

SUBURB FLYOVER REPORT

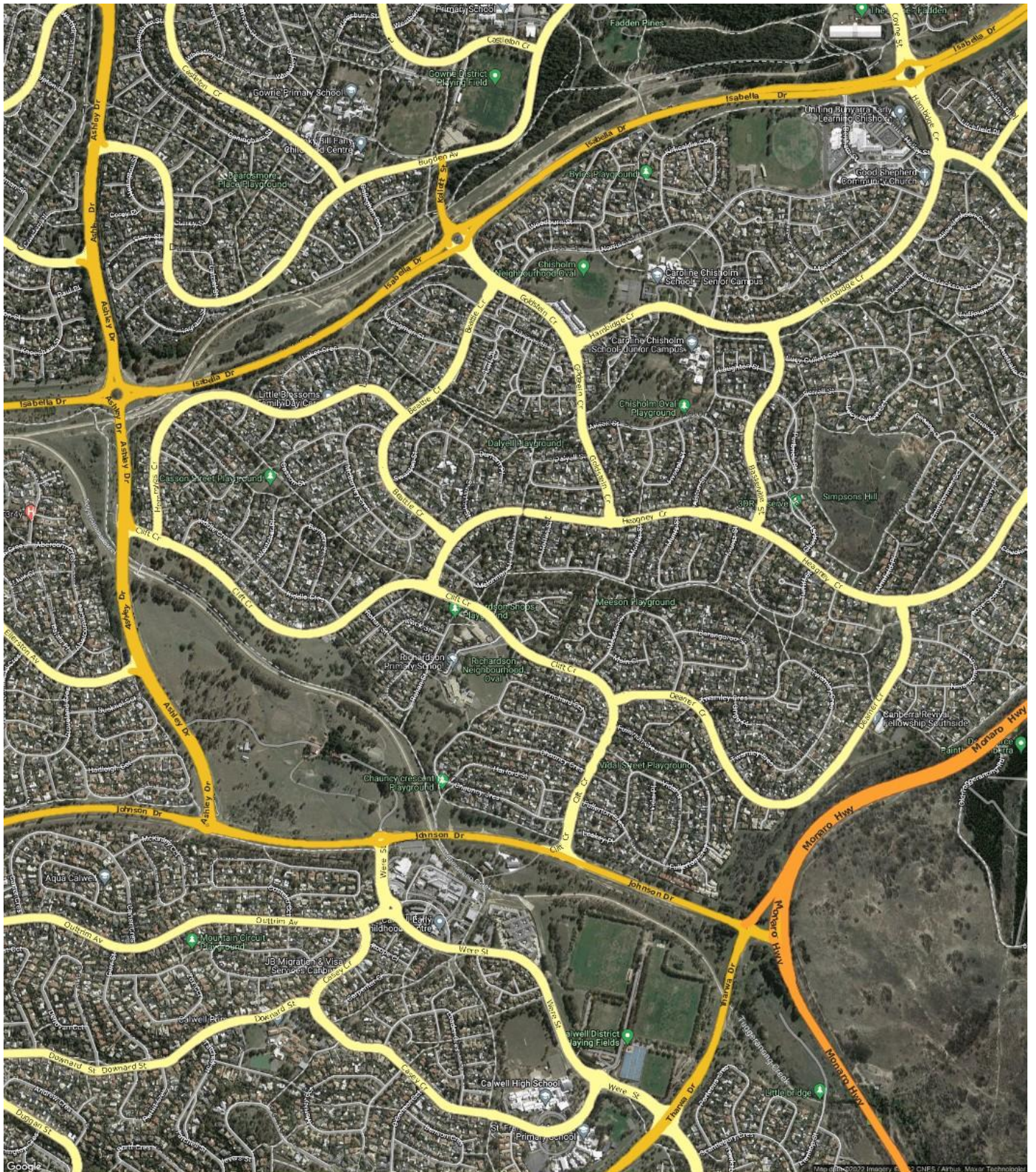
RICHARDSON (HOUSE)

PREPARED BY: AUCTION ADVANTAGE, PH: 1300347655





RICHARDSON - Suburb Map



Prepared on 03/01/2023 by Auction Advantage. © Property Data Solutions Pty Ltd 2023 (pricfinder.com.au)

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RICHARDSON - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2005	51	\$ 290,000	0.0 %	\$ 200,000	\$ 410,000
2006	45	\$ 319,950	10.3 %	\$ 260,000	\$ 430,000
2007	46	\$ 368,500	15.2 %	\$ 220,000	\$ 515,000
2008	29	\$ 361,500	-1.9 %	\$ 140,000	\$ 470,000
2009	41	\$ 407,000	12.6 %	\$ 66,600	\$ 575,000
2010	26	\$ 422,500	3.8 %	\$ 202,500	\$ 700,000
2011	34	\$ 437,500	3.6 %	\$ 22,000	\$ 730,000
2012	44	\$ 440,750	0.7 %	\$ 150,500	\$ 542,500
2013	48	\$ 432,000	-2.0 %	\$ 195,000	\$ 550,000
2014	31	\$ 450,000	4.2 %	\$ 375,000	\$ 560,000
2015	41	\$ 450,000	0.0 %	\$ 320,000	\$ 561,000
2016	31	\$ 465,000	3.3 %	\$ 22,000	\$ 610,000
2017	46	\$ 492,500	5.9 %	\$ 420,000	\$ 696,000
2018	43	\$ 545,000	10.7 %	\$ 420,000	\$ 750,000
2019	32	\$ 545,250	0.0 %	\$ 315,000	\$ 815,000
2020	42	\$ 618,000	13.3 %	\$ 400,000	\$ 760,000
2021	58	\$ 731,000	18.3 %	\$ 305,000	\$ 1,425,000
2022	38	\$ 827,500	13.2 %	\$ 230,000	\$ 1,150,000
2023	0				

Median Sale Price

\$828k

Based on 38 recorded House sales within the last 12 months (2022)

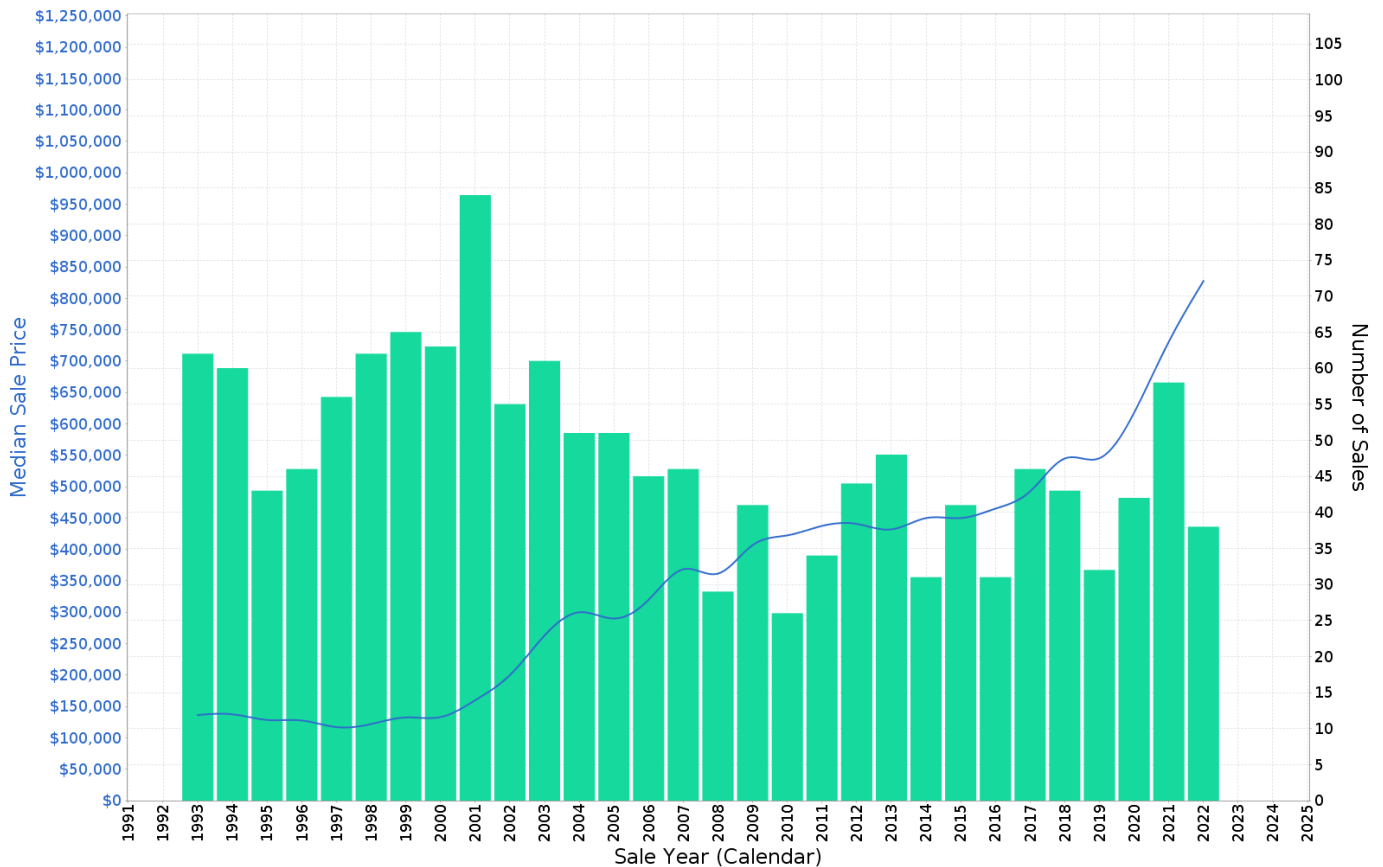
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

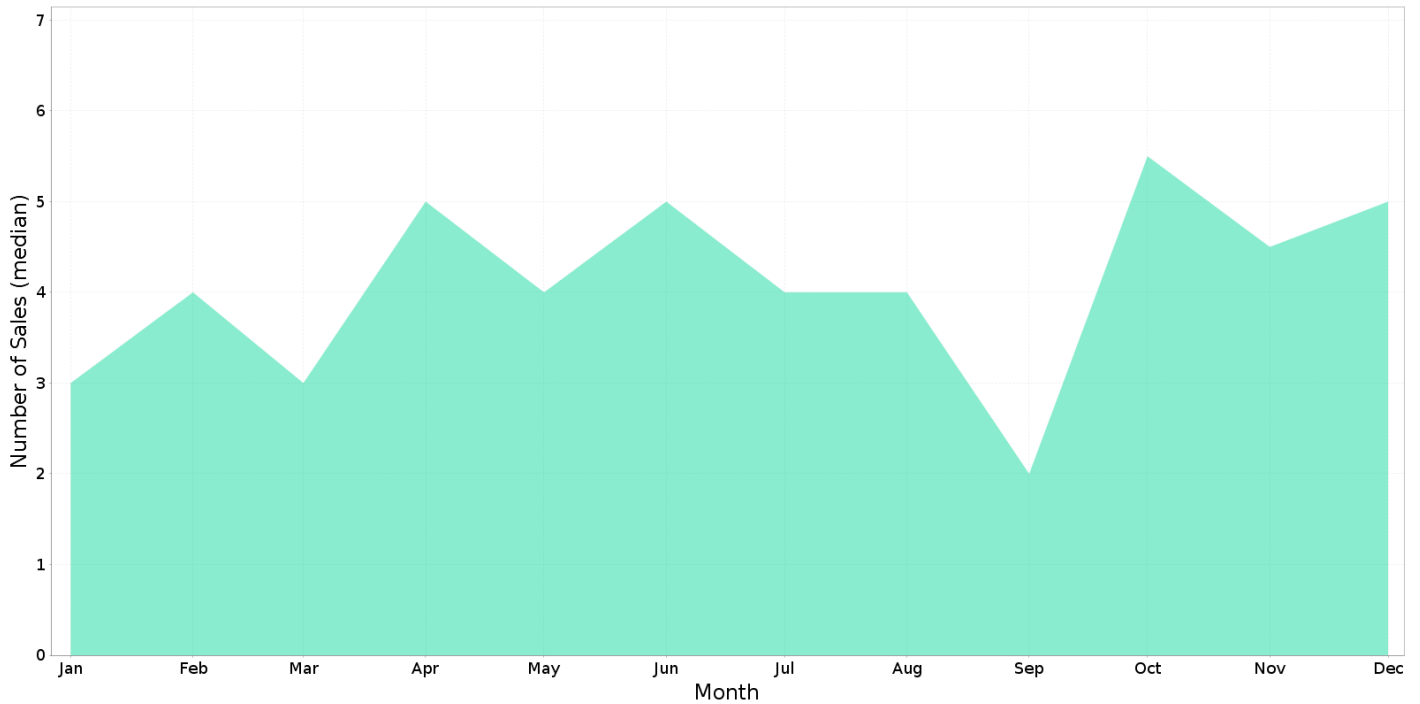
+13.2%

Current Median Price: \$827,500
Previous Median Price: \$731,000

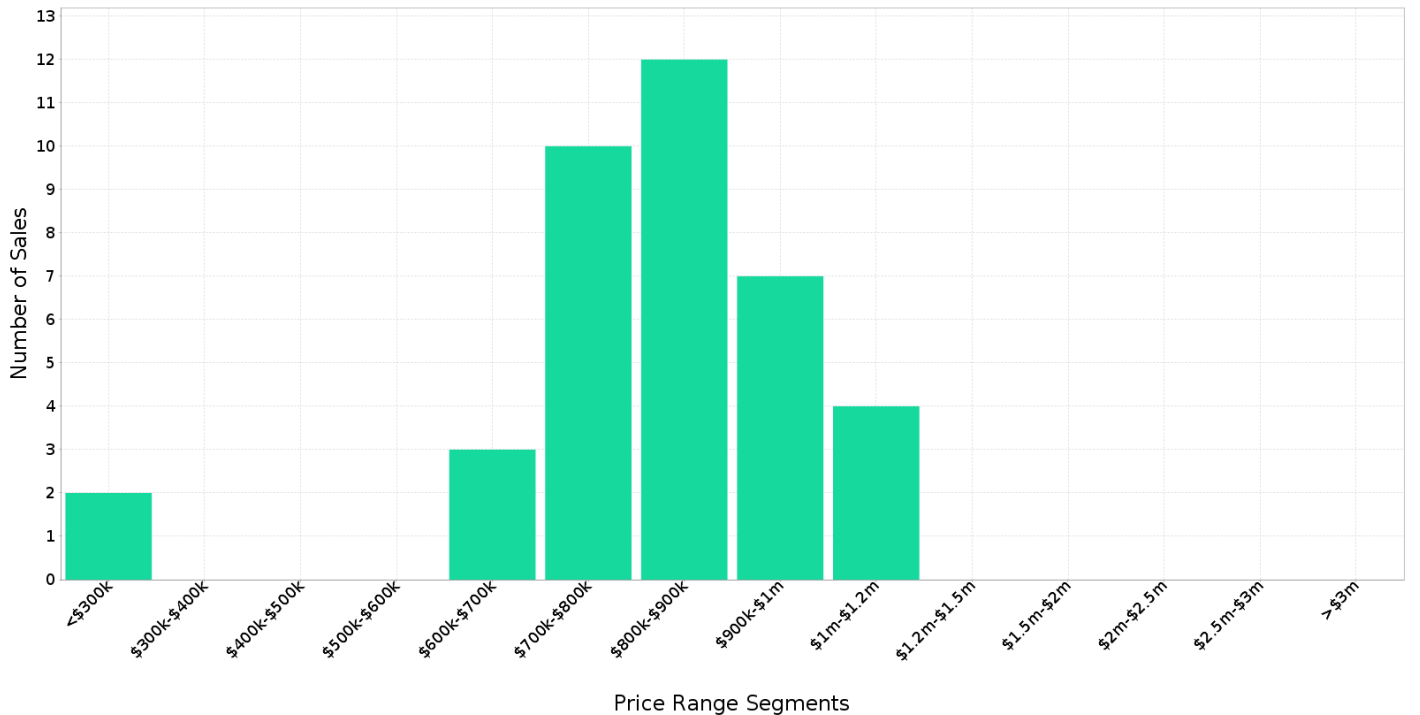
Based on 96 recorded House sales compared over the last two rolling 12 month periods



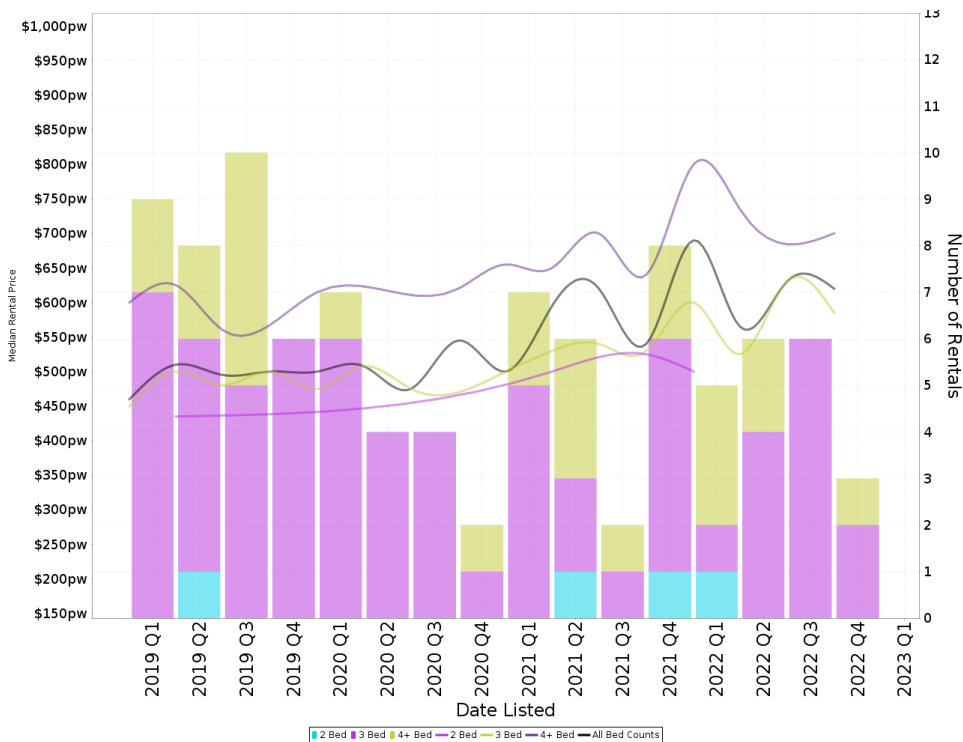
RICHARDSON - Peak Selling Periods (3 years)



RICHARDSON - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+13.2%

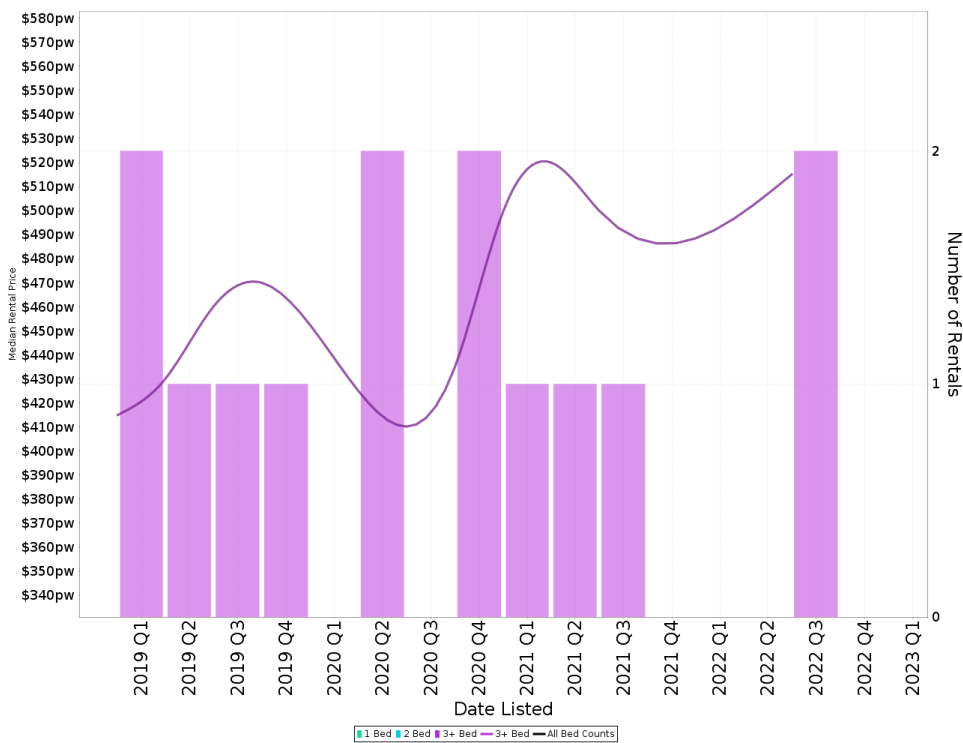
Current Median Price: \$827,500
Previous Median Price: \$731,000
Based on 96 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.1%

Current Median Price: \$827,500
Current Median Rent: \$490
Based on 33 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+10.4%

Current Median Price: \$690,000
Previous Median Price: \$625,000
Based on 23 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.2%

Current Median Price: \$690,000
Current Median Rent: \$430
Based on 5 registered Unit rentals compared over the last 12 months.

RICHARDSON - Recently Sold Properties

Median Sale Price

\$828k

Based on 38 recorded House sales within the last 12 months (2022)

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

Suburb Growth

+13.2%

Current Median Price: \$827,500
Previous Median Price: \$731,000

Based on 96 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

38

Based on recorded House sales within the 12 months (2022)

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

23 VIDAL ST

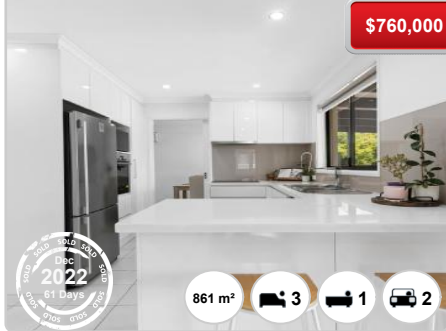


\$720,000

781 m² 3 2 2

Sold Dec 2022 130 Days

85 DEAMER CRES



\$760,000

861 m² 3 1 2

Sold Dec 2022 61 Days

24 DEAMER CRES




\$900,000

1,088 m² 4 2 4

Sold Dec 2022 23 Days

15 GRIMSHAW ST



\$796,500

826 m² 3 2 2

Sold Dec 2022 22 Days

8 VIDAL PL




\$230,000

852 m² 3 1 2

Sold Dec 2022 17 Days

5 BAILE PL



\$900,000

1,401 m² 3 2 4

Sold Sep 2022 19 Days

10 HOWSON PL



\$690,000

986 m² 3 1 -

Sold Aug 2022 24 Days

14 TWAMLEY CRES



\$805,000

681 m² 3 2 1

Sold Aug 2022 22 Days

56 CHAUNCY CRES




\$756,000

799 m² 3 1 2

Sold Aug 2022 28 Days

91 DEAMER CRES

\$260,000



21.0m 40.7m 45.0m 20.5m 878.0 m²

2022
19 Days

788 m² - - -

18 CHAUNCY CRES

\$820,500



Aug 2022
19 Days

724 m² 3 1 5

4 JENYNS PL

\$725,000



2022
23 Days

936 m² 3 1 3

6 FRANC PL

\$850,000



30.4m 28.2m 33.6m 16.0m 784.0 m²

2022
19 Days

784 m² - - -

34 HARFORD ST

\$675,000




Aug 2022
19 Days

742 m² 3 1 -

22 PRICHARD CCT

\$1,010,000



2022
N/A

851 m² 3 1 1

48 FULLERTON CRES

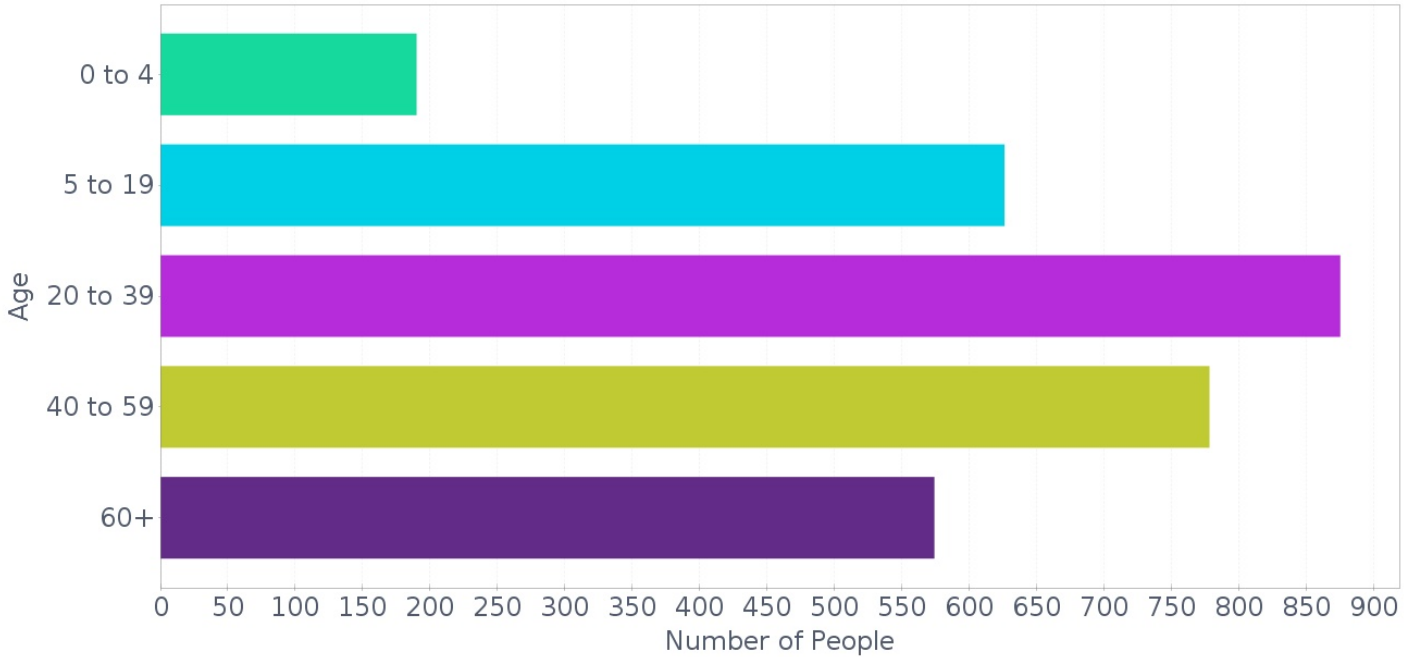
\$715,000



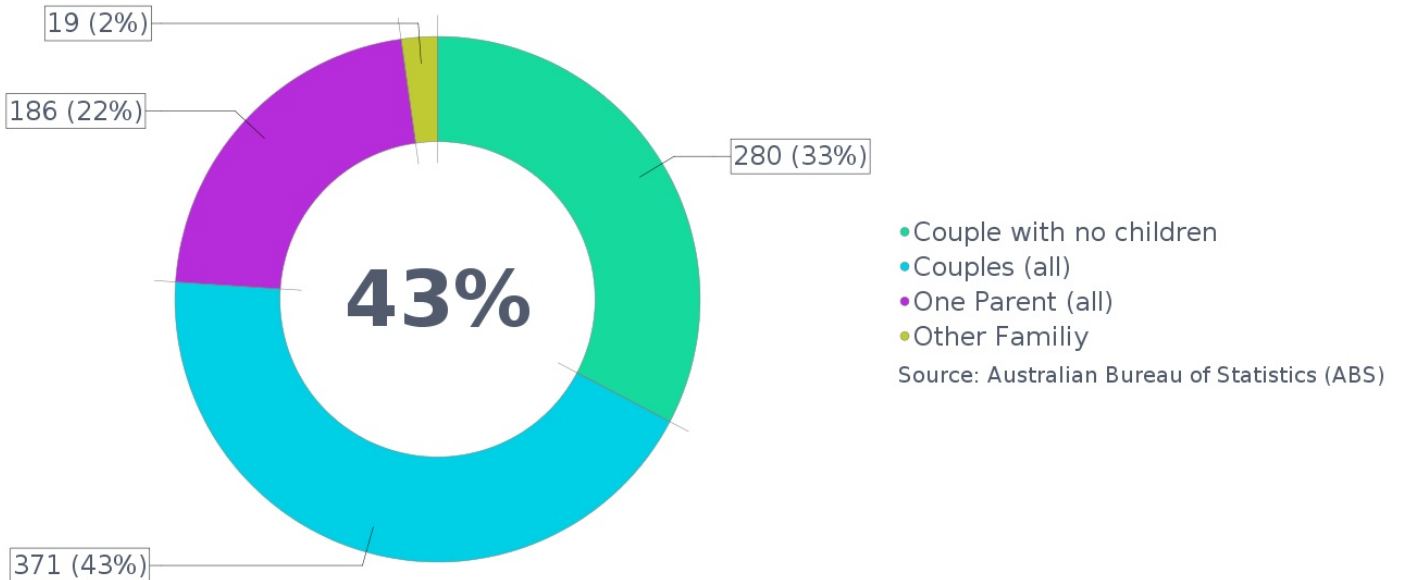
Jul 2022
N/A

735 m² 3 1 1

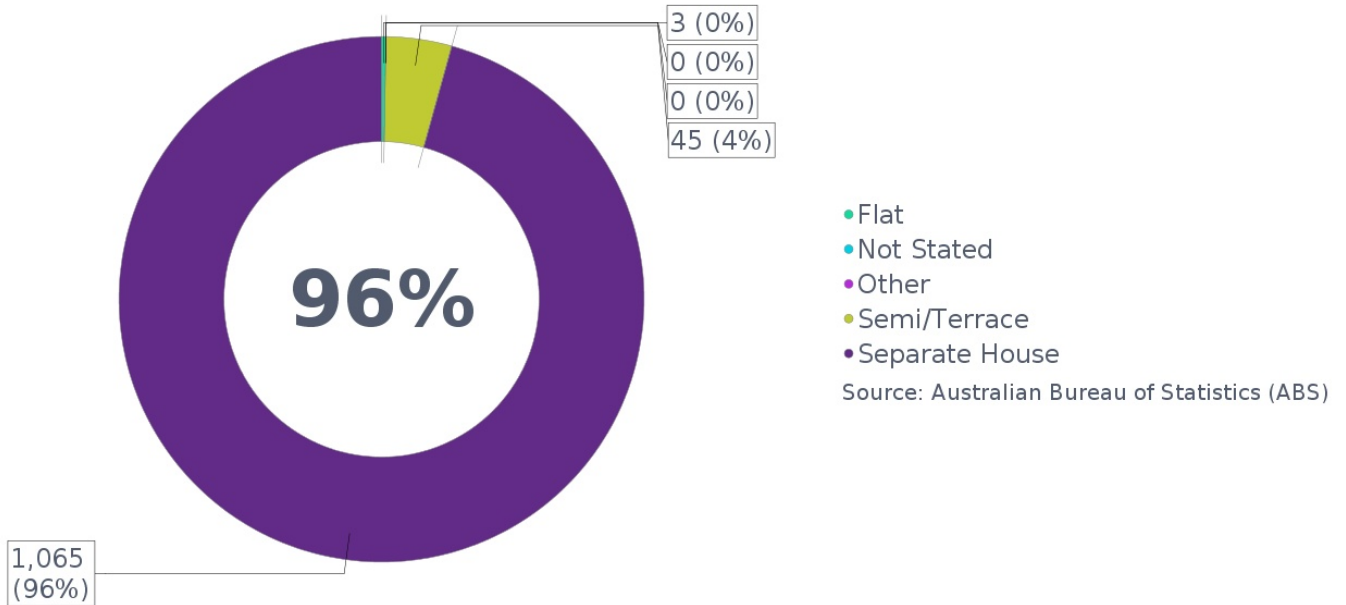
Age of Population (2021)



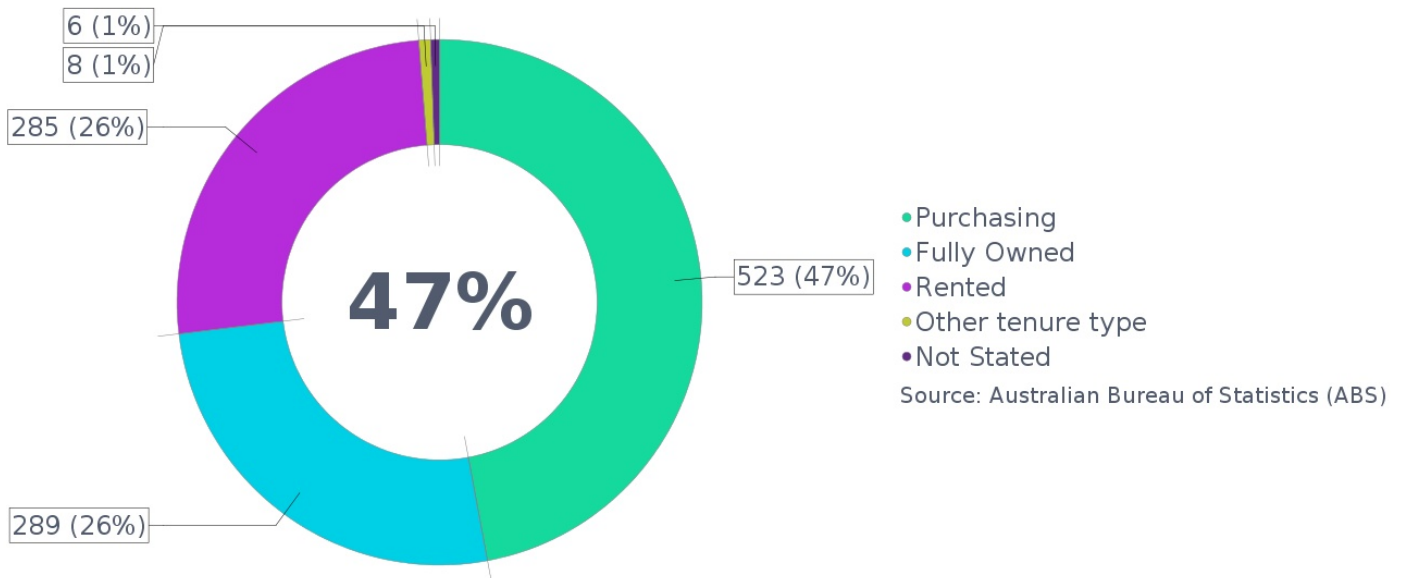
Family Composition (2021)



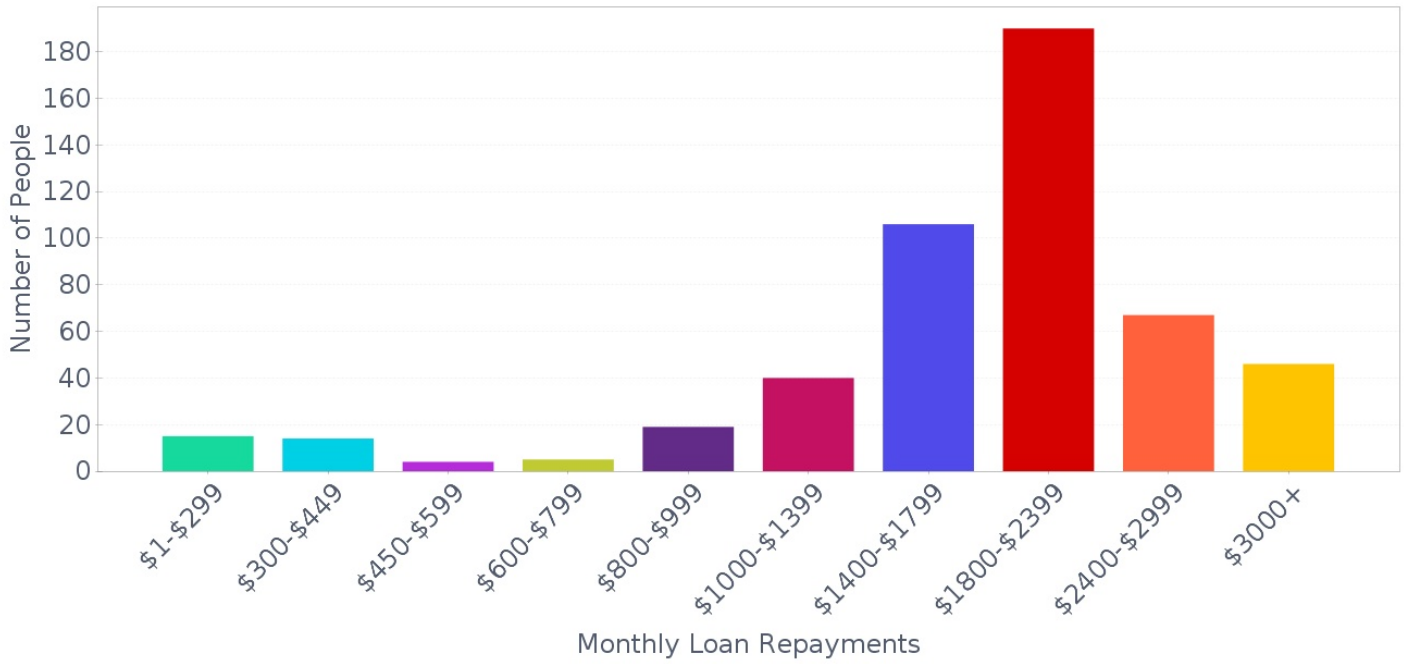
Dwelling Structure (2021)



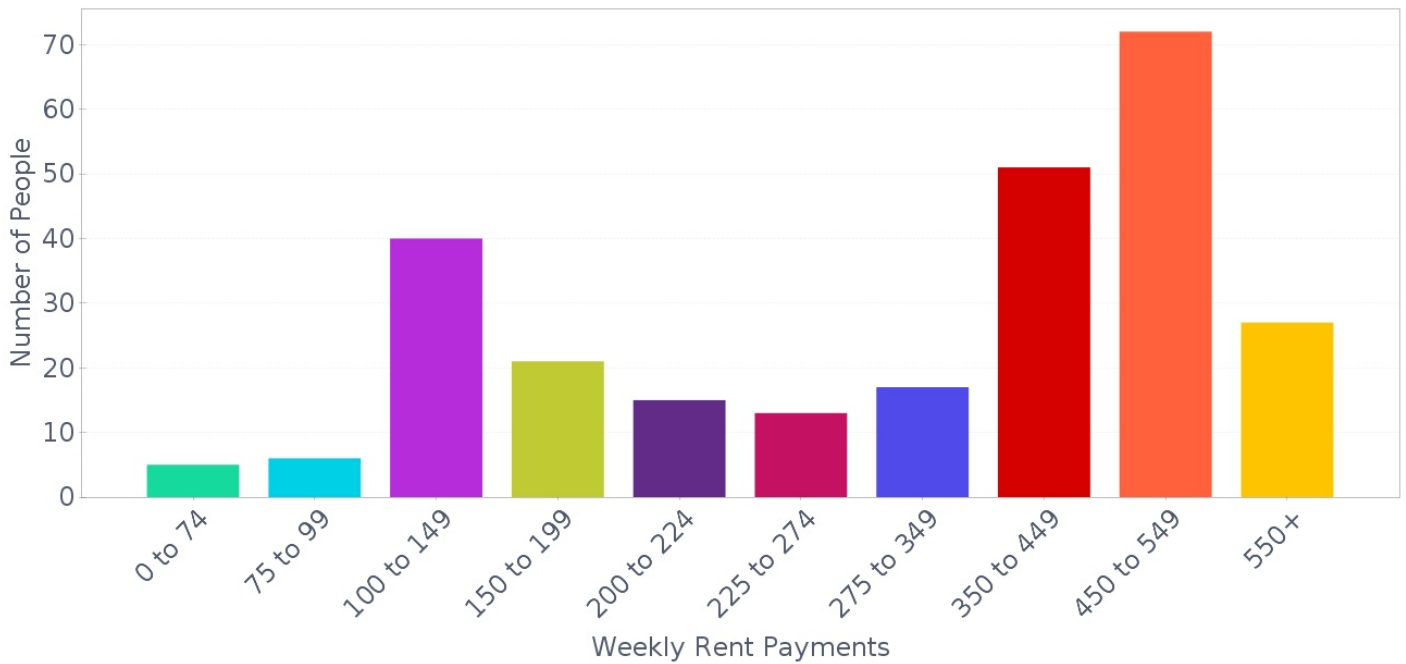
Home Ownership (2021)



Home Loan Repayments - Monthly (2021)

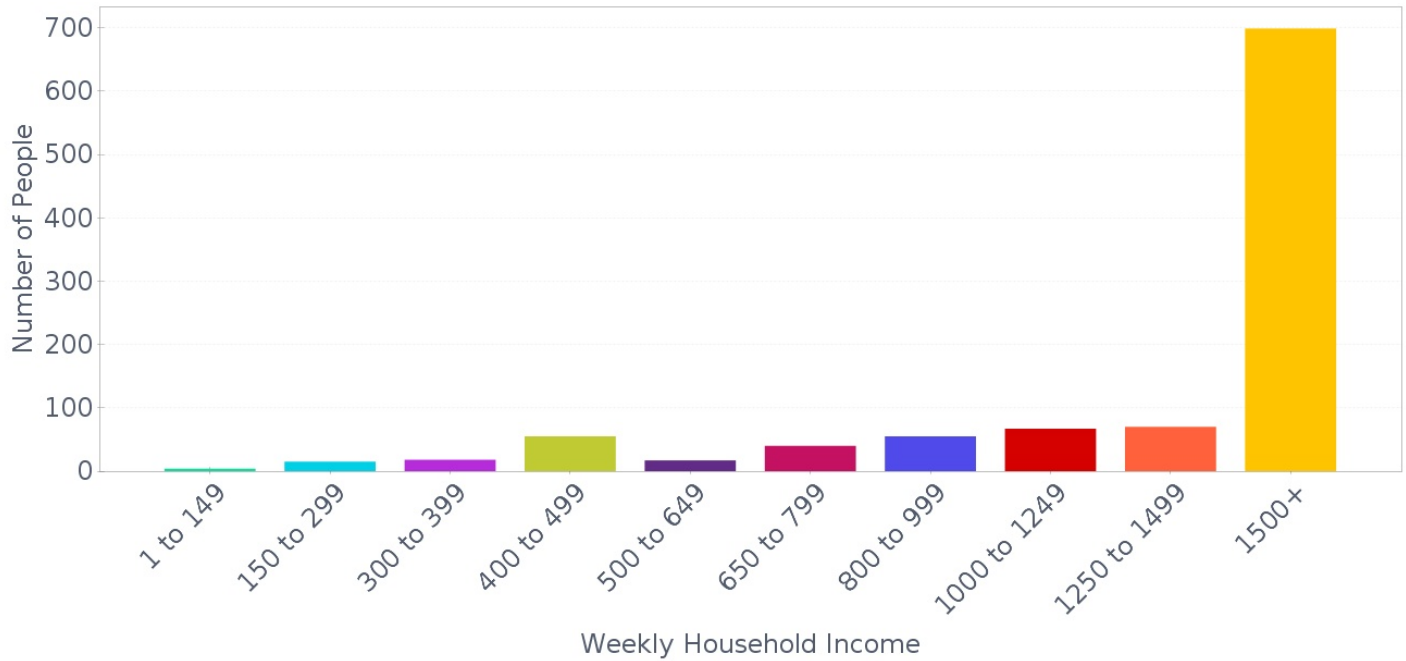


Rent Payments - Weekly (2021)

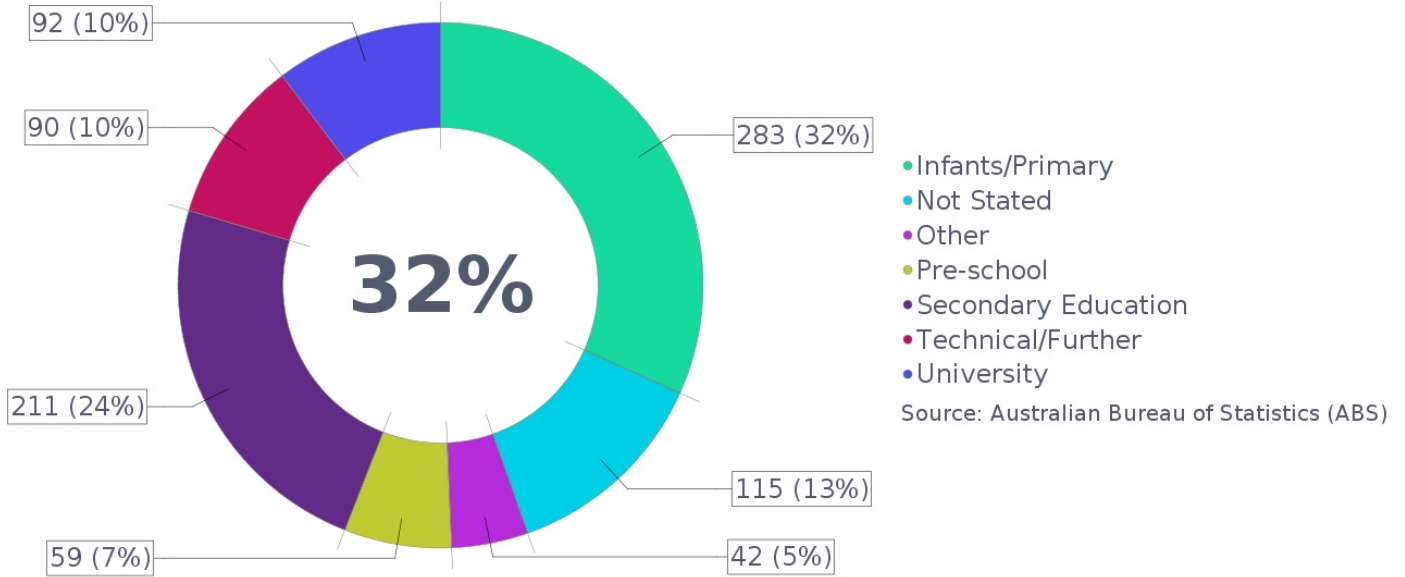




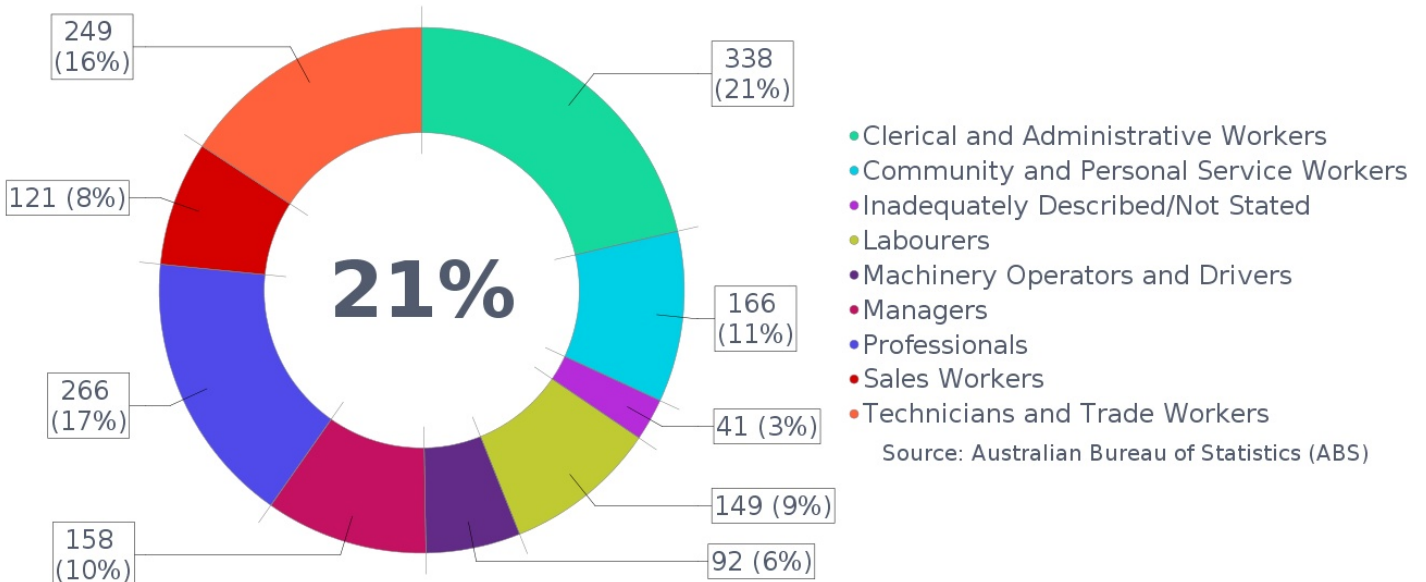
Household Income - Weekly (2021)



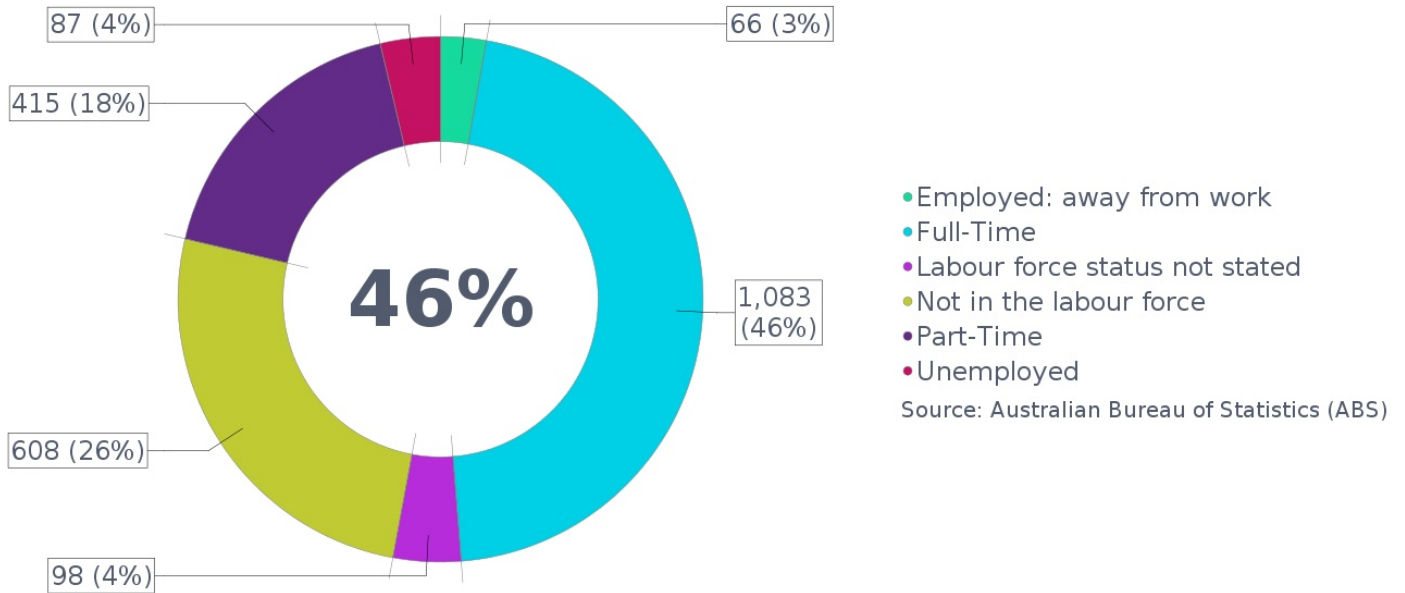
Non-School Qualification: Level of Education (2021)



Occupation (2021)



Employment (2021)



Method of Travel to Work (2021)

