

# SUBURB FLYOVER REPORT

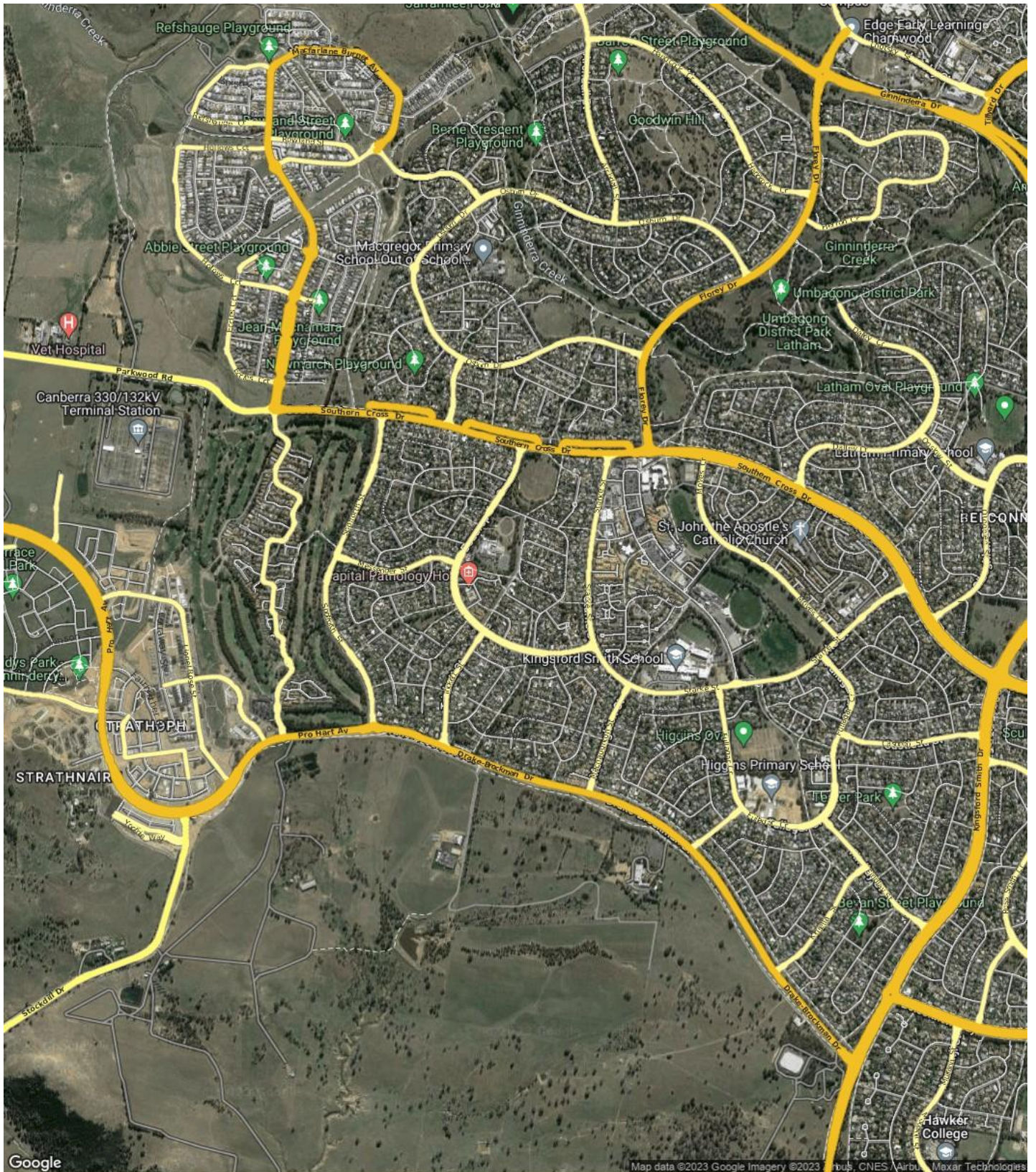
HOLT (HOUSE)

PREPARED BY: AUCTION ADVANTAGE, PH: 1300347655





## HOLT - Suburb Map



Prepared on 08/03/2023 by Auction Advantage. © Property Data Solutions Pty Ltd 2023 (pricfinder.com.au)

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## HOLT - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2005	65	\$ 286,000	0.0 %	\$ 120,000	\$ 405,000
2006	74	\$ 309,975	8.4 %	\$ 126,700	\$ 416,000
2007	73	\$ 356,000	14.8 %	\$ 137,500	\$ 500,000
2008	59	\$ 377,000	5.9 %	\$ 185,000	\$ 480,000
2009	73	\$ 385,000	2.1 %	\$ 130,000	\$ 531,000
2010	49	\$ 420,000	9.1 %	\$ 190,000	\$ 530,000
2011	43	\$ 415,000	-1.2 %	\$ 225,000	\$ 530,000
2012	40	\$ 420,000	1.2 %	\$ 310,000	\$ 620,000
2013	54	\$ 432,475	3.0 %	\$ 4,850	\$ 5,175,000
2014	63	\$ 440,000	1.7 %	\$ 180,000	\$ 535,000
2015	51	\$ 446,000	1.4 %	\$ 260,000	\$ 618,000
2016	58	\$ 471,000	5.6 %	\$ 4,000	\$ 742,000
2017	51	\$ 515,000	9.3 %	\$ 365,001	\$ 640,000
2018	65	\$ 545,000	5.8 %	\$ 55,000	\$ 785,000
2019	77	\$ 540,000	-0.9 %	\$ 271,000	\$ 685,000
2020	83	\$ 606,660	12.3 %	\$ 83,450	\$ 895,000
2021	90	\$ 757,500	24.9 %	\$ 300,000	\$ 1,550,500
2022	60	\$ 840,000	10.9 %	\$ 32,500	\$ 1,553,333
2023	0				

### Median Sale Price

# \$840k

Based on 60 recorded House sales within the last 12 months (2022)

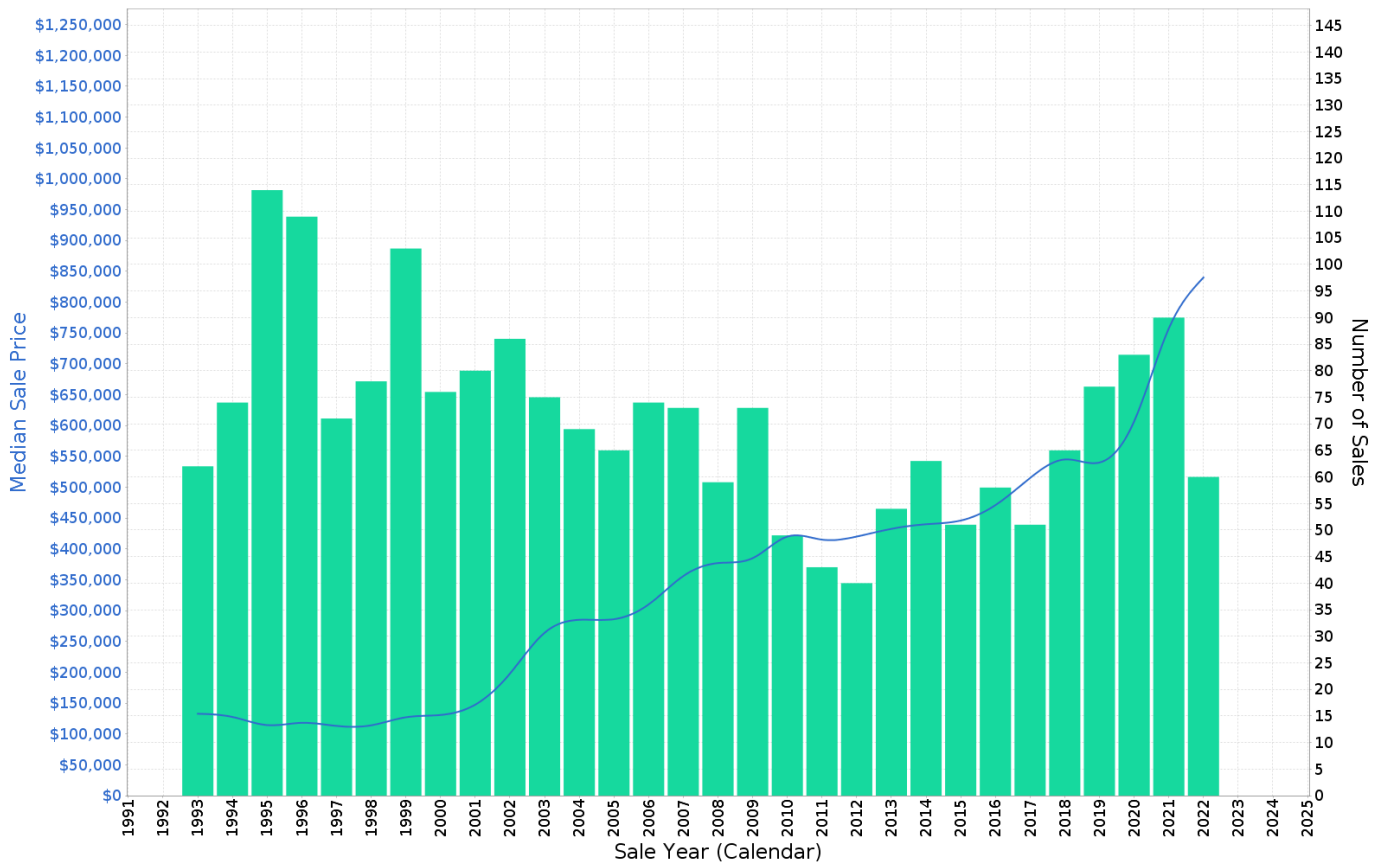
Based on a rolling 12 month period and may differ from calendar year statistics

### Suburb Growth

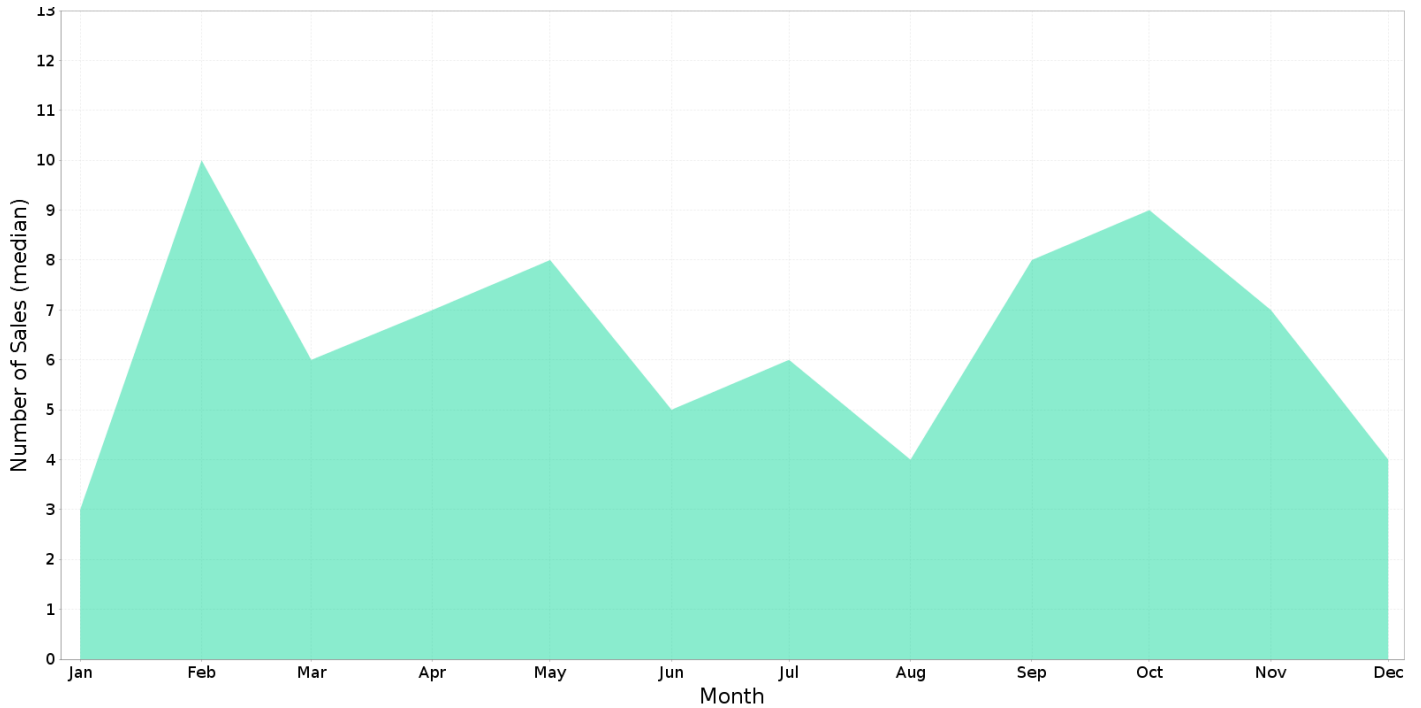
# +10.9%

Current Median Price: \$840,000  
Previous Median Price: \$757,500

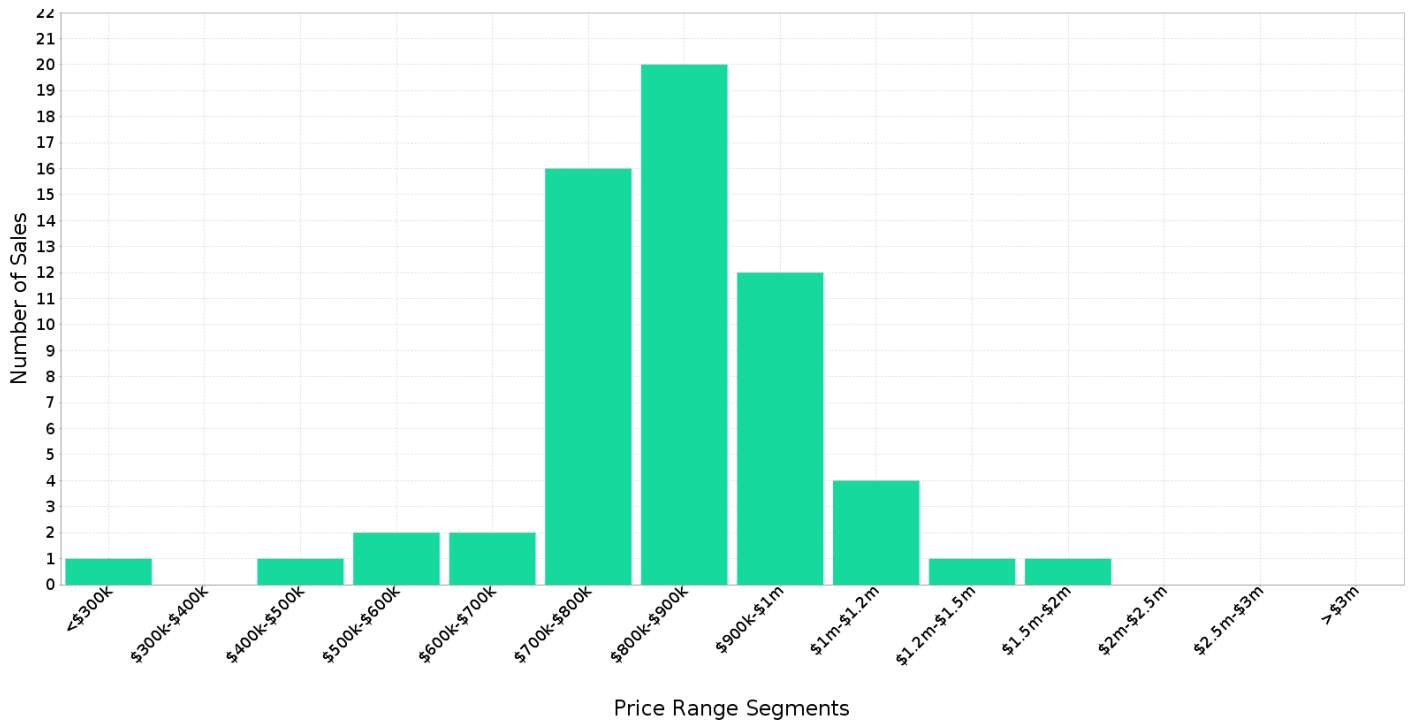
Based on 150 recorded House sales compared over the last two rolling 12 month periods



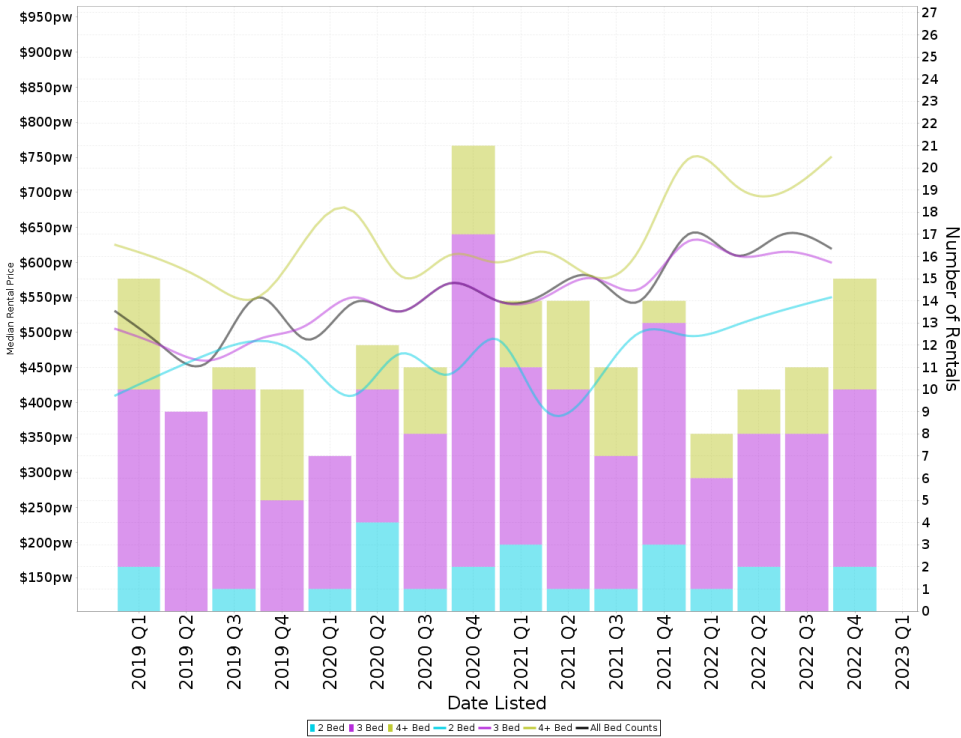
## HOLT - Peak Selling Periods (3 years)



## HOLT - Price Range Segments (12 months)



## Median Weekly Rents (Houses)



### Suburb Sale Price Growth

**+10.9%**

Current Median Price: \$840,000  
Previous Median Price: \$757,500

Based on 150 registered House sales compared over the last two rolling 12 month periods.

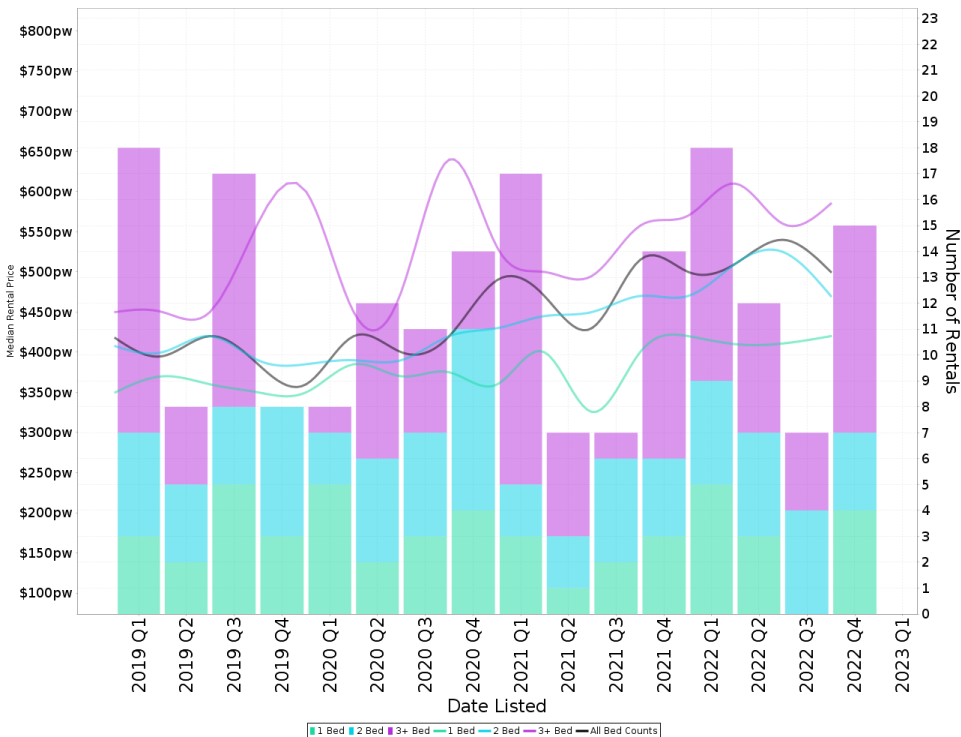
### Suburb Rental Yield

**+3.8%**

Current Median Price: \$840,000  
Current Median Rent: \$620

Based on 44 registered House rentals compared over the last 12 months.

## Median Weekly Rents (Units)



### Suburb Sale Price Growth

**-7.1%**

Current Median Price: \$537,000  
Previous Median Price: \$578,000

Based on 149 registered Unit sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+5.0%**

Current Median Price: \$537,000  
Current Median Rent: \$520

Based on 52 registered Unit rentals compared over the last 12 months.

## HOLT - Recently Sold Properties

Median Sale Price

**\$840k**

Based on 60 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

**+10.9%**

Current Median Price: \$840,000  
Previous Median Price: \$757,500

Based on 150 recorded House sales compared over the last two rolling 12 month periods

# Sold Properties

**60**

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

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

**27 SELLWOOD ST**




**\$765,000**

**Sold** Feb 2023  
13 Days

720 m<sup>2</sup> 3 1 4

**5 BONNOR CL**

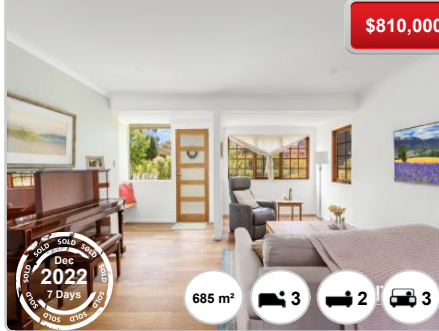


**\$620,000**

**Sold** Jan 2023  
54 Days

372 m<sup>2</sup> 2 1 1

**16 SELLWOOD ST**




**\$810,000**

**Sold** Dec 2022  
7 Days

685 m<sup>2</sup> 3 2 3

**30 EAVES ST**




**\$860,000**

**Sold** Dec 2022

645 m<sup>2</sup> 4 2 3

**87 LORRAWAY ST**

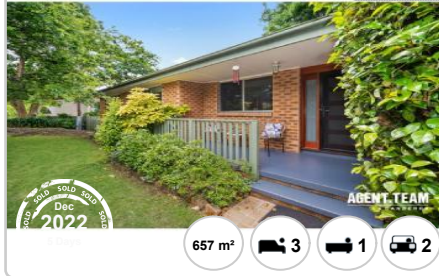


**\$987,000**

**Sold** Dec 2022  
385 Days

325 m<sup>2</sup> 5 2 2

**42 MOCKRIDGE CRES**



**\$805,000**

**Sold** Dec 2022

657 m<sup>2</sup> 3 1 2

**27 BRITTEN JONES DR**




**\$915,000**

**Sold** Nov 2022  
N/A

photo not available

4 2 1

**42 LIONEL ROSE ST**




**\$782,000**

**Sold** Nov 2022  
132 Days

250 m<sup>2</sup> 3 2 2

**27 BRITTEN-JONES DR**



**\$915,000**

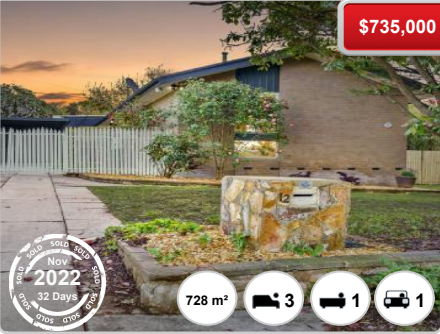
**Sold** Nov 2022  
N/A

431 m<sup>2</sup> 3 2 1



**12 LONGWORTH PL**

**\$735,000**



Nov 2022  
32 Days

728 m<sup>2</sup> 3 1 1

**16 TRUMPER ST**

**\$750,000**



Nov 2022  
17 Days

661 m<sup>2</sup> 3 1 1

**4 MESSENGER ST**

**\$765,000**



Nov 2022  
45 Days

750 m<sup>2</sup> 3 1 2

**4 SANDS PL**

**\$878,000**




Oct 2022  
54 Days

804 m<sup>2</sup> 4 2 2

**50 KELLERMANN CL**

**\$590,000**

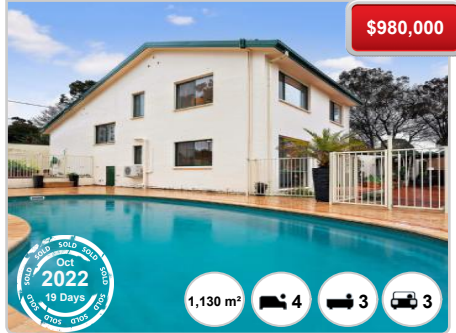


Oct 2022  
28 Days

259 m<sup>2</sup> 3 1 2

**23 LONGWORTH PL**

**\$980,000**



Oct 2022  
19 Days

1,130 m<sup>2</sup> 4 3 3

**6 BUSHBY PL**

**\$762,500**




Oct 2022  
30 Days

454 m<sup>2</sup> 3 2 1

**5 DAVISON PL**

**\$795,000**




Oct 2022  
21 Days

669 m<sup>2</sup> 3 1 5

**39 LORRAWAY ST**

**\$965,000**



Oct 2022  
37 Days

350 m<sup>2</sup> 4 2 2

**19 TRICKETT ST**

**\$665,000**

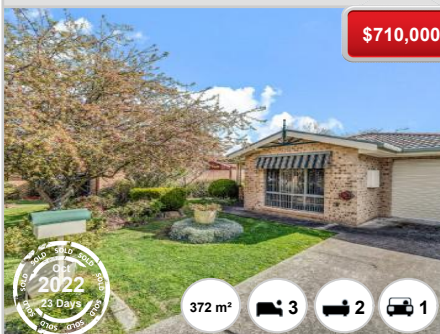


Oct 2022  
23 Days

834 m<sup>2</sup> 3 1 4

**4 COVERDALE ST**

**\$710,000**



Oct 2022  
23 Days

372 m<sup>2</sup> 3 2 1

**361 SOUTHERN CROSS DR**

**\$780,000**



Oct 2022  
20 Days

754 m<sup>2</sup> 4 1 4



## HOLT - Properties For Rent

### Median Rental Price

# \$620 /w

Based on 44 recorded House rentals within the last 12 months (2022)

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

### Rental Yield

# +3.8%

Current Median Price: \$840,000  
Current Median Rent: \$620

Based on 60 recorded House sales and 44 House rentals compared over the last 12 months


### Number of Rentals

# 44




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

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

**70 LIONEL ROSE STREET**




**\$700 per week**





250 m<sup>2</sup>   

Mar 2023  
6 Days

**1 Pickworth Street**




**\$650**





945 m<sup>2</sup>    

Feb 2023  
13 Days

**2 Laycock Place**

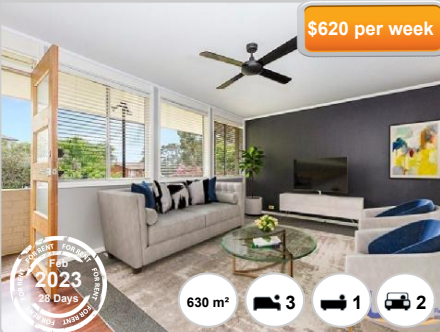


**\$460 per week**





833 m<sup>2</sup>    

Feb 2023  
28 Days

**3 LONGWORTH PLACE**




**\$620 per week**





630 m<sup>2</sup>    

Feb 2023  
23 Days

**25 Trickett Street**

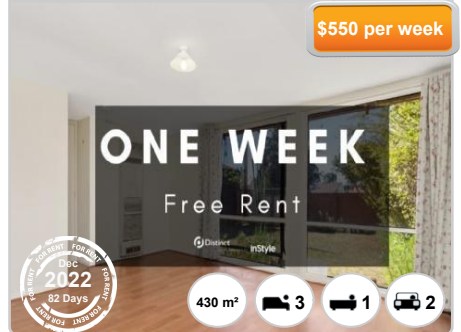


**\$590 per week**





854 m<sup>2</sup>    

Jan 2023  
54 Days

**40 Kellermann Close**



**\$550 per week**

430 m<sup>2</sup>    

Dec 2022  
82 Days

ONE WEEK Free Rent

**92 SPOFFORTH STREET**



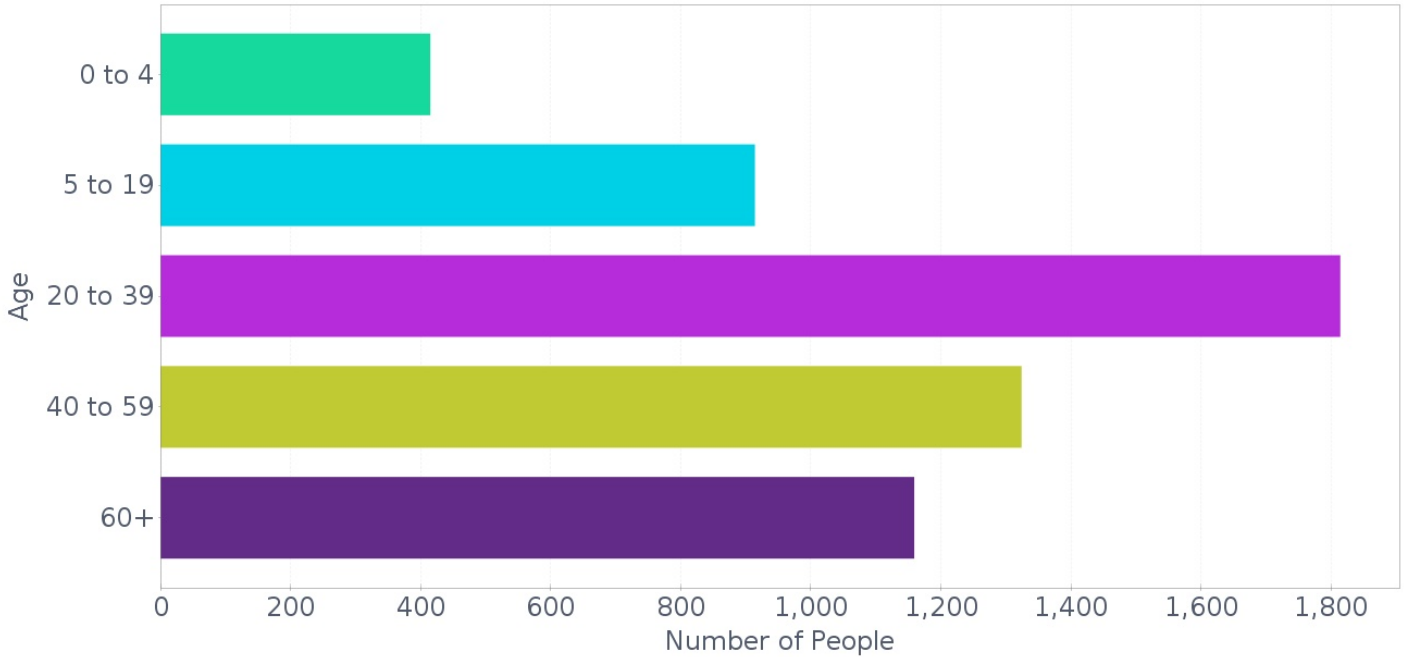
**\$800 per week**

748 m<sup>2</sup>    

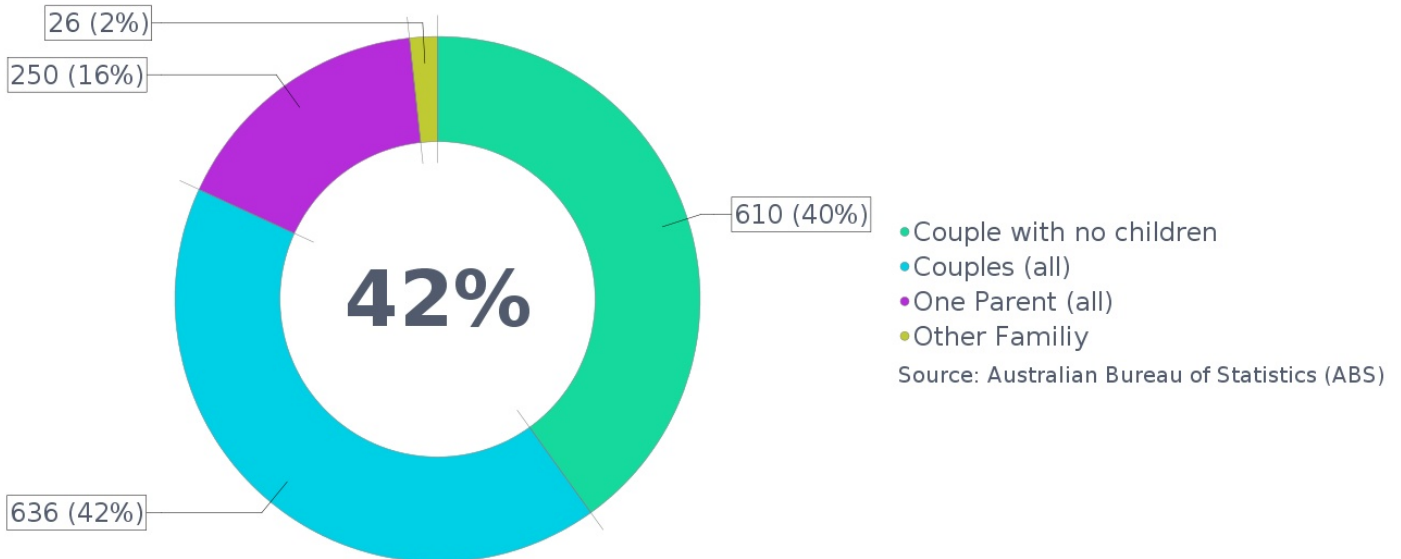
Nov 2022  
108 Days



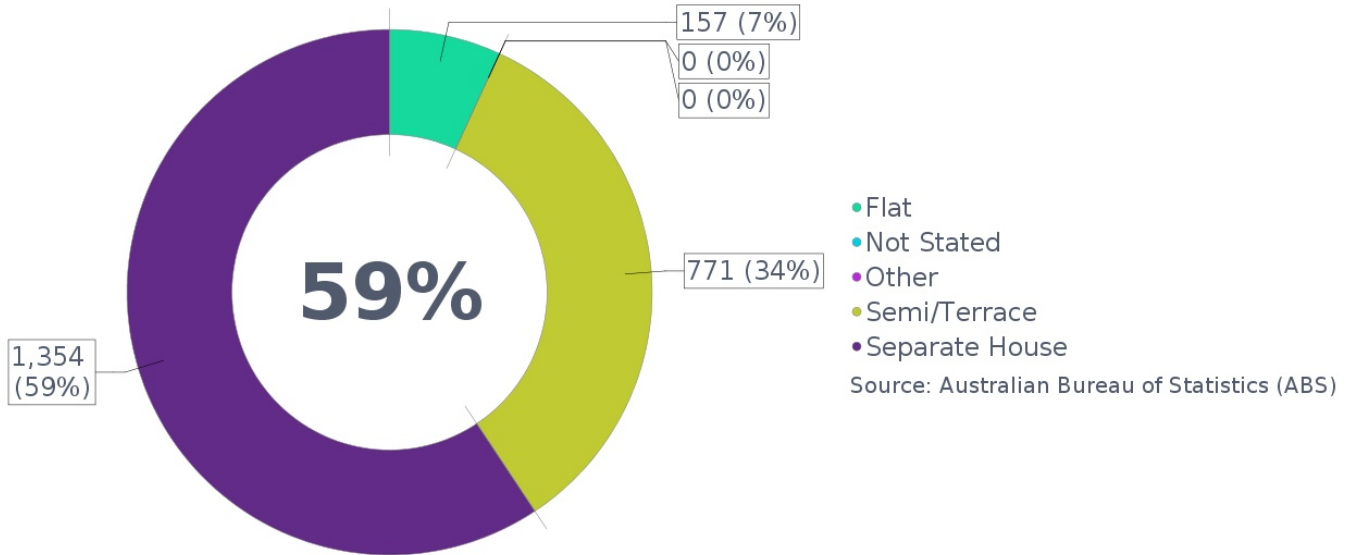
## Age of Population (2021)



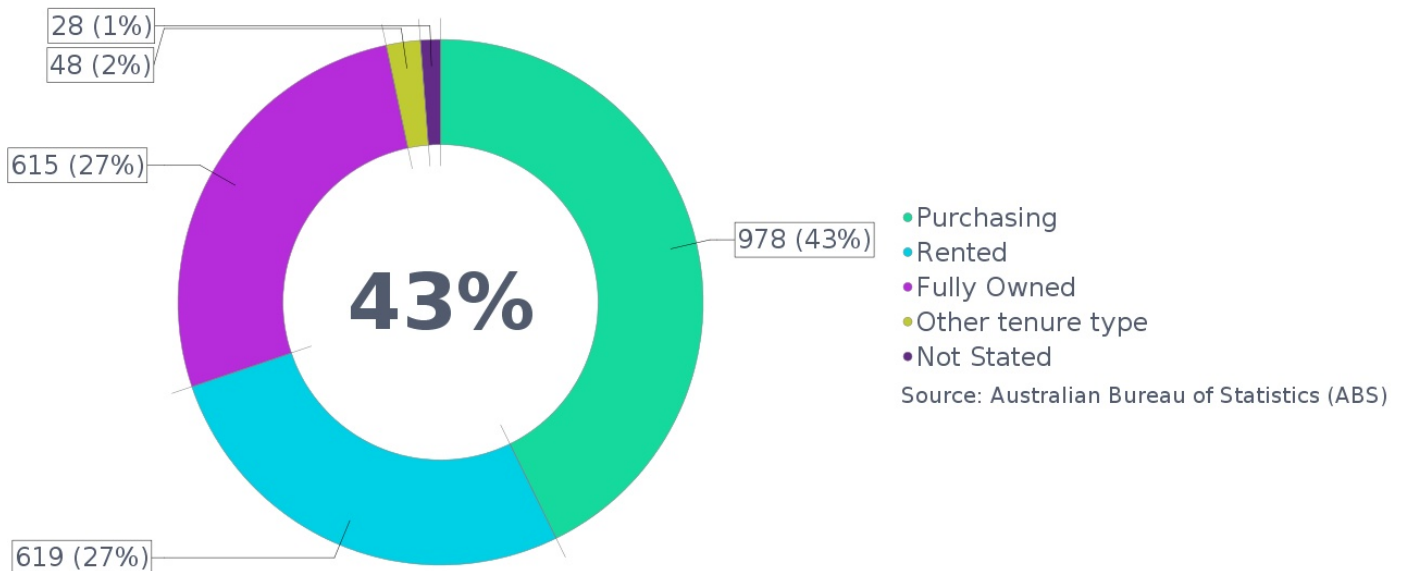
## Family Composition (2021)



## Dwelling Structure (2021)

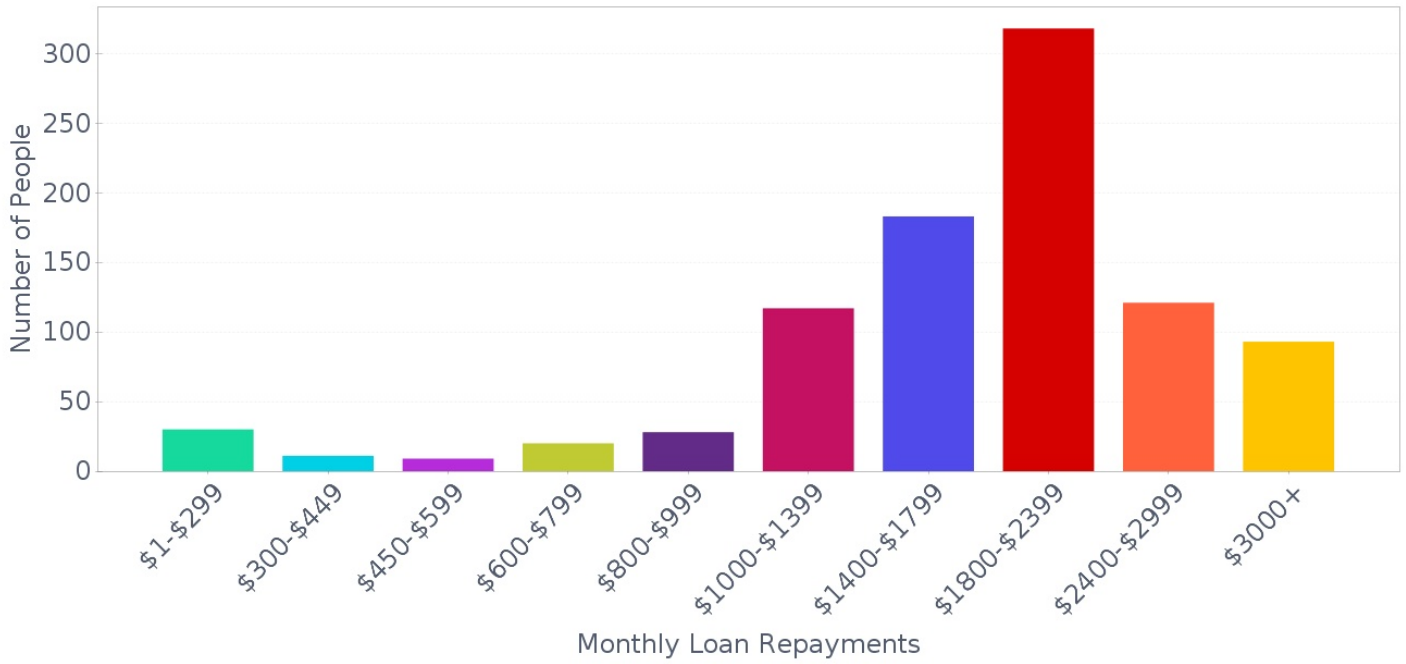


## Home Ownership (2021)

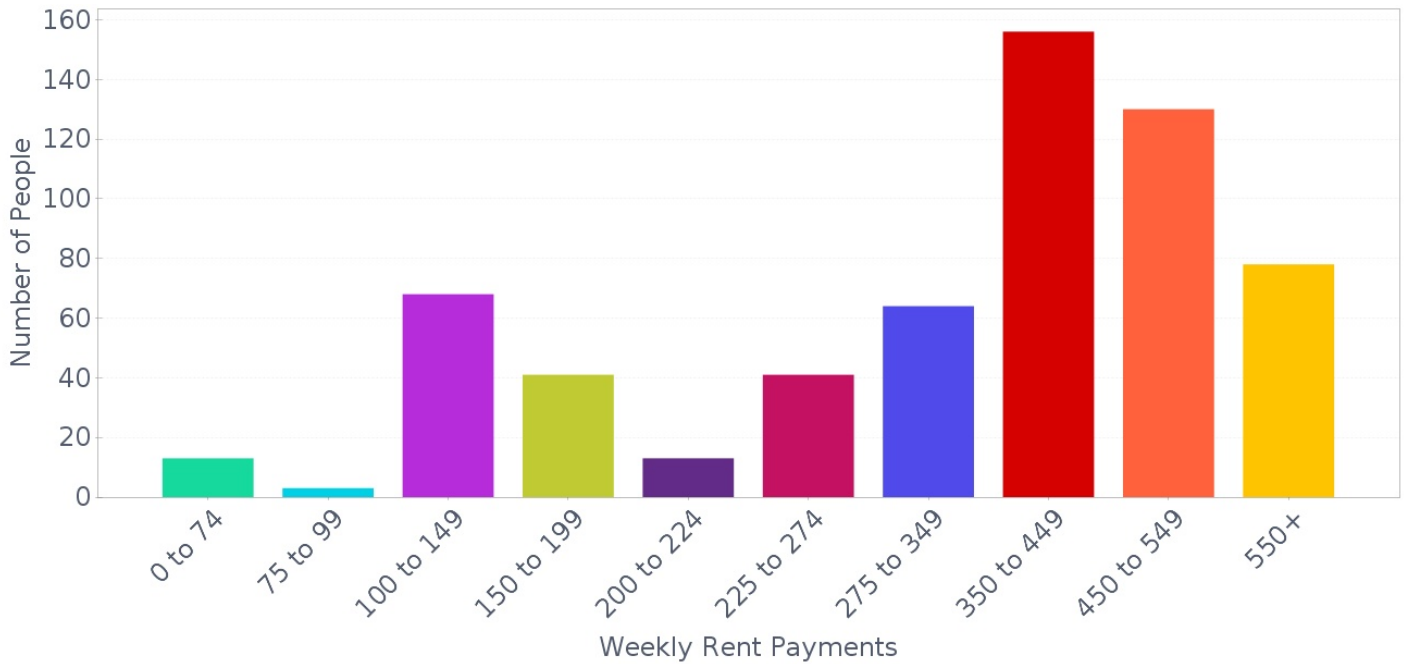




## Home Loan Repayments - Monthly (2021)

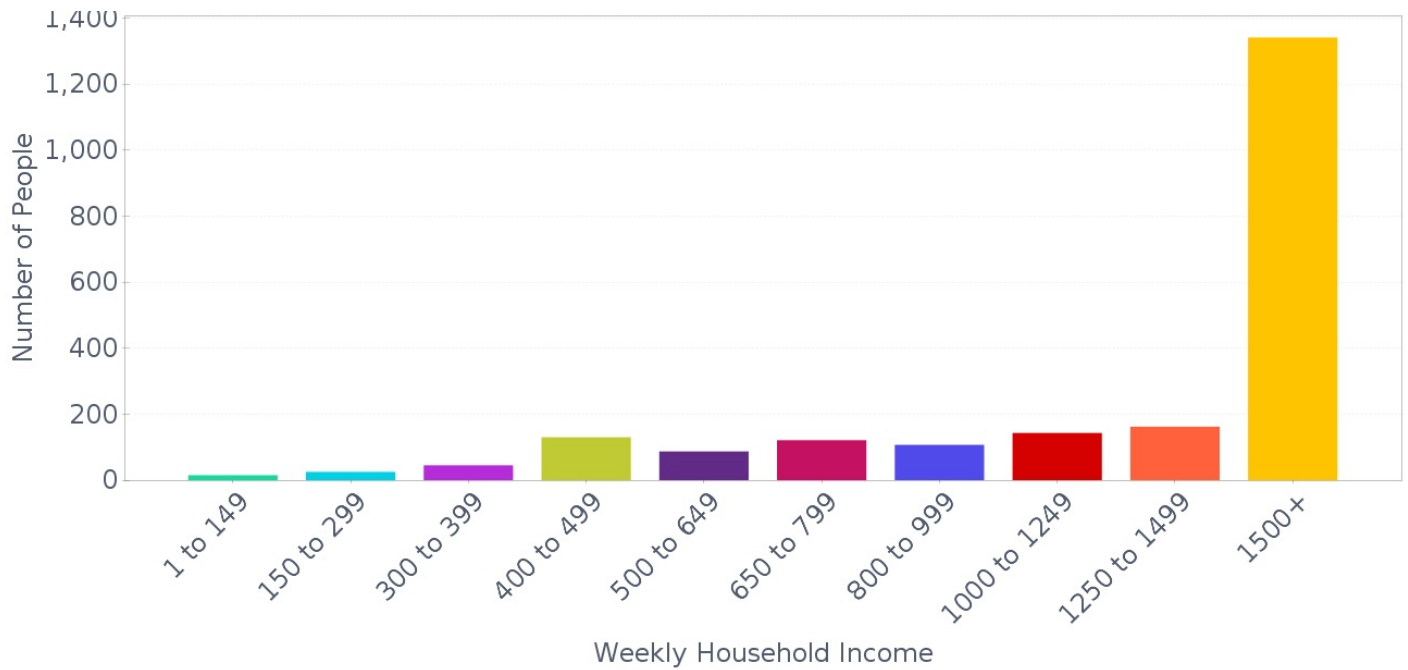


## Rent Payments - Weekly (2021)



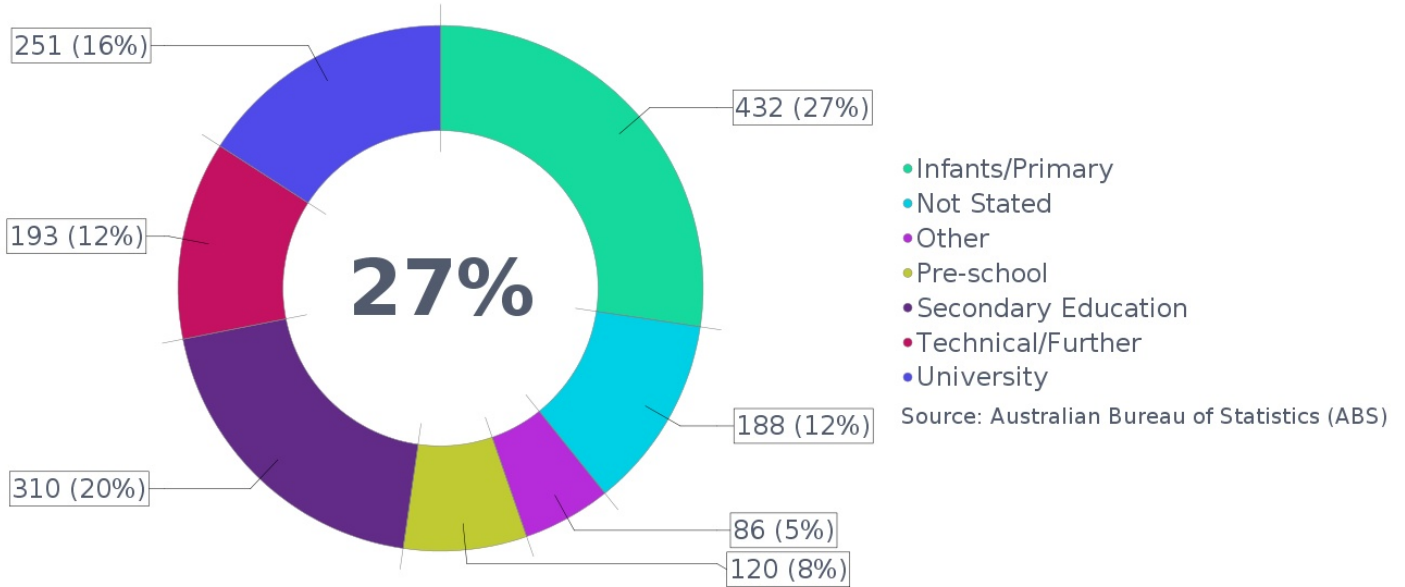


## Household Income - Weekly (2021)

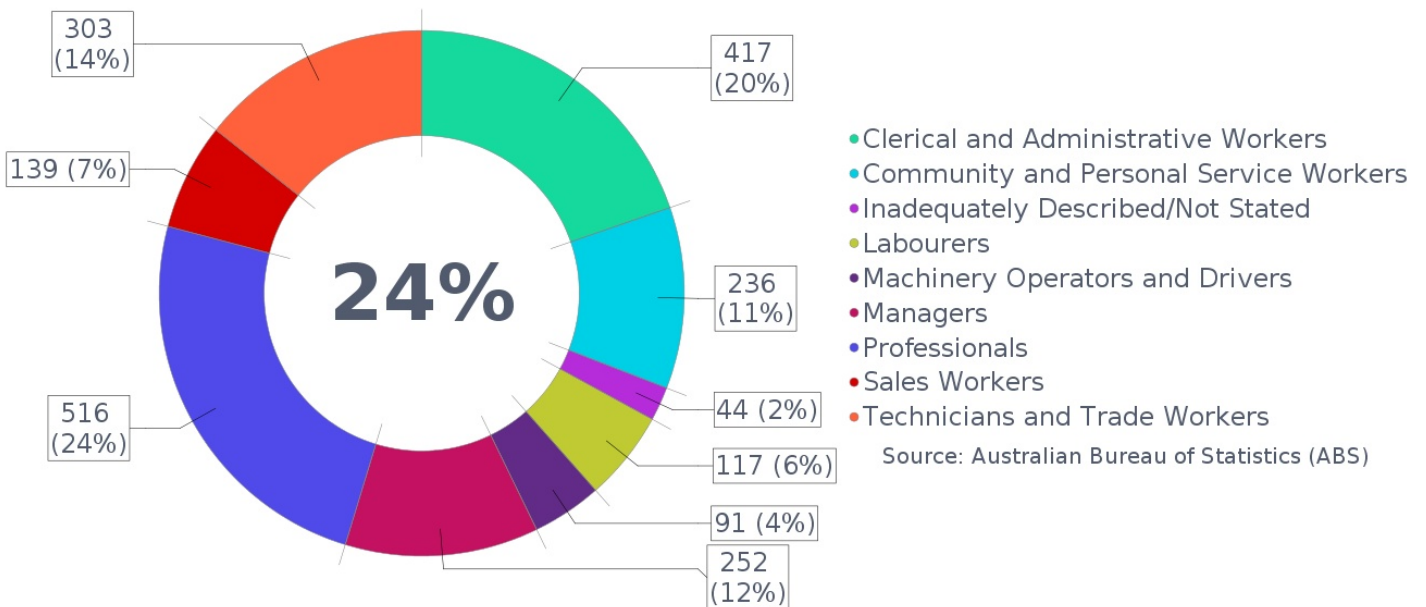




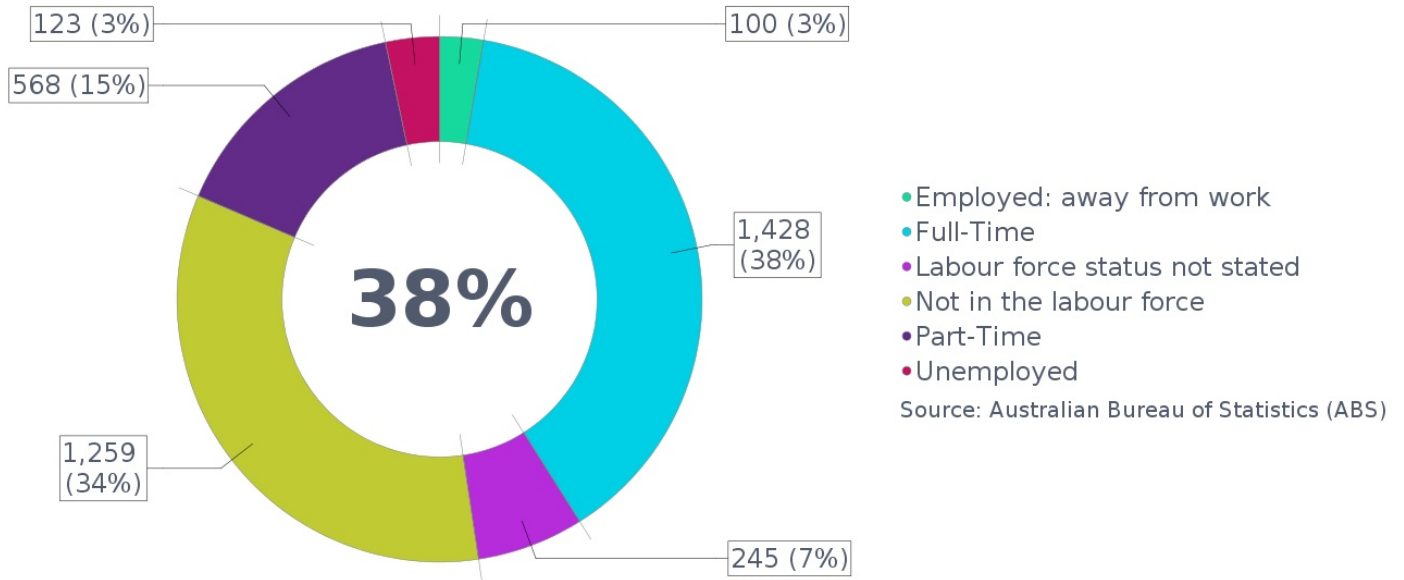
## Non-School Qualification: Level of Education (2021)



## Occupation (2021)



## Employment (2021)



## Method of Travel to Work (2021)

