

SUBURB FLYOVER REPORT

DUNLOP (HOUSE)

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DUNLOP - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2005	213	\$ 350,000	0.0 %	\$ 67,500	\$ 2,350,000
2006	215	\$ 369,950	5.7 %	\$ 85,000	\$ 585,000
2007	171	\$ 399,000	7.9 %	\$ 175,000	\$ 630,000
2008	148	\$ 410,000	2.8 %	\$ 12,500	\$ 646,500
2009	173	\$ 440,000	7.3 %	\$ 17,250	\$ 610,000
2010	108	\$ 463,750	5.4 %	\$ 207,500	\$ 720,000
2011	115	\$ 486,000	4.8 %	\$ 141,666	\$ 740,000
2012	109	\$ 480,000	-1.2 %	\$ 22,000	\$ 750,000
2013	117	\$ 488,000	1.7 %	\$ 175,000	\$ 690,000
2014	113	\$ 465,000	-4.7 %	\$ 4,100	\$ 850,000
2015	119	\$ 490,000	5.4 %	\$ 95,000	\$ 740,000
2016	121	\$ 510,000	4.1 %	\$ 270,000	\$ 810,000
2017	110	\$ 585,000	14.7 %	\$ 133,000	\$ 806,000
2018	100	\$ 577,500	-1.3 %	\$ 115,000	\$ 850,000
2019	104	\$ 590,000	2.2 %	\$ 325,000	\$ 945,000
2020	113	\$ 645,000	9.3 %	\$ 122,000	\$ 920,000
2021	125	\$ 760,000	17.8 %	\$ 415,000	\$ 1,081,000
2022	109	\$ 852,000	12.1 %	\$ 350,000	\$ 1,340,000
2023	22	\$ 810,000	-4.9 %	\$ 624,000	\$ 1,150,000

Median Sale Price

\$849k

Based on 106 recorded House sales within the last 12 months (Apr '22 - Mar '23)

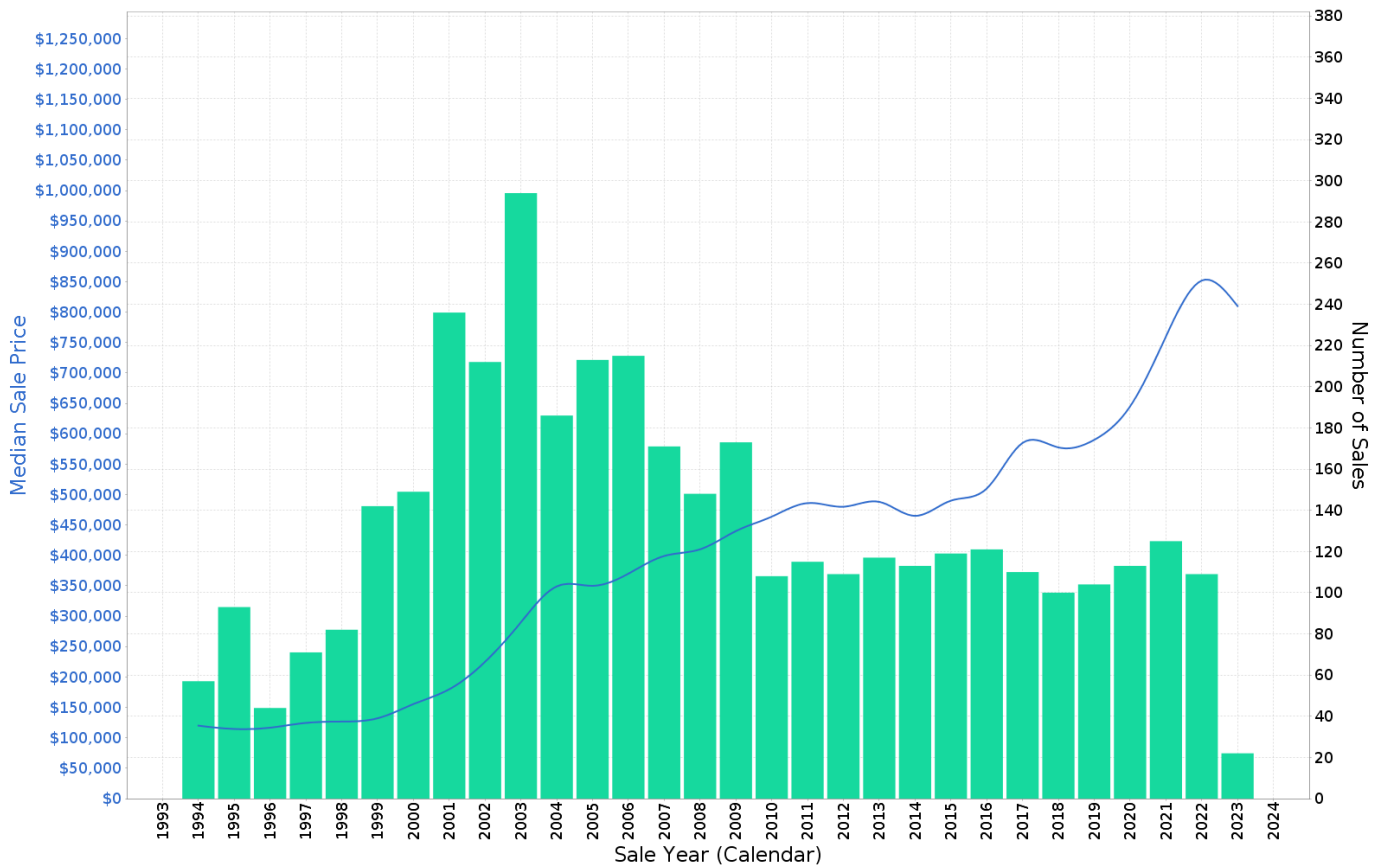
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

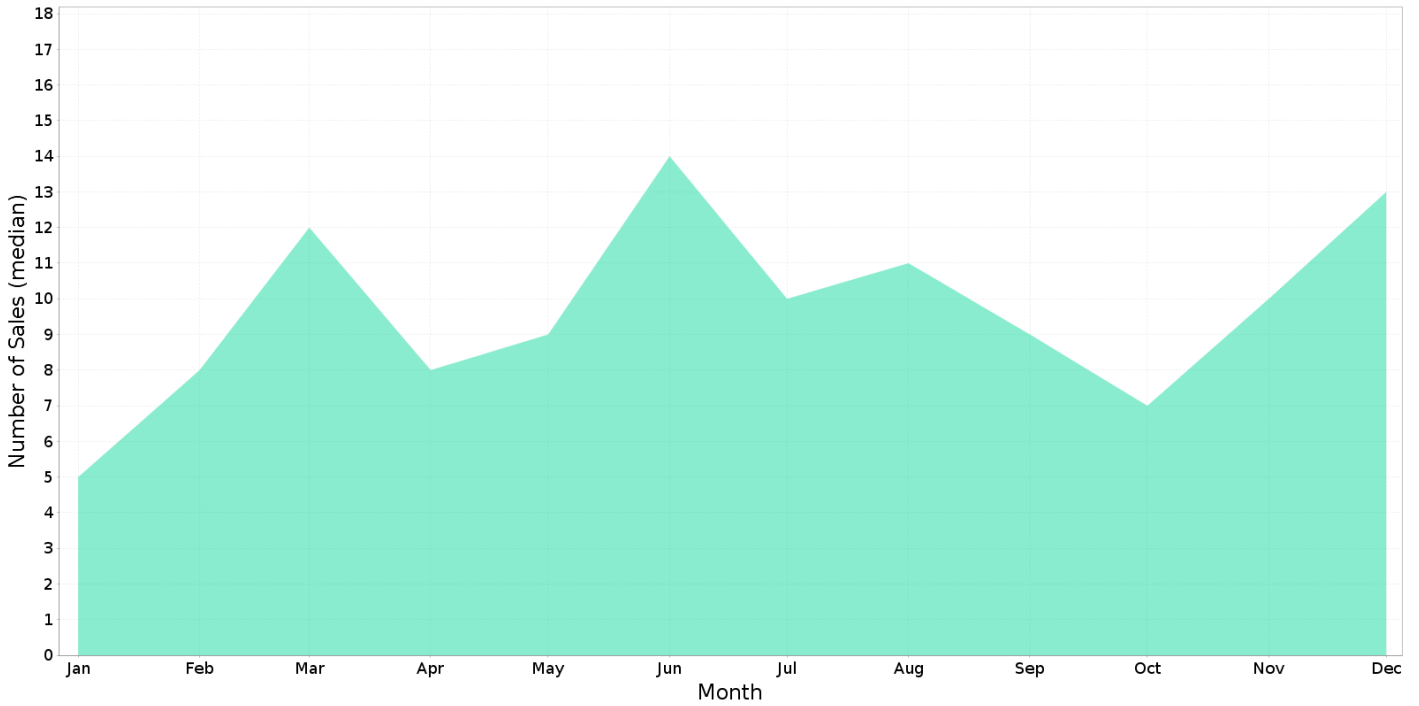
+6.1%

Current Median Price: \$848,750
Previous Median Price: \$800,000

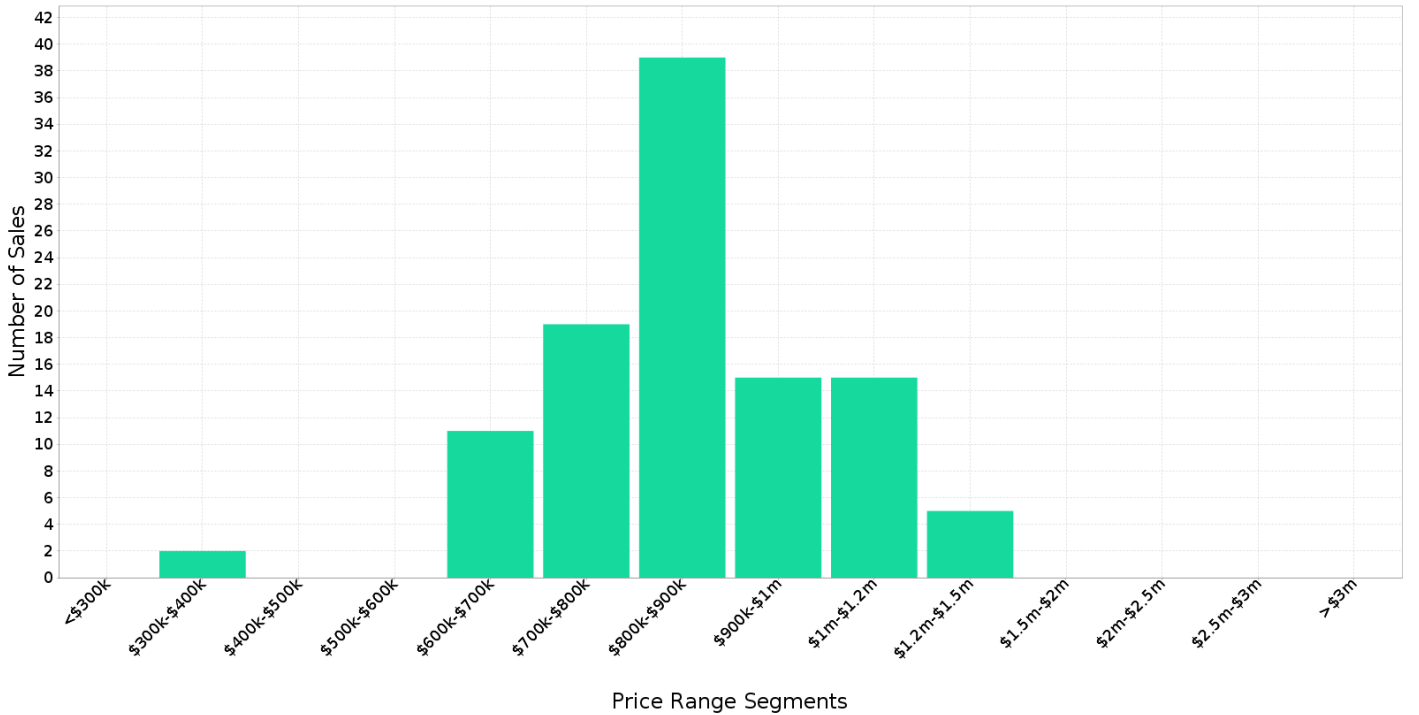
Based on 229 recorded House sales compared over the last two rolling 12 month periods



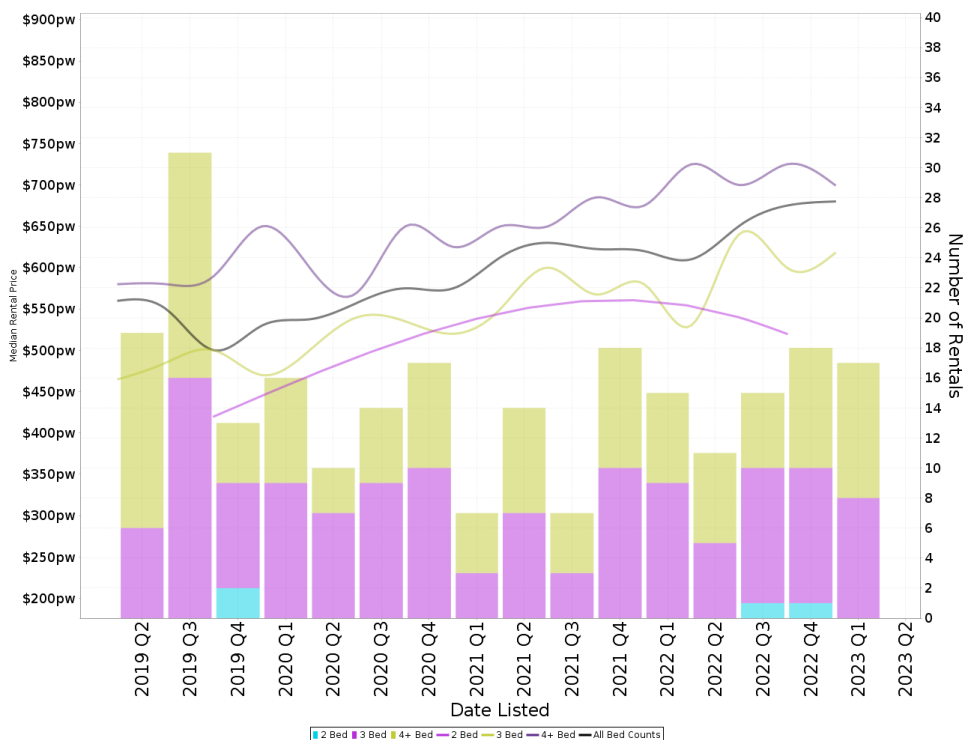
DUNLOP - Peak Selling Periods (3 years)



DUNLOP - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+6.1%

Current Median Price: \$848,750
Previous Median Price: \$800,000

Based on 229 registered House sales compared over the last two rolling 12 month periods.

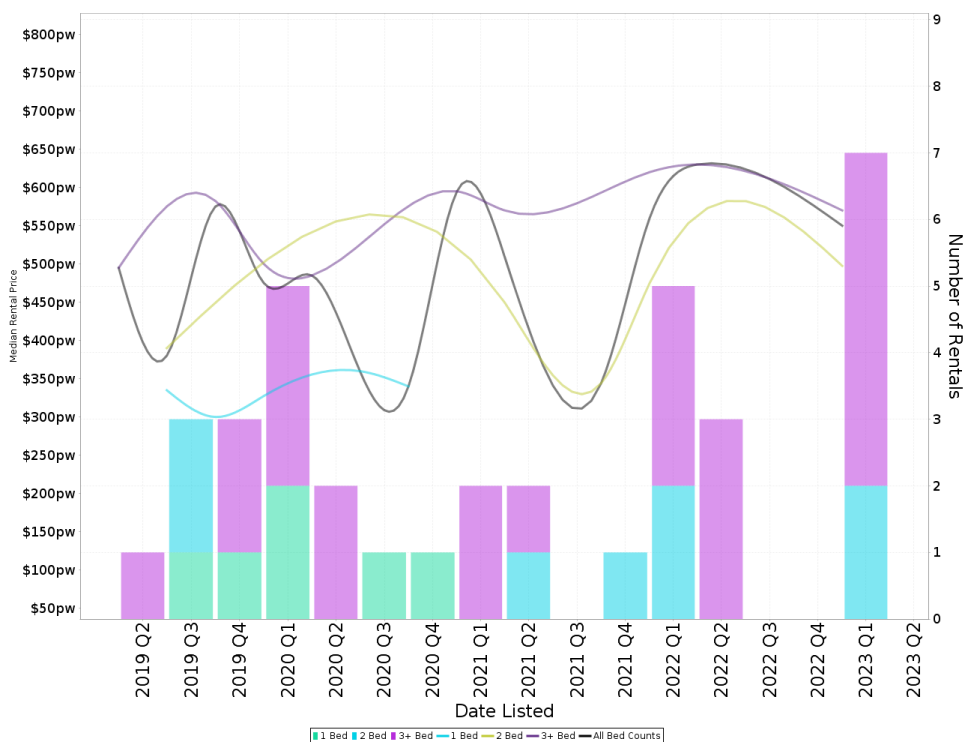
Suburb Rental Yield

+4.0%

Current Median Price: \$848,750
Current Median Rent: \$650

Based on 61 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-10.9%

Current Median Price: \$620,000
Previous Median Price: \$695,500

Based on 15 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.7%

Current Median Price: \$620,000
Current Median Rent: \$560

Based on 10 registered Unit rentals compared over the last 12 months.

DUNLOP - Recently Sold Properties

Median Sale Price

\$849k

Based on 106 recorded House sales within the last 12 months (Apr '22 - Mar '23)

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

Suburb Growth

+6.1%

Current Median Price: \$848,750
Previous Median Price: \$800,000

Based on 229 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

106

Based on recorded House sales within the 12 months (Apr '22 - Mar '23)

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

47 HANRAHAN CRES



\$840,000

Sold May 2023
22 Days

462 m² 4 2 2

13 FAVCO PL




\$895,000

Sold May 2023
26 Days

341 m² 4 2 2

8 IKARA CL




\$1,001,000

Sold Apr 2023
304 Days

572 m² 4 2 6

5 FITTON CL




\$850,000

Sold Apr 2023
59 Days

525 m² 4 2 2

7 BINNEY CL




\$950,000

Sold Apr 2023
16 Days

610 m² 4 2 3

230 KERRIGAN ST



\$660,000

Sold Apr 2023
43 Days

218 m² 3 1 1

82 HUGH MCKAY CRES




\$838,000

Sold Apr 2023
15 Days

418 m² 3 2 1

4 PERISCOPE PL




\$1,150,000

Sold May 2023
10 Days

720 m² 4 1 3

212 KERRIGAN ST



\$624,000

Sold May 2023
32 Days

218 m² 3 1 1

25 MARCHANT CCT

\$860,000



Mar 2023
35 Days

600 m² 4 2 2

49 TARRANT CRES

\$760,000



Mar 2023
55 Days

526 m² 3 2 2

5 THORNHILL CRES

\$660,000



Mar 2023
26 Days

448 m² 3 1 2

2 STUMP JUMP CRES

\$850,000

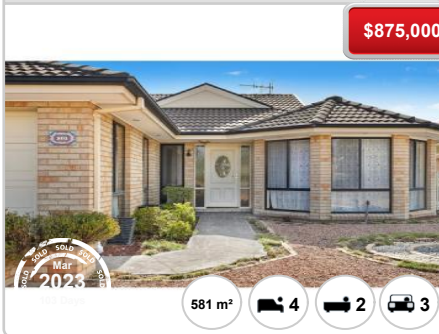


Mar 2023
19 Days

790 m² 4 2 2

10 TARRANT CRES

\$875,000




Mar 2023

581 m² 4 2 3

26 WATERWORTH ST

\$1,050,000

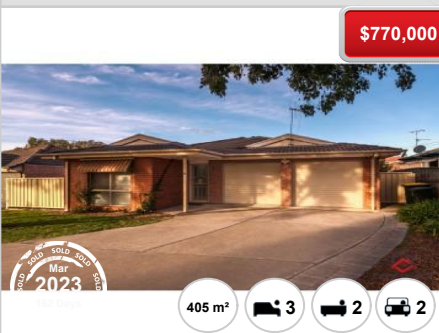


Mar 2023
211 Days

529 m² 4 2 2

76 ARCHDALL ST

\$770,000

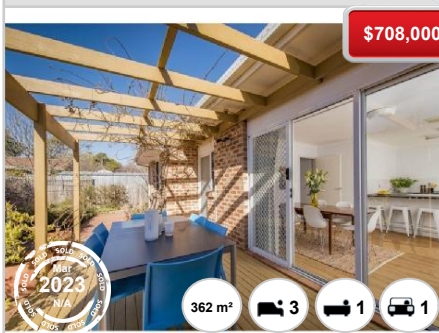


Mar 2023

405 m² 3 2 2

8 BERKELEY ST

\$708,000

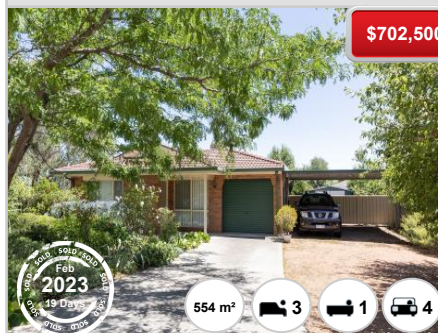


Mar 2023
N/A

362 m² 3 1 1

40 TRAEGER ST

\$702,500

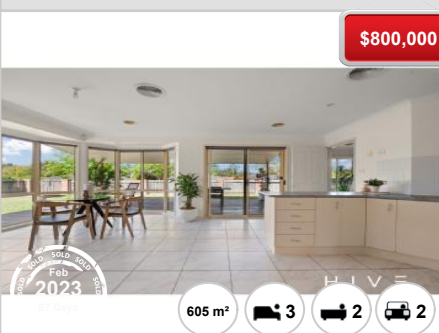


Feb 2023
19 Days

554 m² 3 1 4

29 SHOBRIDGE CCT

\$800,000



Feb 2023
11 Days

605 m² 3 2 2

70 HUGH MCKAY CRES

\$820,000

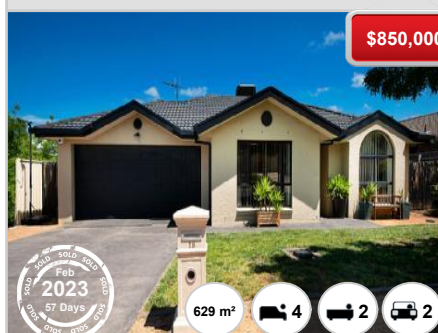


Feb 2023
16 Days

507 m² 3 2 2

19 HENRY SUTTON CCT

\$850,000



Feb 2023
57 Days

629 m² 4 2 2

DUNLOP - Properties For Rent

Median Rental Price

\$650 /w

Based on 61 recorded House rentals within the last 12 months (Apr '22 - Mar '23)

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

Rental Yield

+4.0%

Current Median Price: \$848,750
Current Median Rent: \$650

Based on 106 recorded House sales and 61 House rentals compared over the last 12 months


Number of Rentals

61

Based on recorded House rentals within the last 12 months (Apr '22 - Mar '23)

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

20 AKUBRA PLACE




\$680

Jun 2023
2 Days

584 m² 3 2 2

2 Lapsley St




\$570 per week

May 2023
16 Days

456 m² 3 2 1

2 LAPSLEY STREET




\$570 weekly

May 2023
16 Days

456 m² 3 2 1

20 Akubra Place



\$680 per week

May 2023
17 Days

584 m² 3 2 2

4 JONSSON COURT

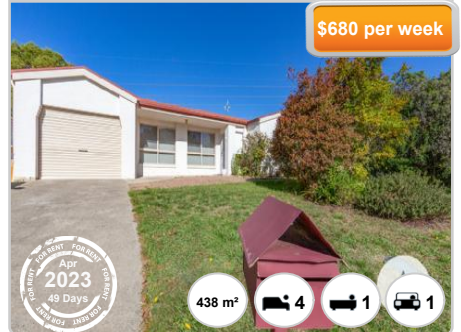


\$680 weekly

Apr 2023
49 Days

438 m² 4 1 1

4 Jonsson Ct



\$680 per week

Apr 2023
49 Days

438 m² 4 1 1

7 GOULDSMITH STREET

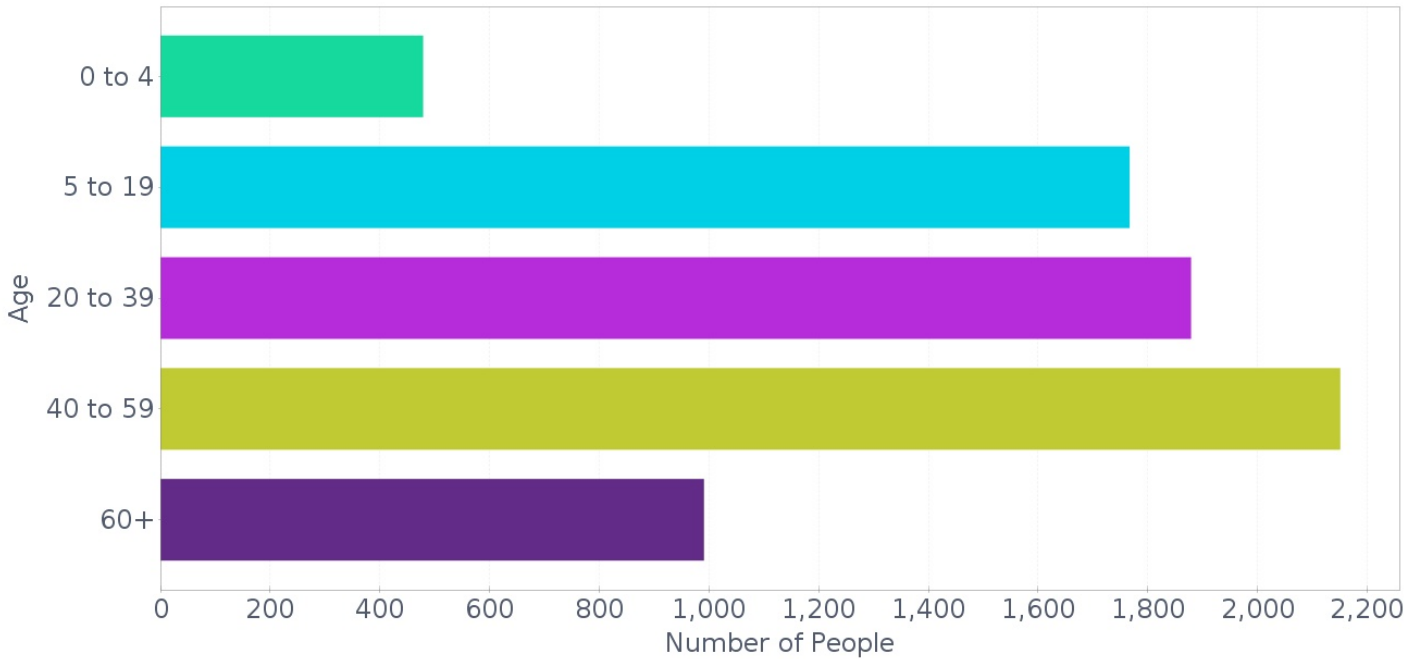


\$800 per week

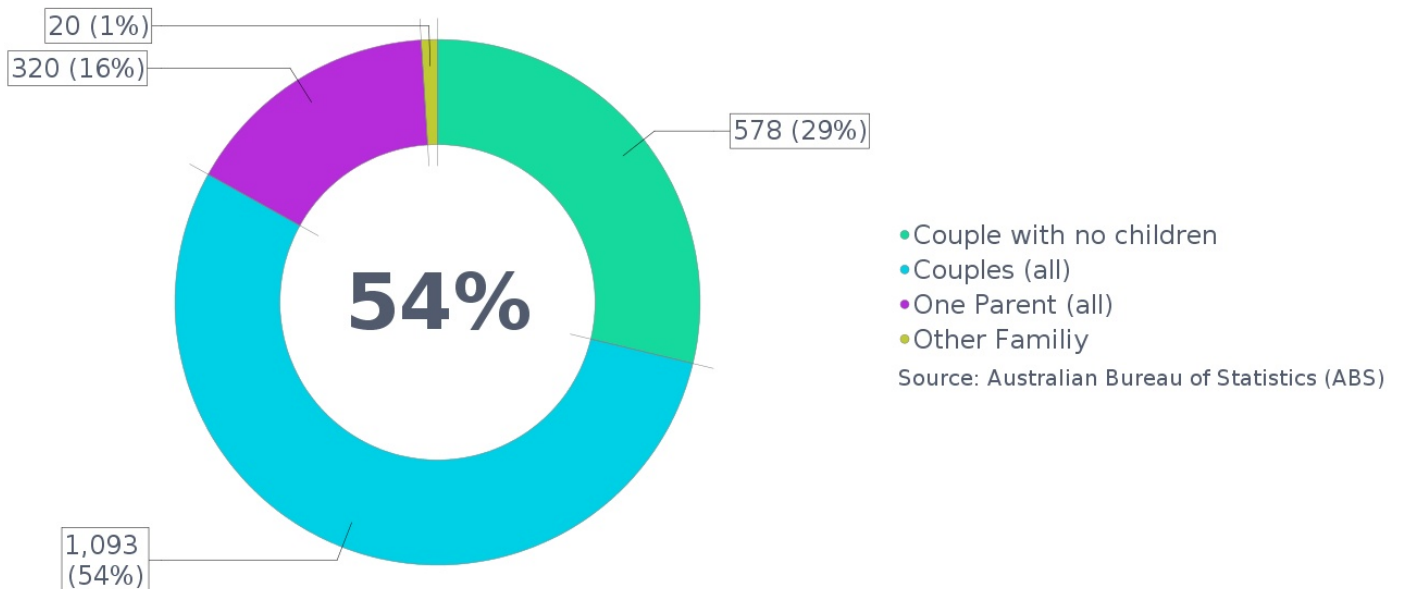
Jan 2023
145 Days

489 m² 4 2 2

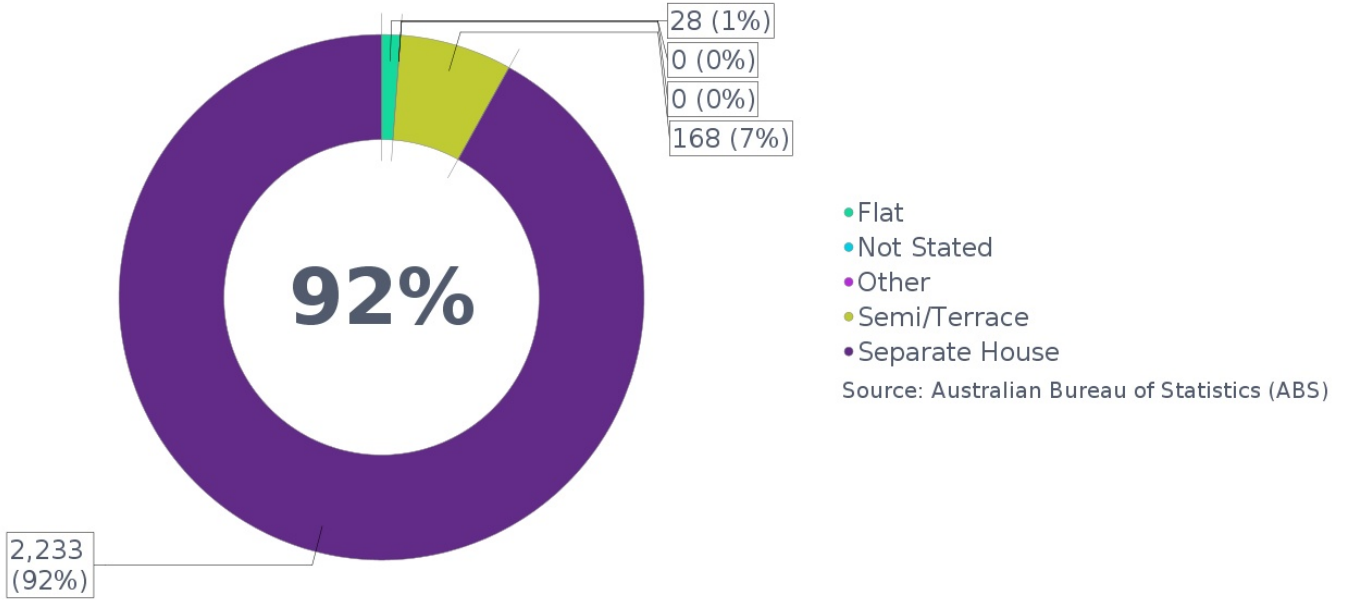
Age of Population (2021)



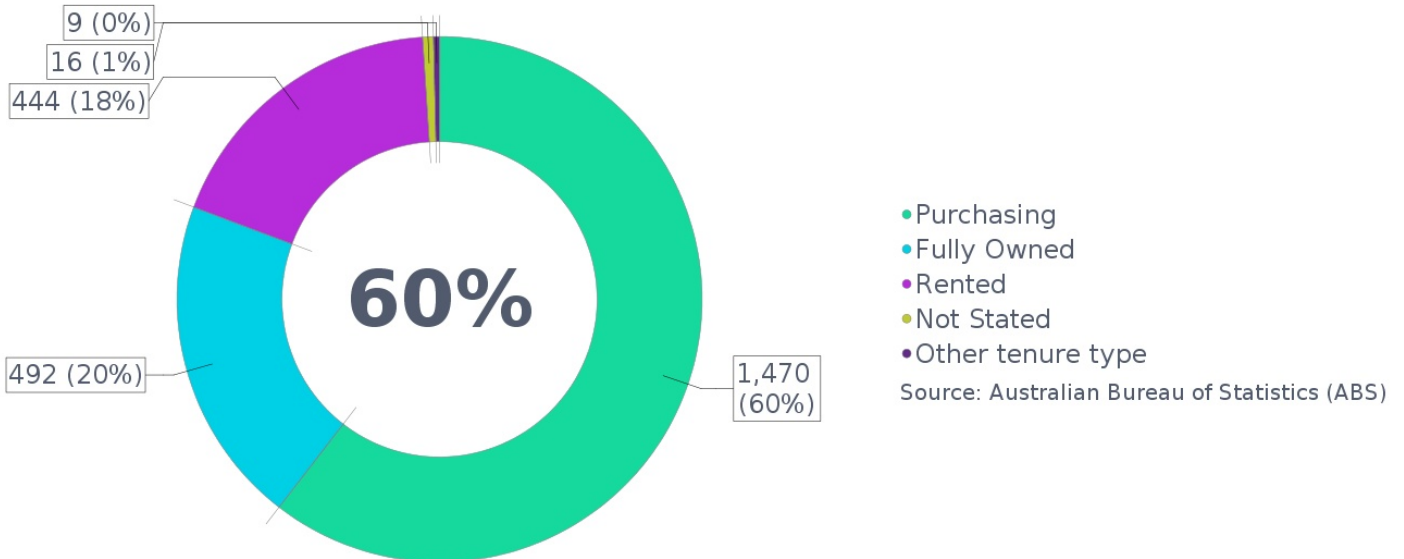
Family Composition (2021)



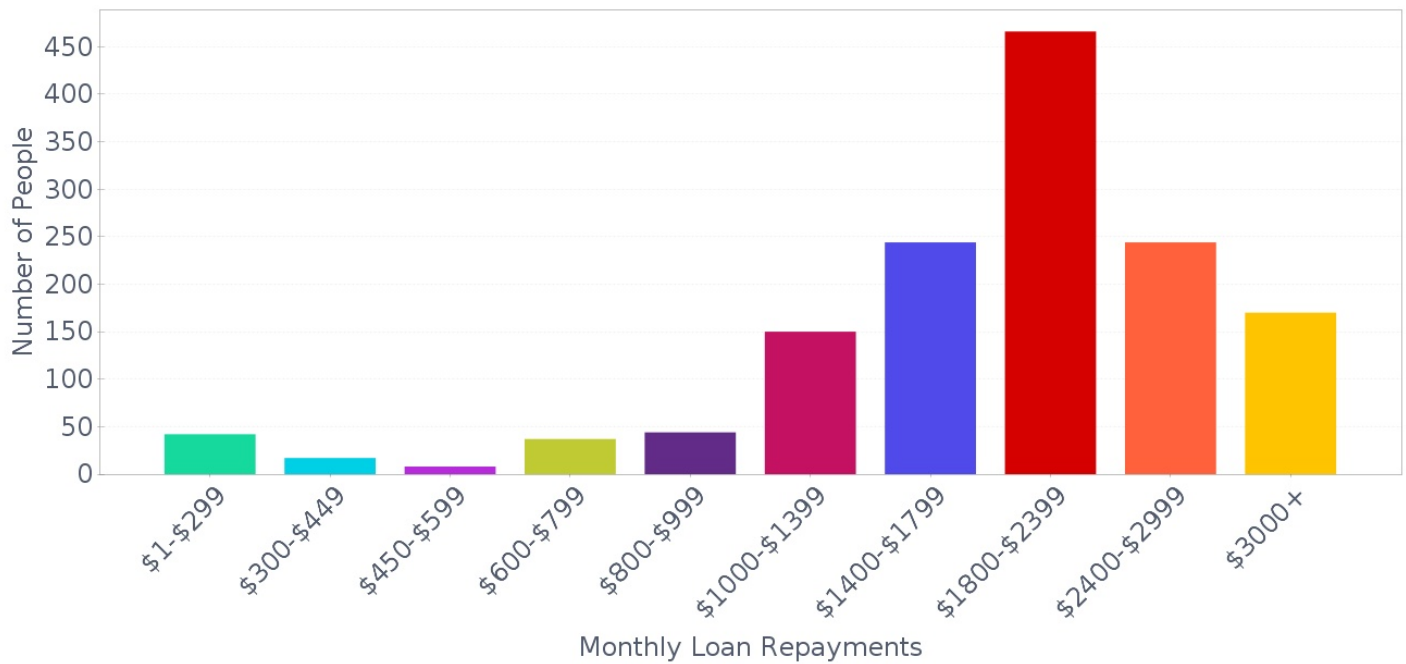
Dwelling Structure (2021)



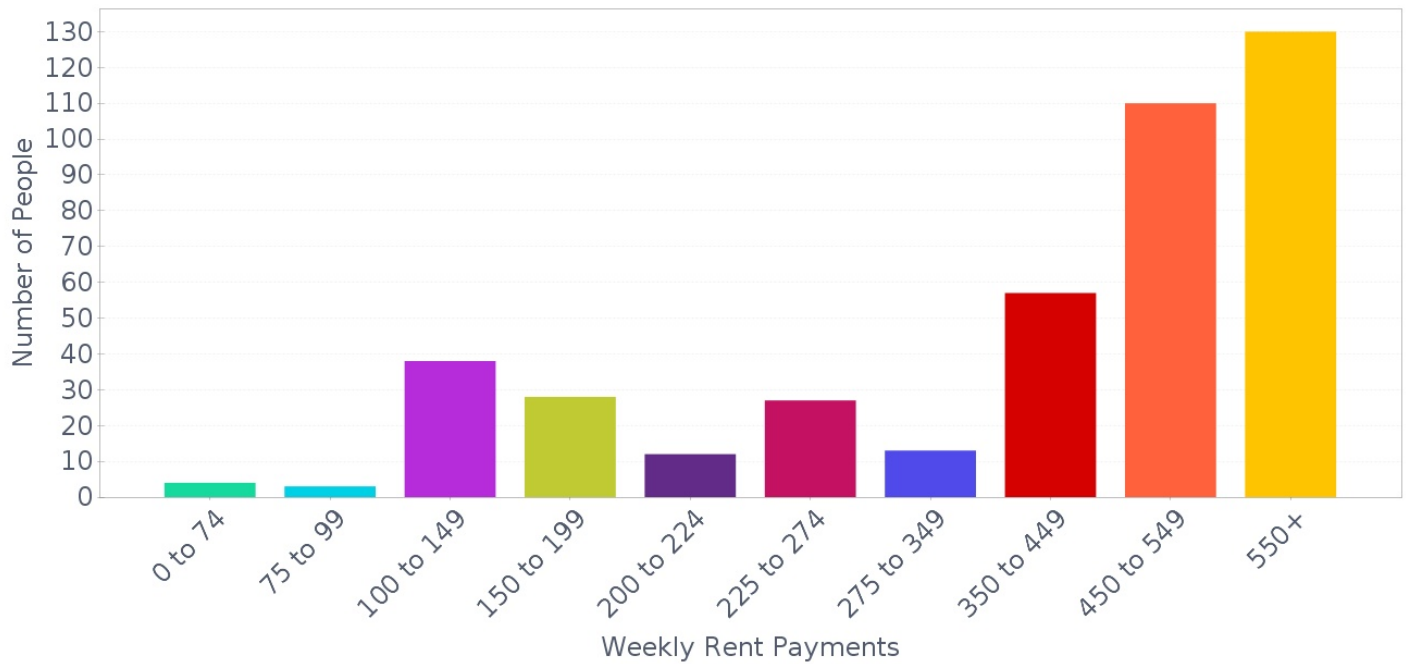
Home Ownership (2021)



Home Loan Repayments - Monthly (2021)

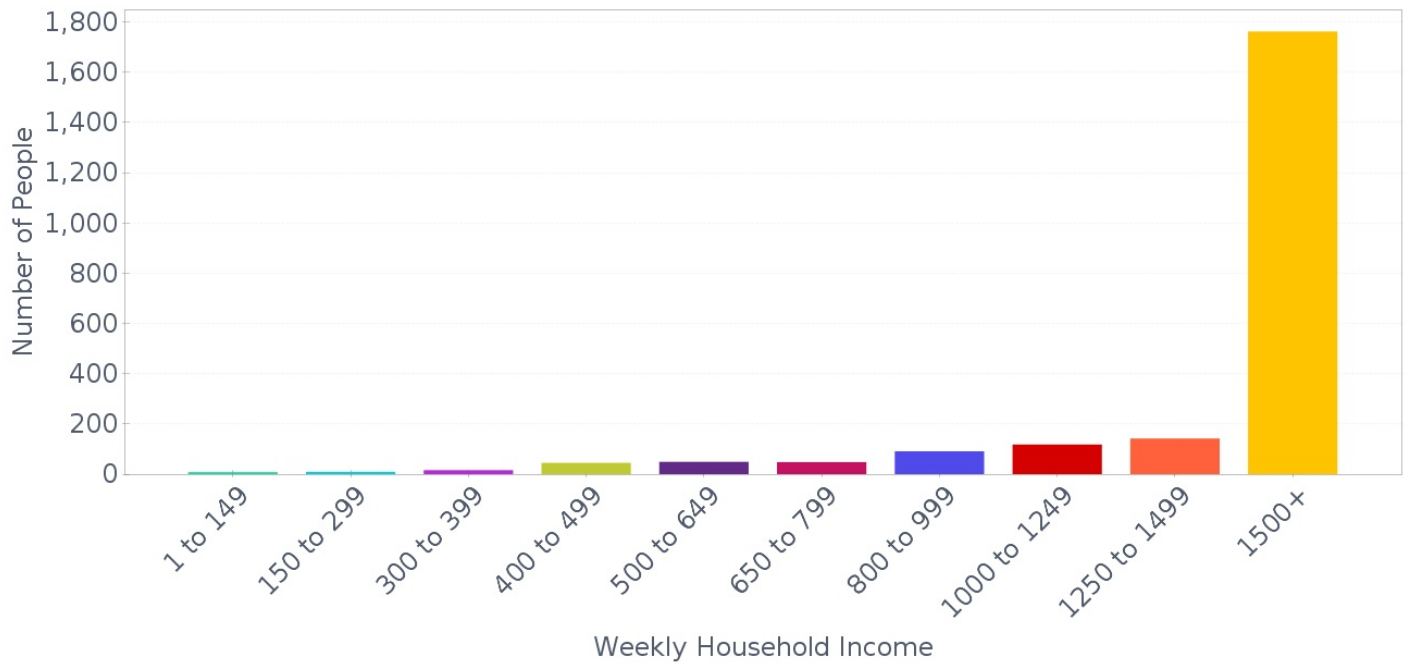


Rent Payments - Weekly (2021)

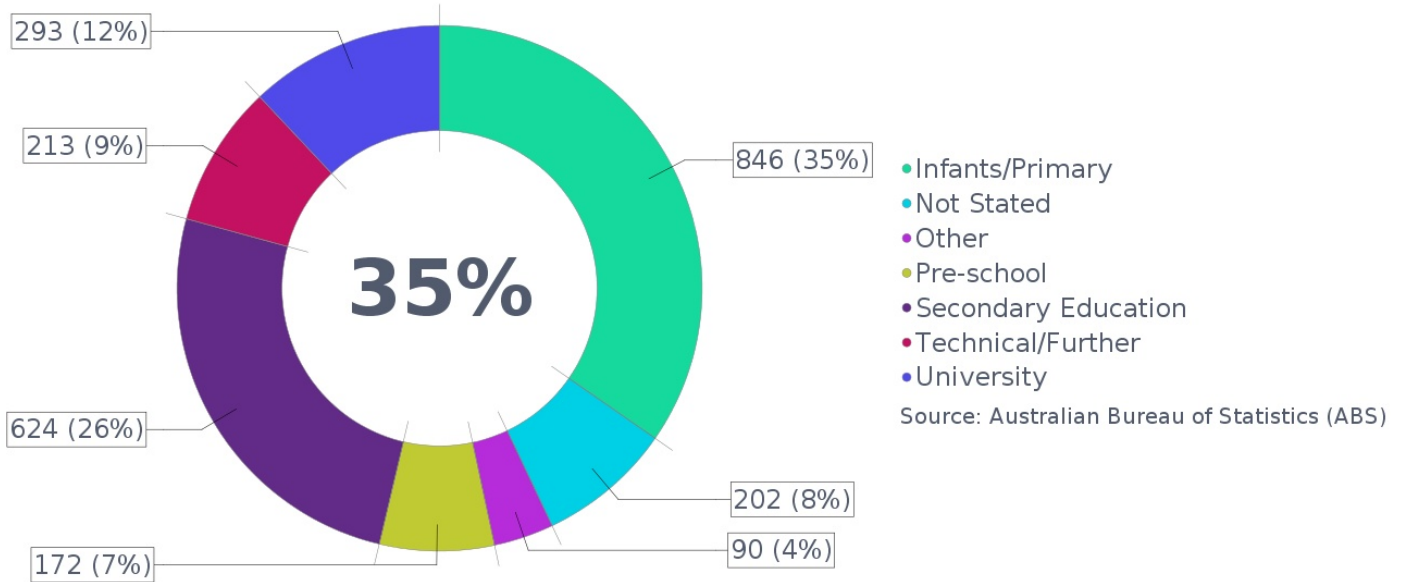




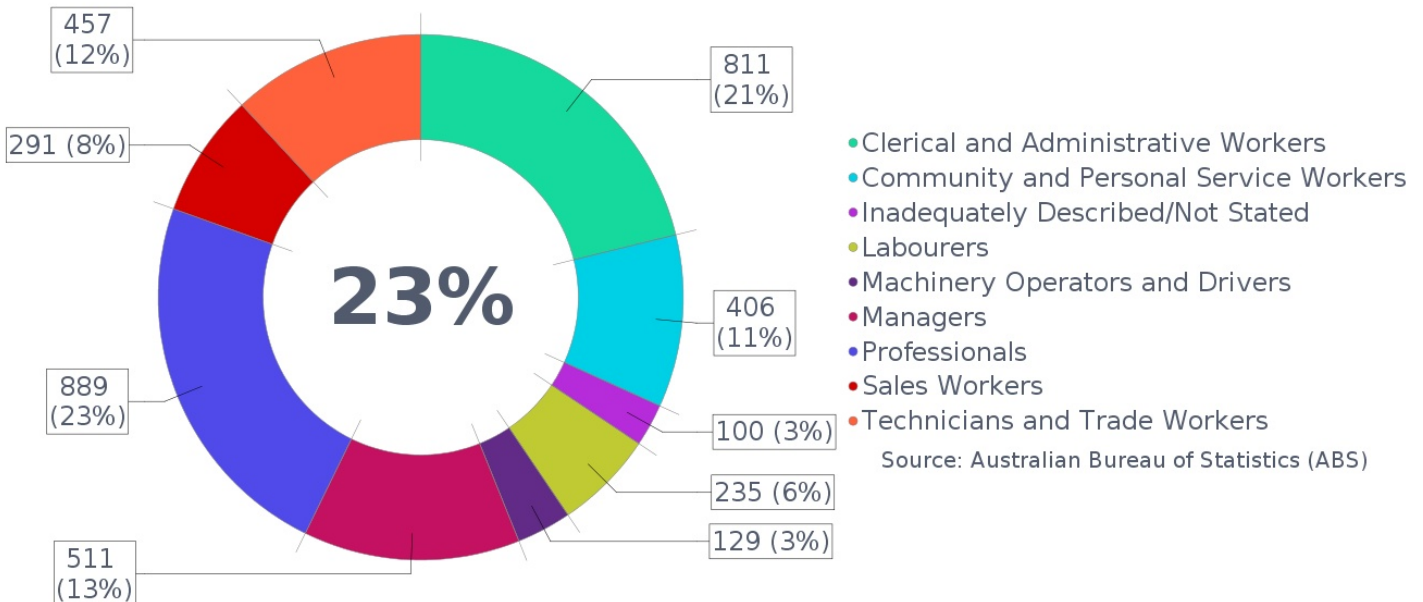
Household Income - Weekly (2021)



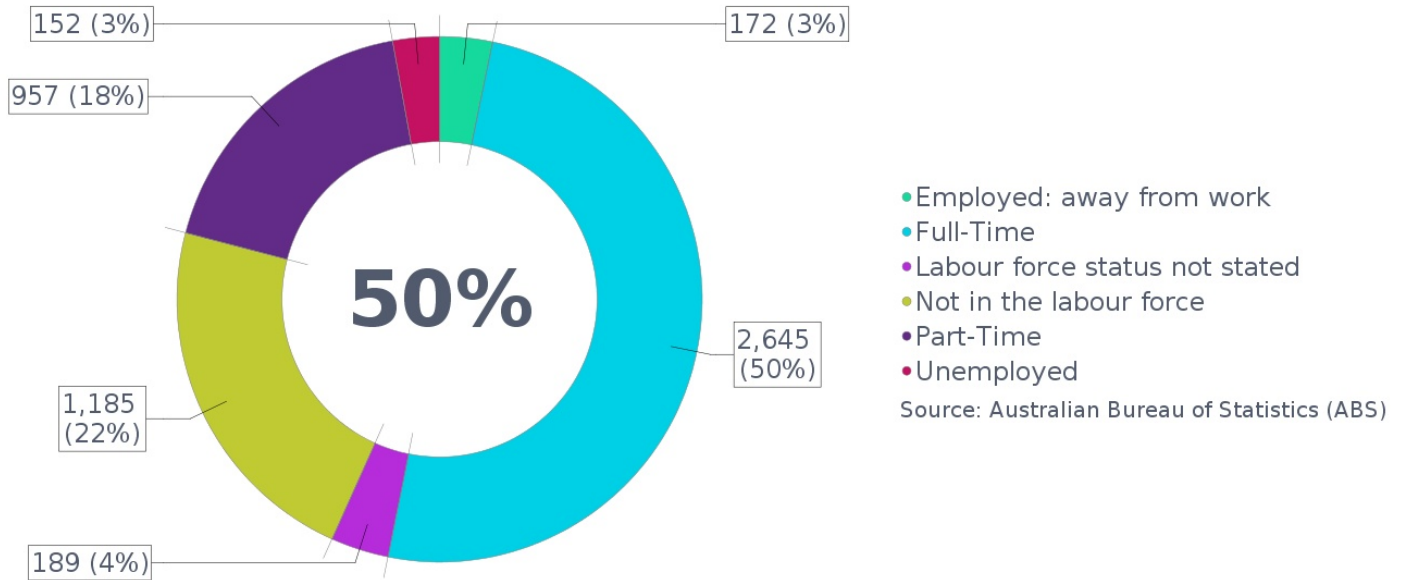
Non-School Qualification: Level of Education (2021)



Occupation (2021)



Employment (2021)



Method of Travel to Work (2021)

