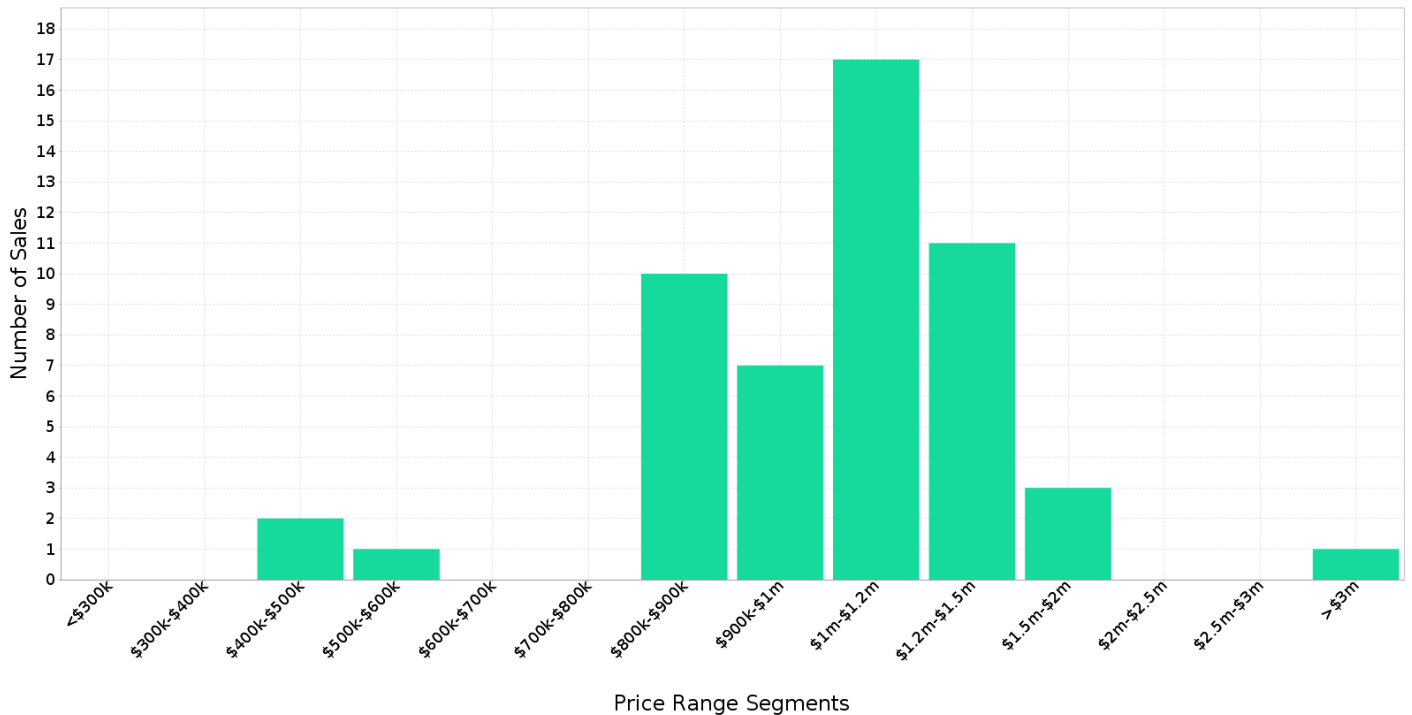
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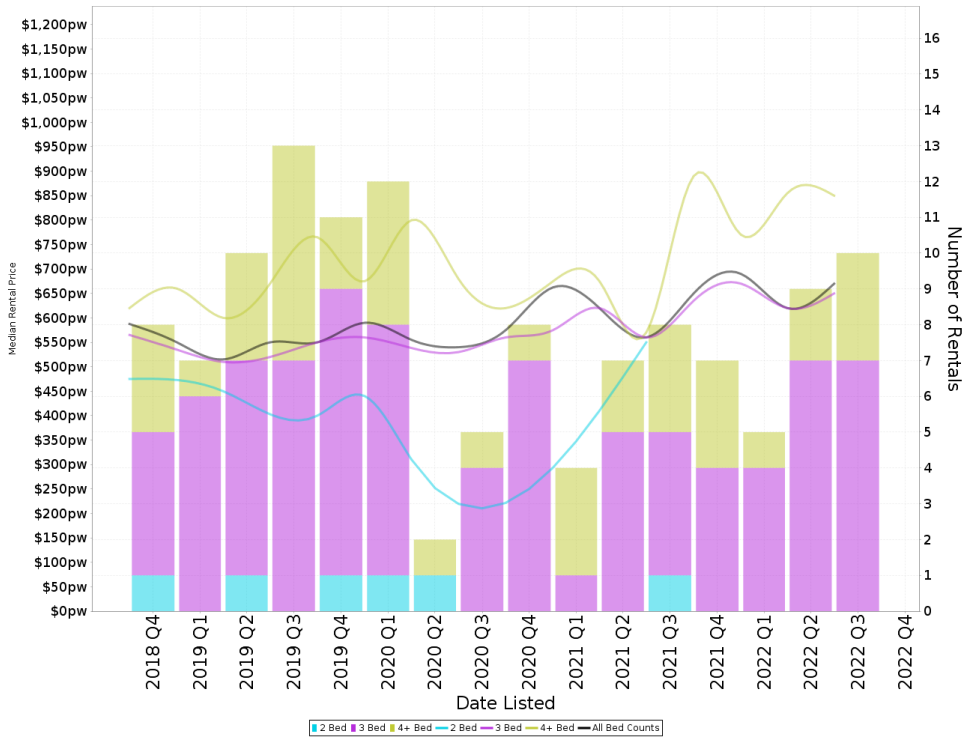
FISHER - Peak Selling Periods (3 years)



FISHER - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+28.7%

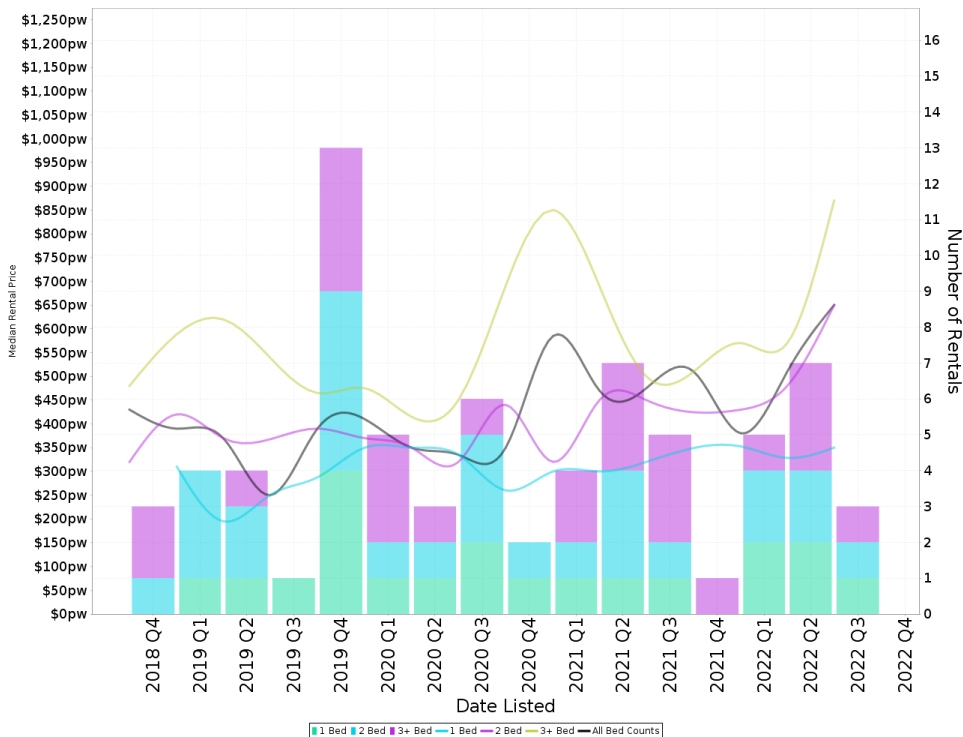
Current Median Price: \$1,062,000
Previous Median Price: \$825,000
Based on 109 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+2.6%

Current Median Price: \$1,062,000
Current Median Rent: \$535
Based on 38 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+27.2%

Current Median Price: \$496,000
Previous Median Price: \$390,000
Based on 55 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.1%

Current Median Price: \$496,000
Current Median Rent: \$390
Based on 12 registered Unit rentals compared over the last 12 months.

FISHER - Recently Sold Properties

Median Sale Price

\$1.06m

Based on 52 recorded House sales within the last 12 months (Oct '21 - Sep '22)

Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

+28.7%

Current Median Price: \$1,062,000
Previous Median Price: \$825,000

Based on 109 recorded House sales compared over the last two rolling 12 month periods


Sold Properties

52


Based on recorded House sales within the 12 months (Oct '21 - Sep '22)




Based on a rolling 12 month period and may differ from calendar year statistics

40 ROSSARDEN ST




\$920,500







780 m²   

67 KAMBALDA CRES



\$750,000



1,328 m²   

29 CLERMONT ST




\$1,200,000







725 m²   

21 NULLAGINE ST




\$1,220,000






919 m²   

189 NAMATJIRA DR



\$820,000




793 m²   

42 KAMBALDA CRES




\$892,750







790 m²   

14 CHILLAGOE ST




\$1,080,000







825 m²   

2 KALGOORLIE CRES



\$1,425,000







447 m²   

46 GREENVALE ST




\$1,350,000



1,406 m²   

2 COBAR PL

\$1,157,000



Aug 2022
29 Days

988 m² 4 2 2

58 GREENVALE ST

\$810,000



18.0m
45.7m
42.0m
1,058 m²

Jul 2022
N/A

1,058 m² 2 1 1

14 NYMAGEE PL

\$935,000



Jul 2022
N/A

669 m² 3 1 1

16 JARRAHDAL ST

\$875,000

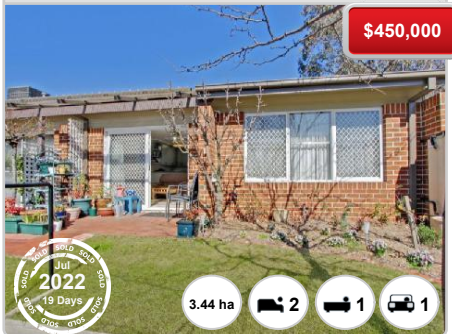


Jul 2022
63 Days

664 m² 3 1 1

5/177 BADIMARA ST

\$450,000



Jul 2022
19 Days

3.44 ha 2 1 1

119 NAMATJIRA DR

\$1,160,800



Jul 2022
6 Days

973 m² 4 2 1

FISHER - Properties For Rent

Median Rental Price

\$535 /w

Based on 38 recorded House rentals within the last 12 months (Oct '21 - Sep '22)

Based on a rolling 12 month period and may differ from calendar year statistics

Rental Yield

+2.6%

Current Median Price: \$1,062,000
Current Median Rent: \$535

Based on 52 recorded House sales and 38 House rentals compared over the last 12 months


Number of Rentals

38




Based on recorded House rentals within the last 12 months (Oct '21 - Sep '22)

Based on a rolling 12 month period and may differ from calendar year statistics

5 Pilbara Place



\$730 per week

630 m²   

Dec 2022 9 Days

11 GULGONG PLACE



\$840 weekly

759 m²   

Dec 2022 14 Days

11 Gulgong PI




\$840 per week




759 m²   

Dec 2022 14 Days

5 Maranboy St

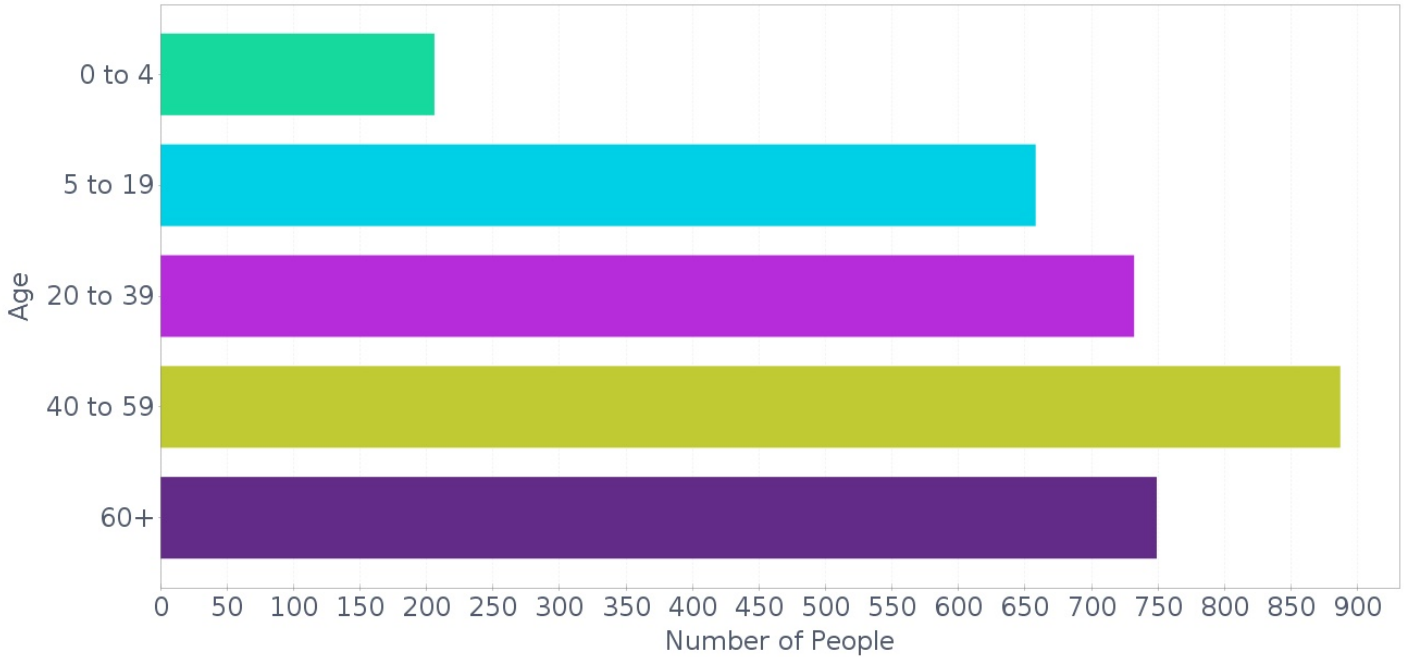


\$650 per week

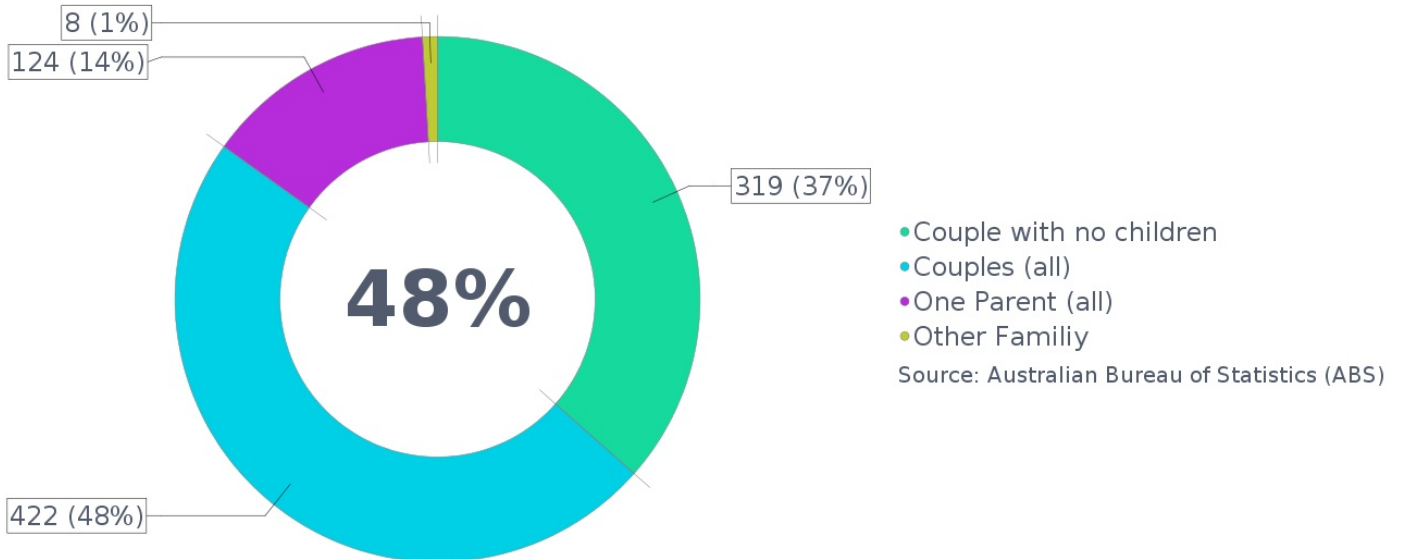
744 m²   

Dec 2022 17 Days

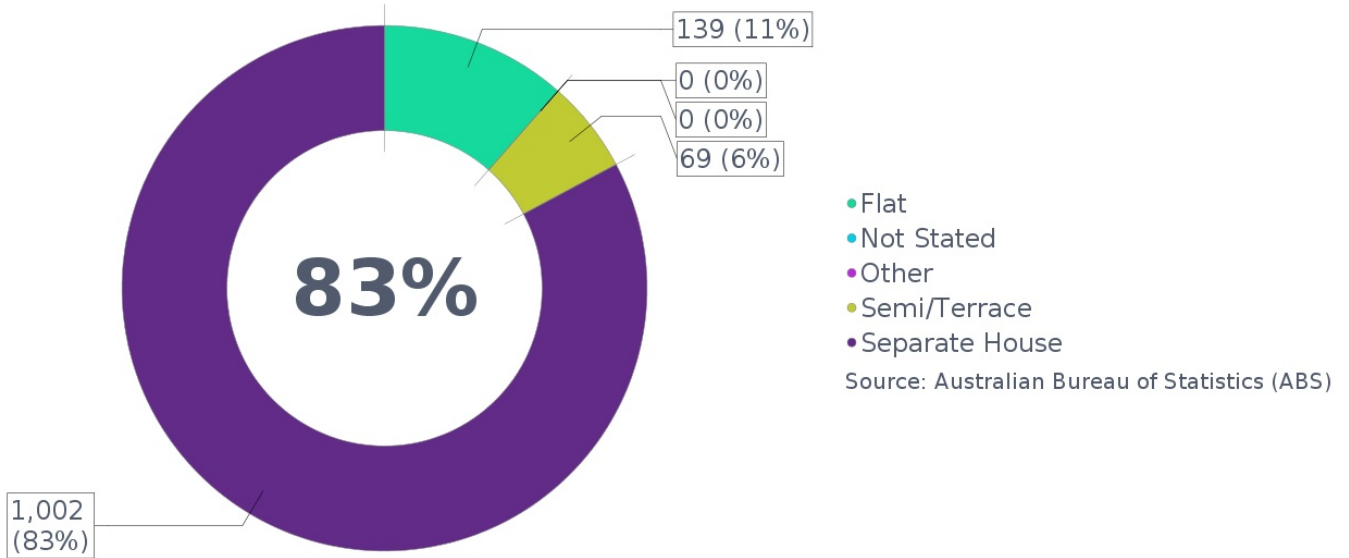
Age of Population (2021)



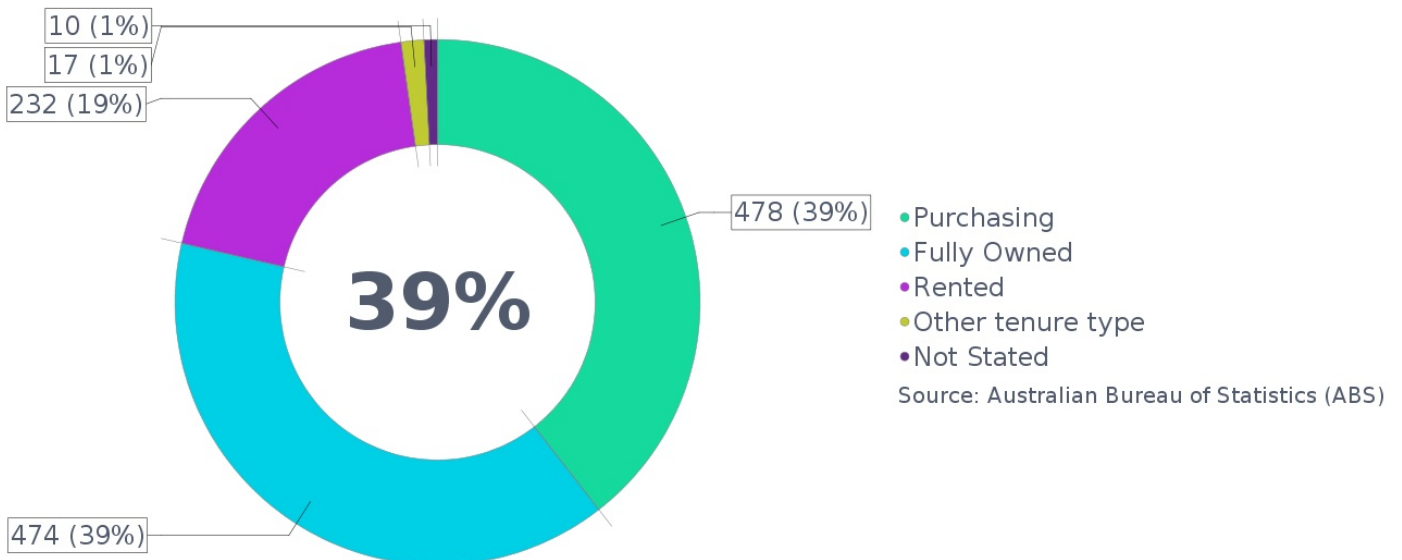
Family Composition (2021)



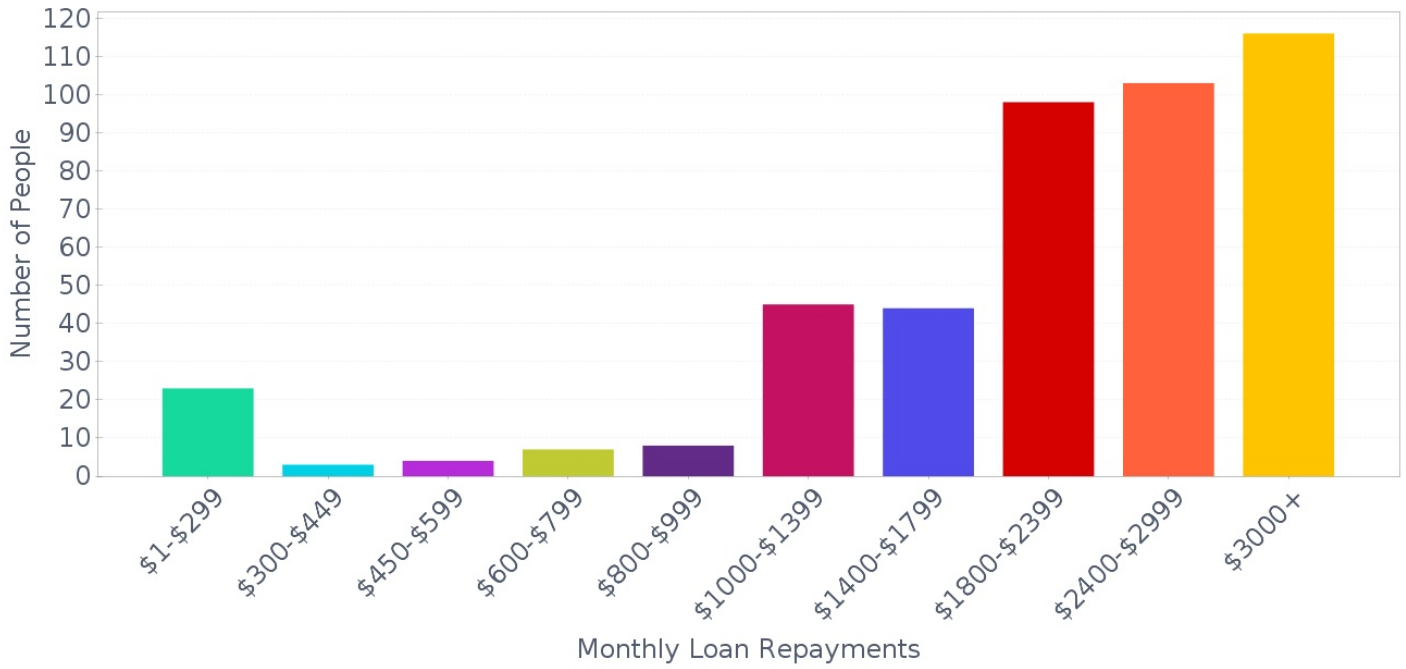
Dwelling Structure (2021)



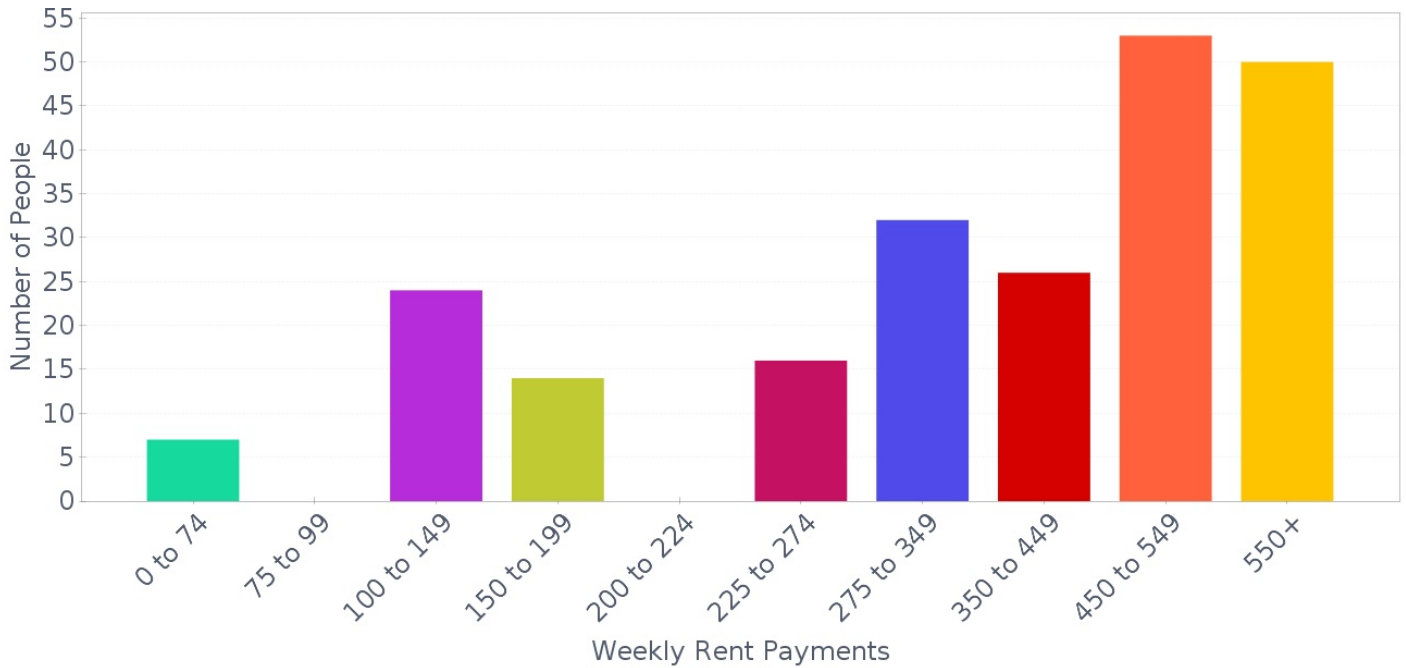
Home Ownership (2021)



Home Loan Repayments - Monthly (2021)

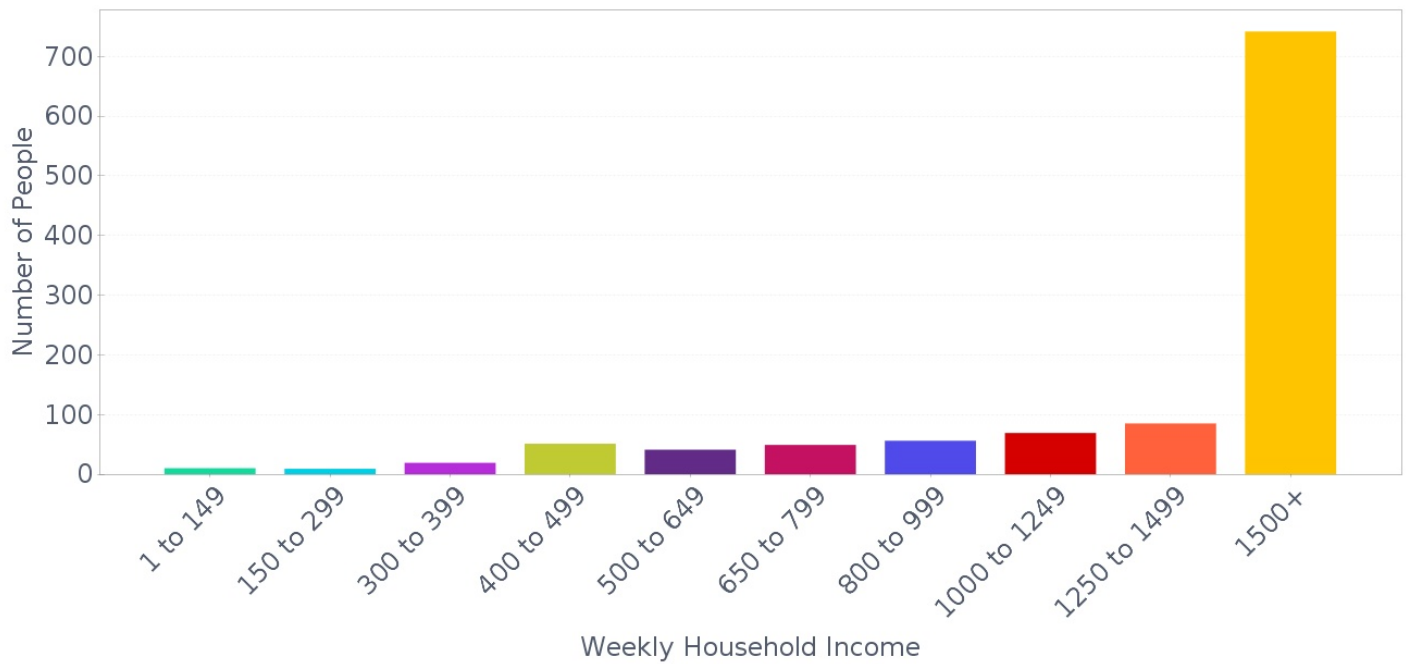


Rent Payments - Weekly (2021)

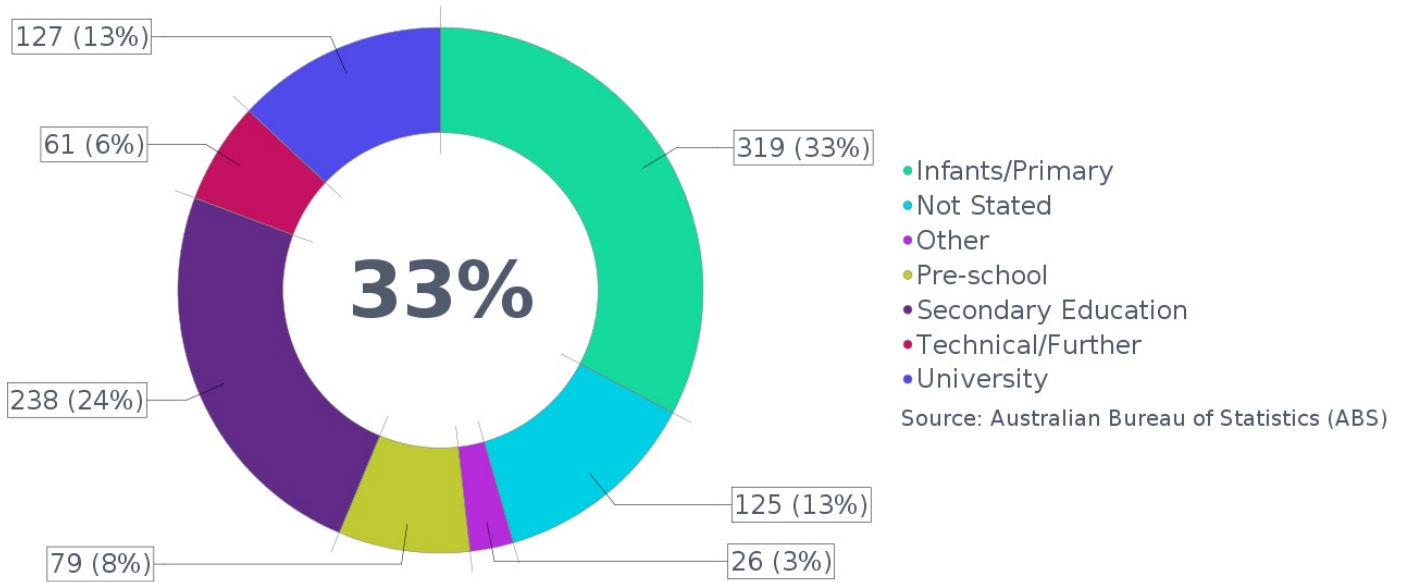




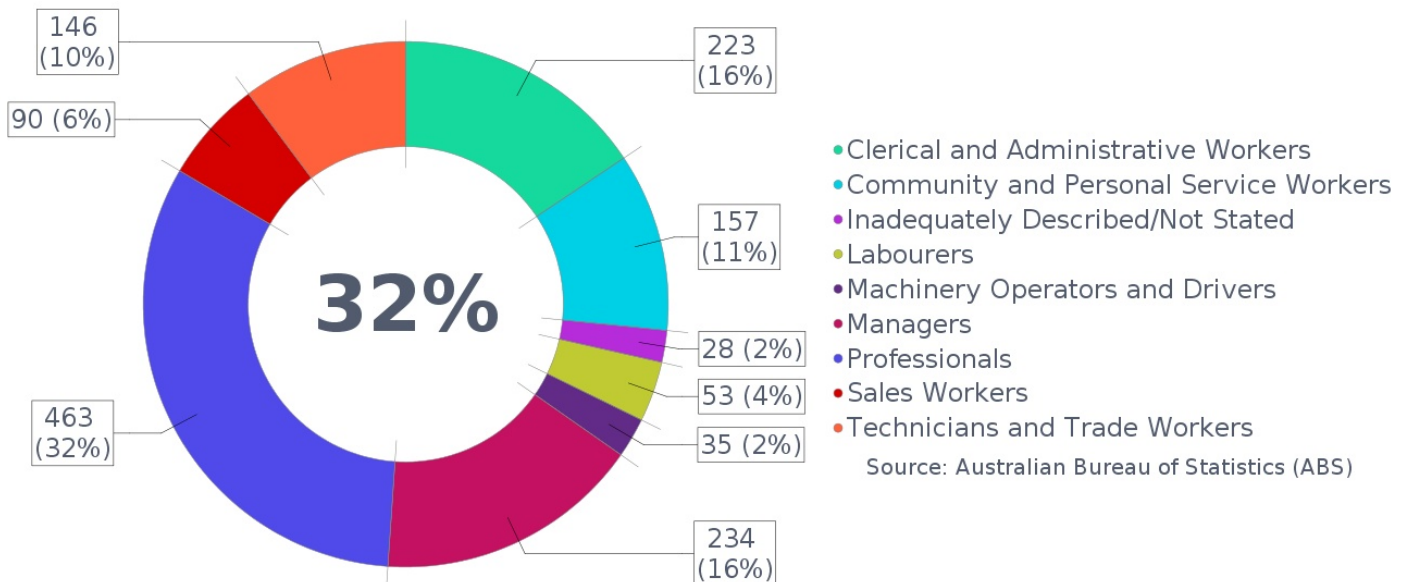
Household Income - Weekly (2021)



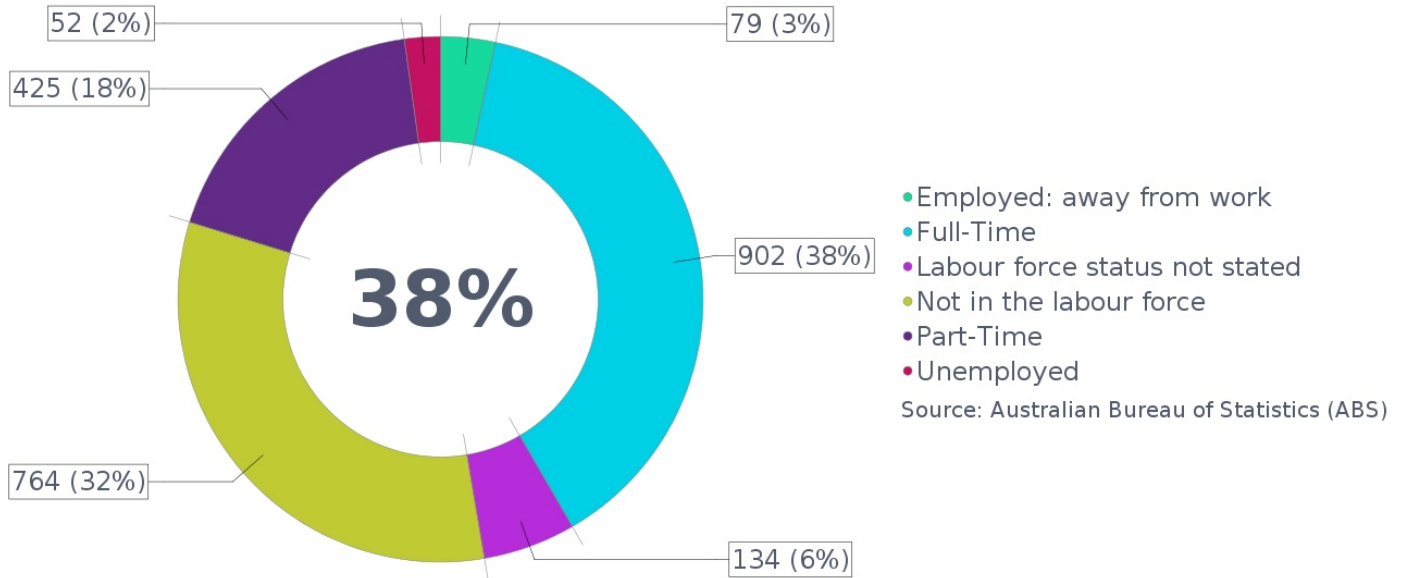
Non-School Qualification: Level of Education (2021)



Occupation (2021)



Employment (2021)



Method of Travel to Work (2021)

