

SUBURB FLYOVER REPORT

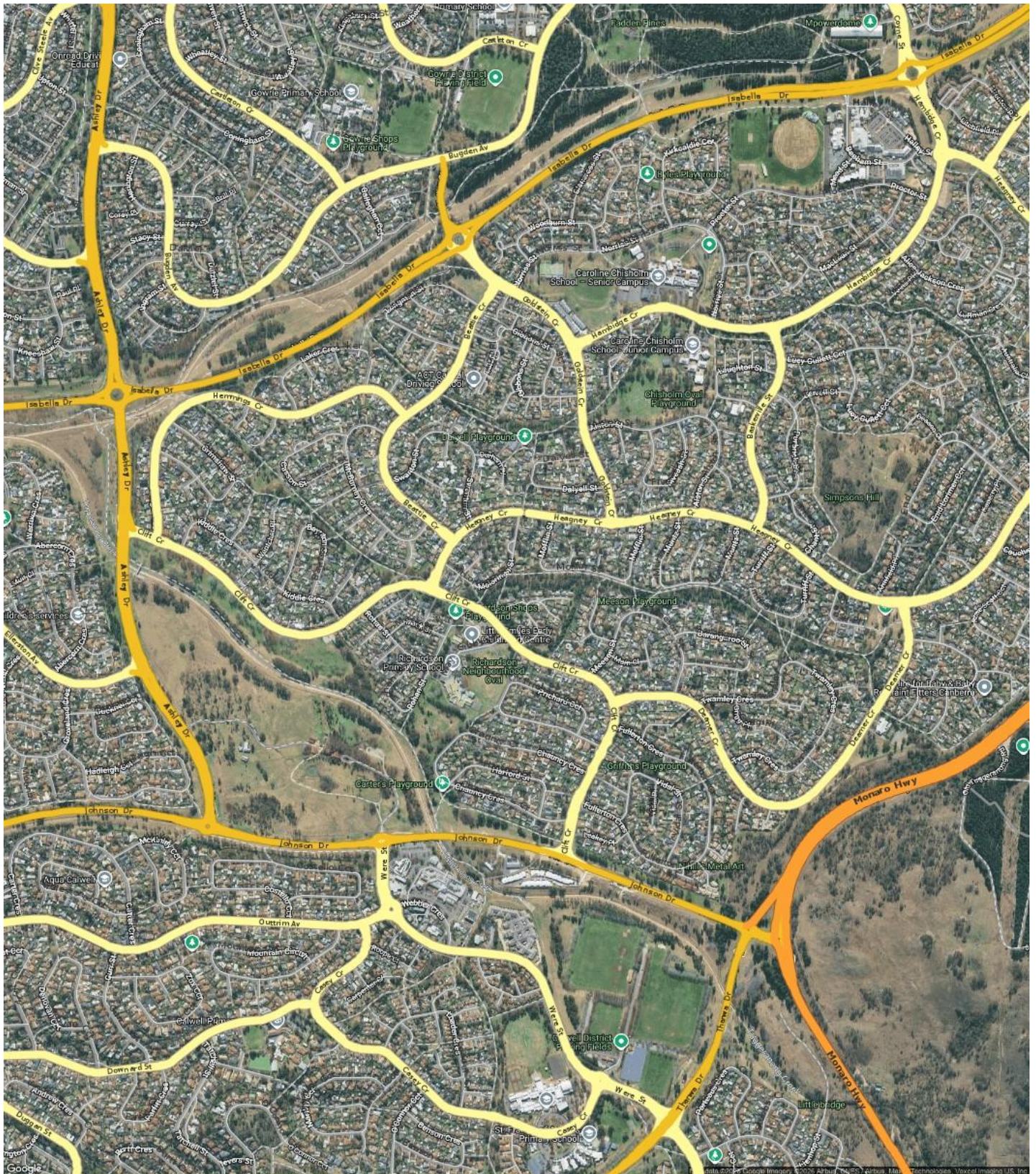
RICHARDSON (HOUSE)

PREPARED BY: AUCTION ADVANTAGE, PH: 1300347655





RICHARDSON - Suburb Map



Prepared on 10/10/2026 by Auction Advantage. © Property Data Solutions Pty Ltd 2026 ([pricerfinder.com.au](https://www.pricerfinder.com.au))

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RICHARDSON - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2008	29	\$ 361,500	0.0 %	\$ 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	59	\$ 730,000	18.1 %	\$ 305,000	\$ 1,425,000
2022	52	\$ 802,500	9.9 %	\$ 230,000	\$ 1,150,000
2023	33	\$ 791,000	-1.4 %	\$ 400,000	\$ 1,140,000
2024	29	\$ 800,000	1.1 %	\$ 235,000	\$ 1,100,000
2025	26	\$ 820,000	2.5 %	\$ 194,700	\$ 1,030,000
2026	20	\$ 830,000	1.2 %	\$ 695,000	\$ 1,065,000

Median Sale Price

\$830k

Based on 25 recorded House sales within the last 12 months (Oct '25 - Sep '26)

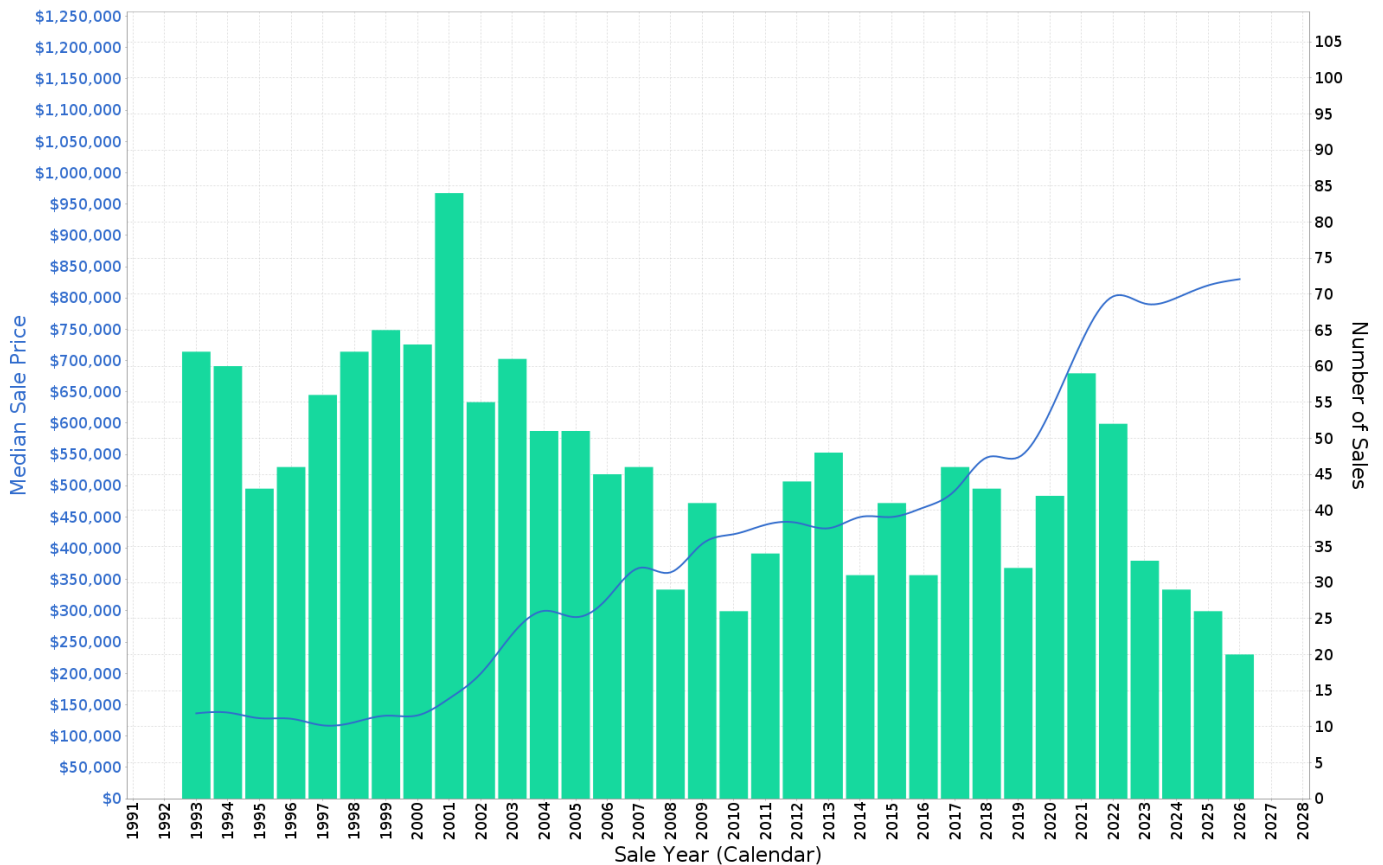
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

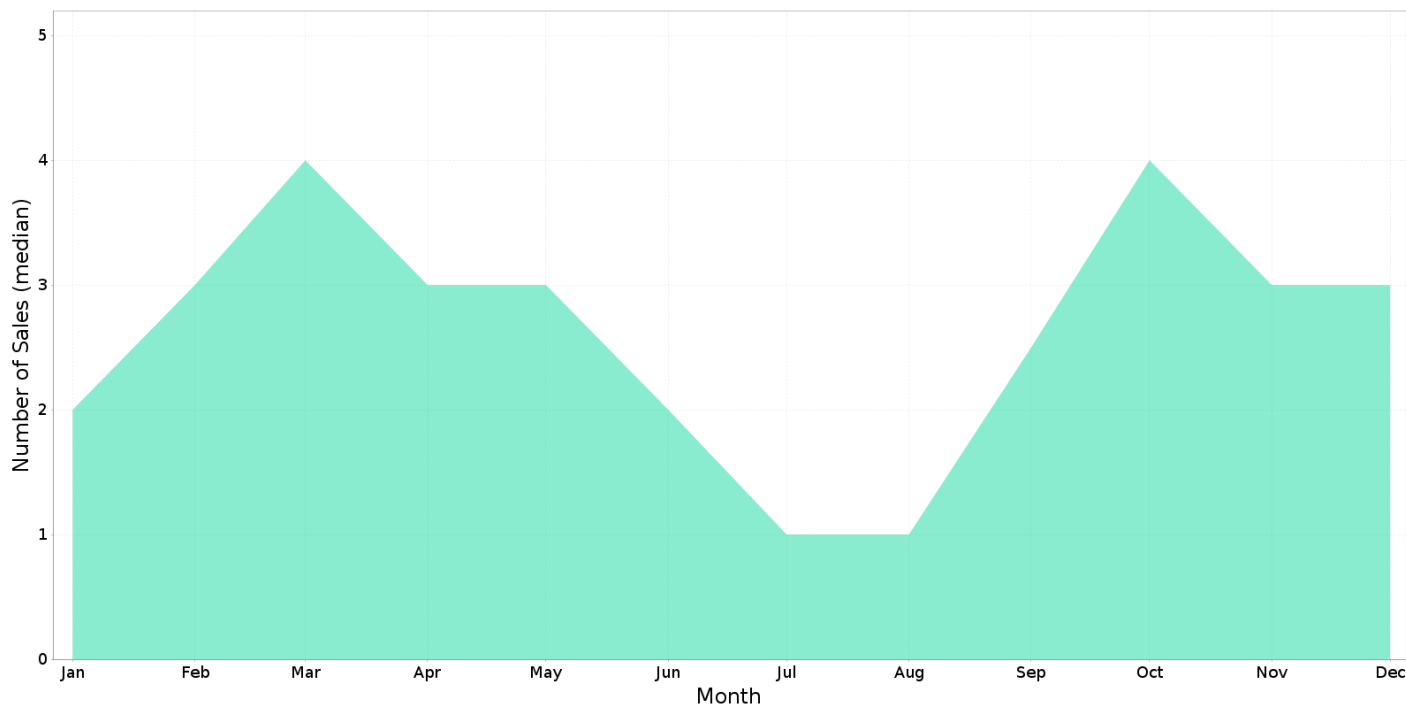
0.0%

Current Median Price: \$830,000
Previous Median Price: \$830,000

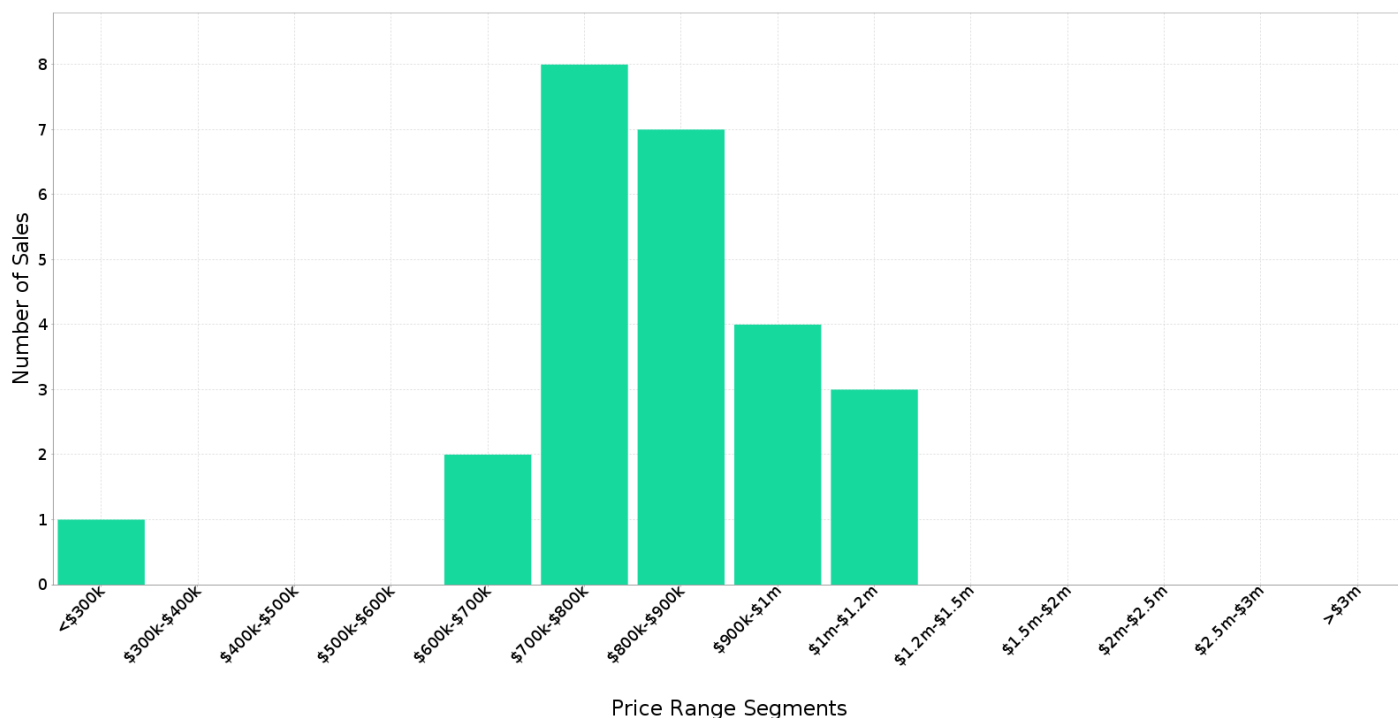
Based on 54 recorded House sales compared over the last two rolling 12 month periods



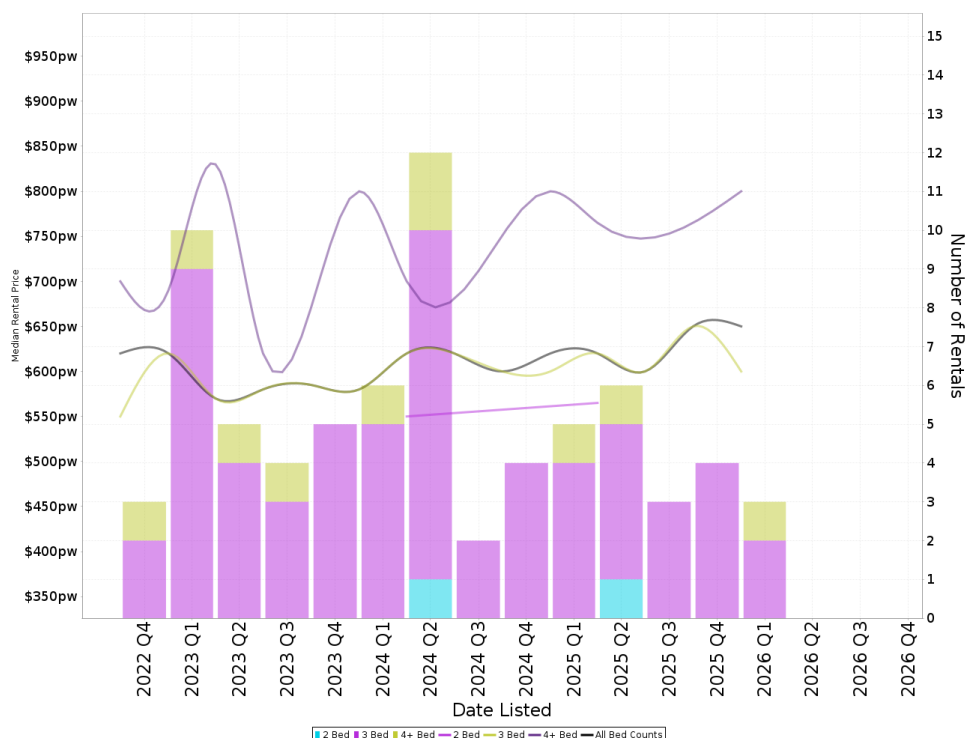
RICHARDSON - Peak Selling Periods (3 years)



RICHARDSON - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

0.0%

Current Median Price: \$830,000
Previous Median Price: \$830,000

Based on 54 registered House sales compared over the last two rolling 12 month periods.

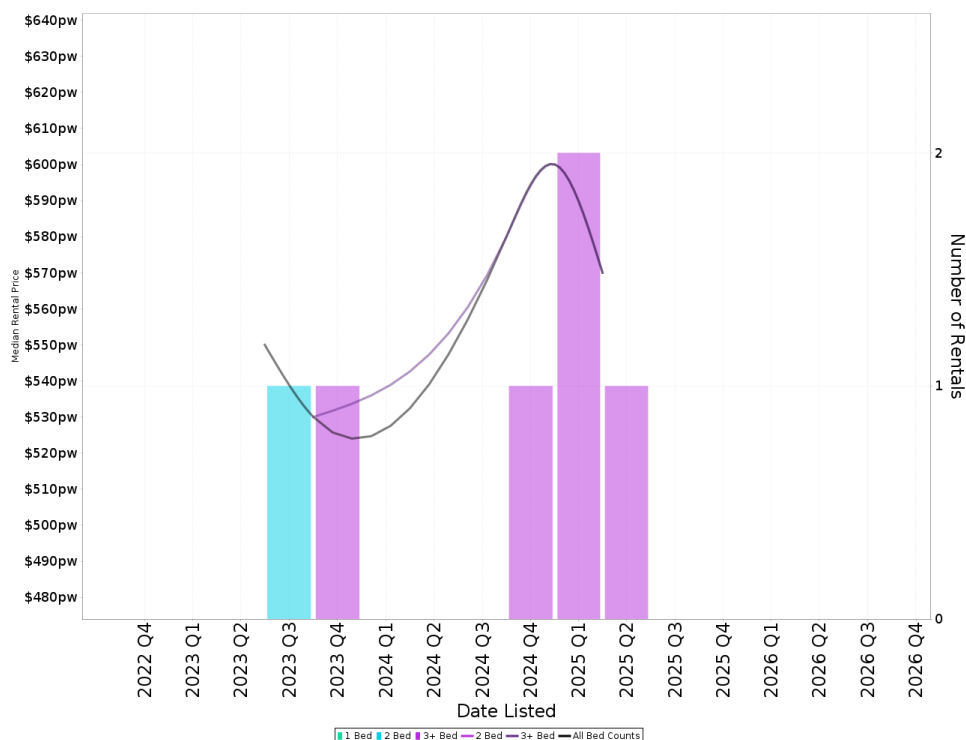
Suburb Rental Yield

+4.1%

Current Median Price: \$830,000
Current Median Rent: \$650

Based on 7 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+15.2%

Current Median Price: \$720,000
Previous Median Price: \$625,000

Based on 18 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

N/A

RICHARDSON - Recently Sold Properties

Median Sale Price

\$830k

Based on 25 recorded House sales within the last 12 months (Oct '25 - Sep '26)

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

Suburb Growth

0.0%

Current Median Price: \$830,000
Previous Median Price: \$830,000

Based on 54 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

25

Based on recorded House sales within the 12 months (Oct '25 - Sep '26)

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

30A KIDDLE CRES



\$1,030,000

Sold Aug 2026
222 Days

888 m² 2 1 1

36 VIDAL ST



\$852,000

Sold Aug 2026
10 Days

919 m² 3 1 2

8 BAYNTON ST



\$900,000

Sold Jul 2026
24 Days

848 m² 3 1 2

19 FULLERTON CRES



\$850,000

Sold Jun 2026
222 Days

835 m² 3 1 2

72 BEATTIE CRES



\$1,065,000

Sold Jun 2026
56 Days

830 m² 3 1 2

31 BAYNTON ST



\$695,000

Sold May 2026
22 Days

1,059 m² 3 1 -

16 TWAMLEY CRES



\$825,000

Sold May 2026
38 Days

668 m² 3 1 2

11 CHAUNCY CRES



\$760,000

Sold May 2026
29 Days

724 m² 3 1 2

48 PRICHARD CCT



\$945,000

Sold May 2026
19 Days

909 m² 4 3 1

15 KIDDLE CRES



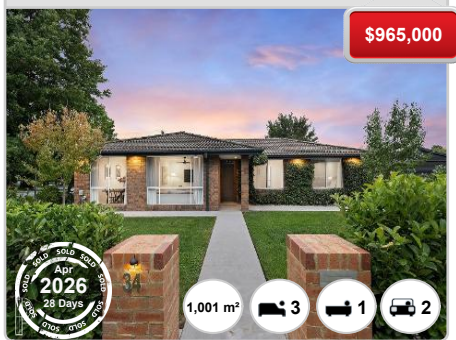
34 KIDDLE CRES



19 VIDAL ST



34 LAKER CRES



8 HEMMINGS CRES

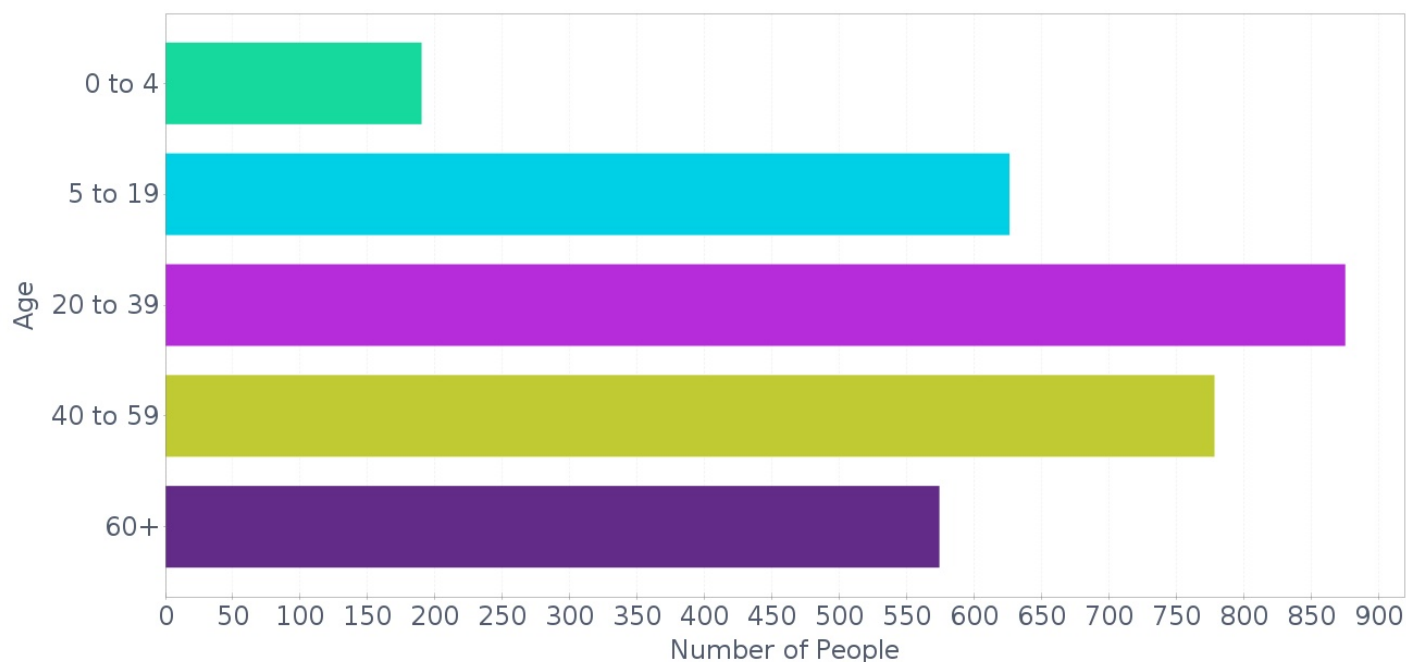


12 MCBURNEY CRES

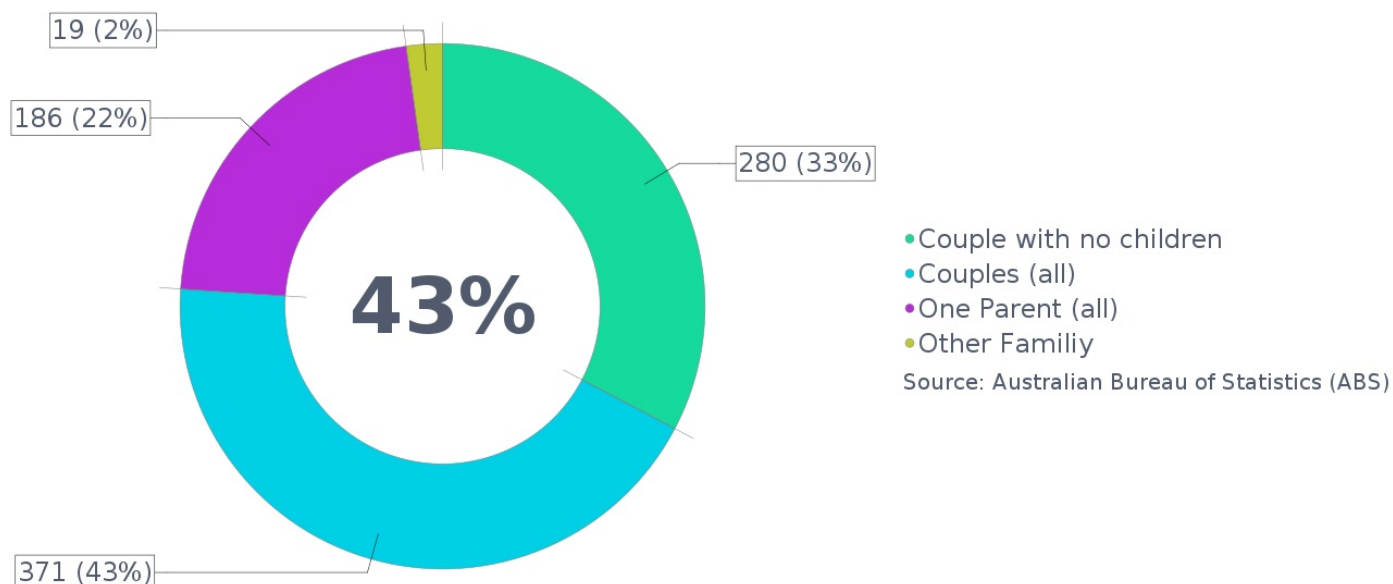




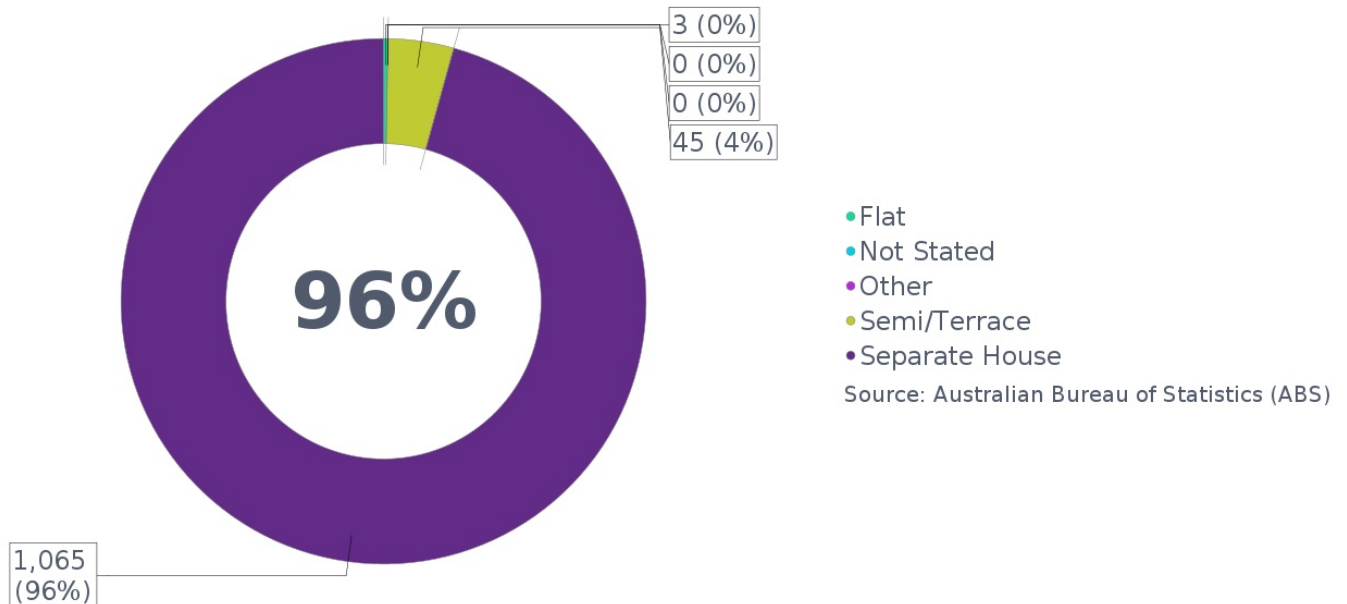
Age of Population (2021)



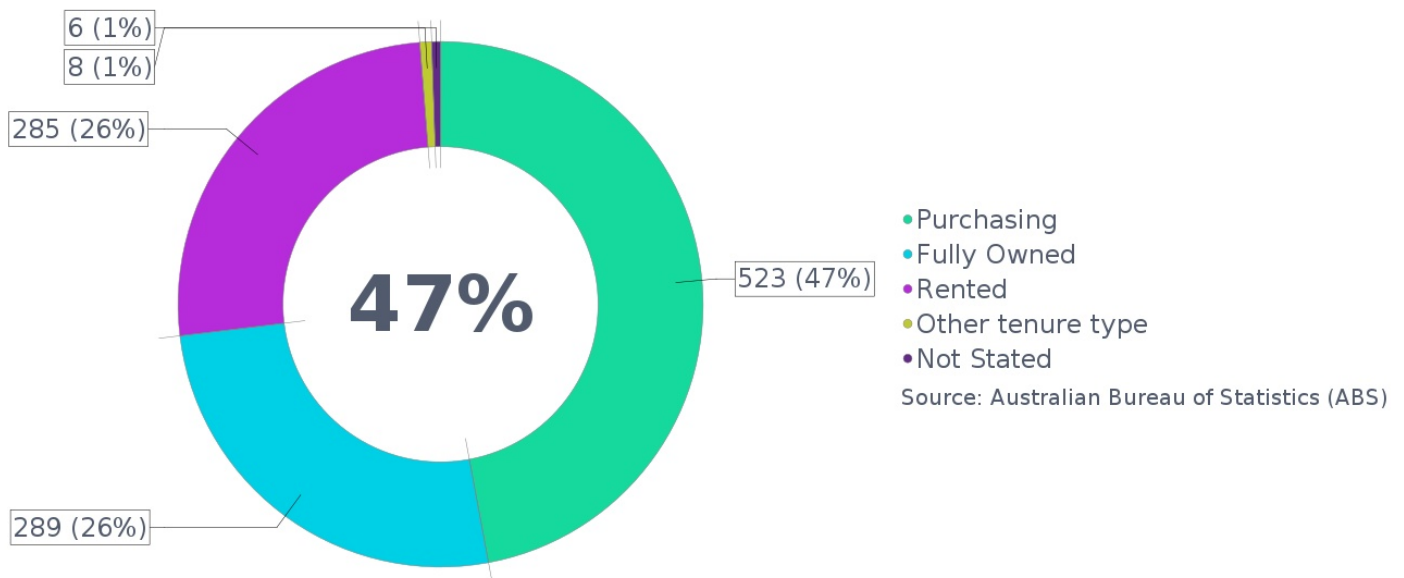
Family Composition (2021)



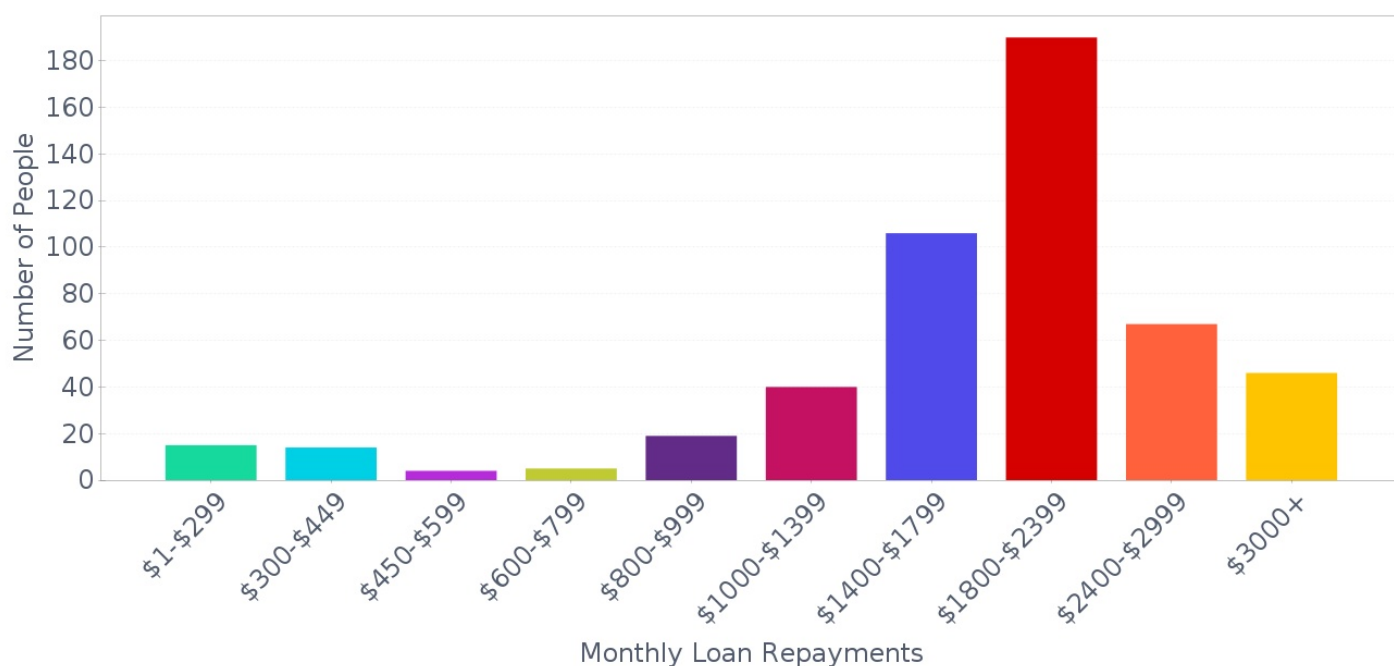
Dwelling Structure (2021)



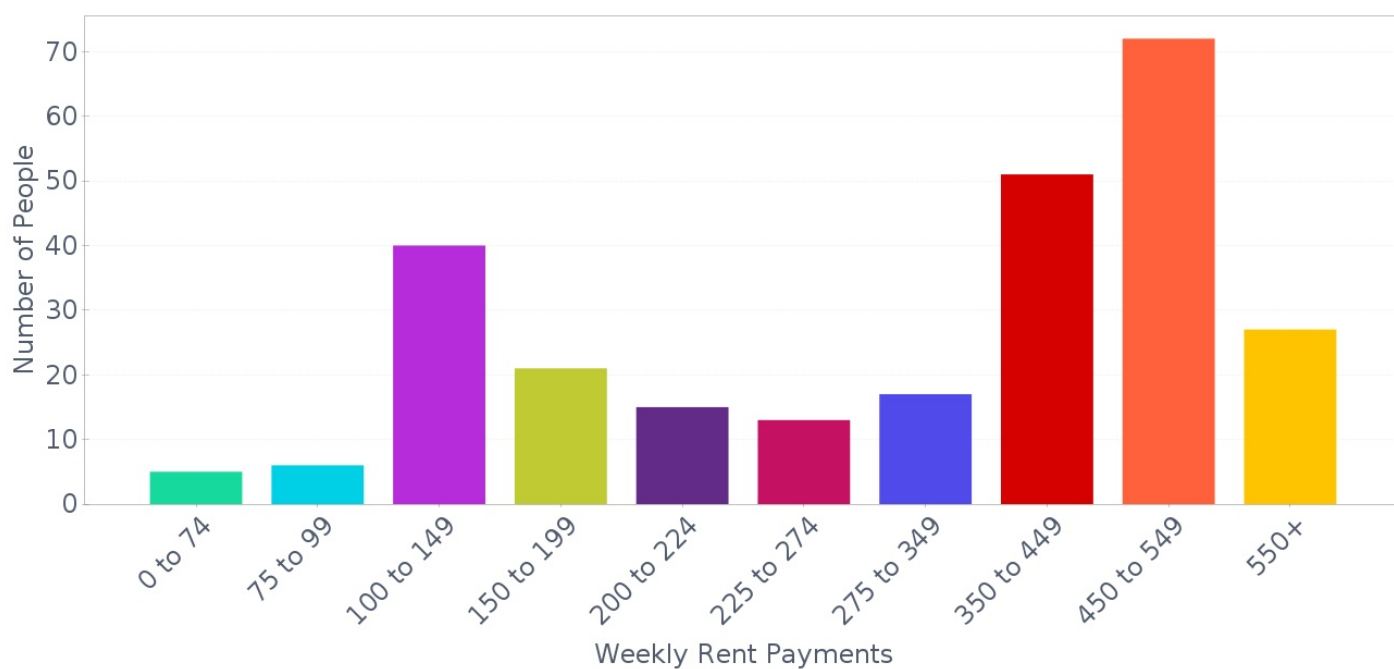
Home Ownership (2021)



Home Loan Repayments - Monthly (2021)

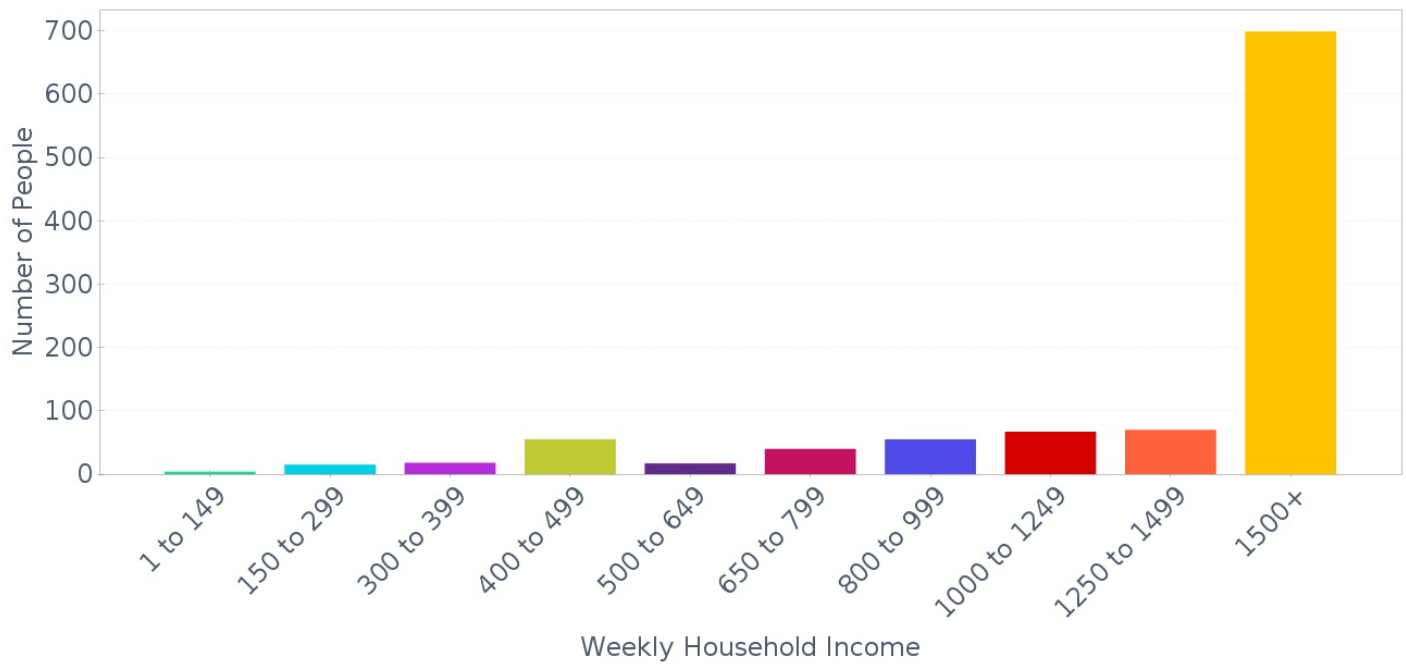


Rent Payments - Weekly (2021)

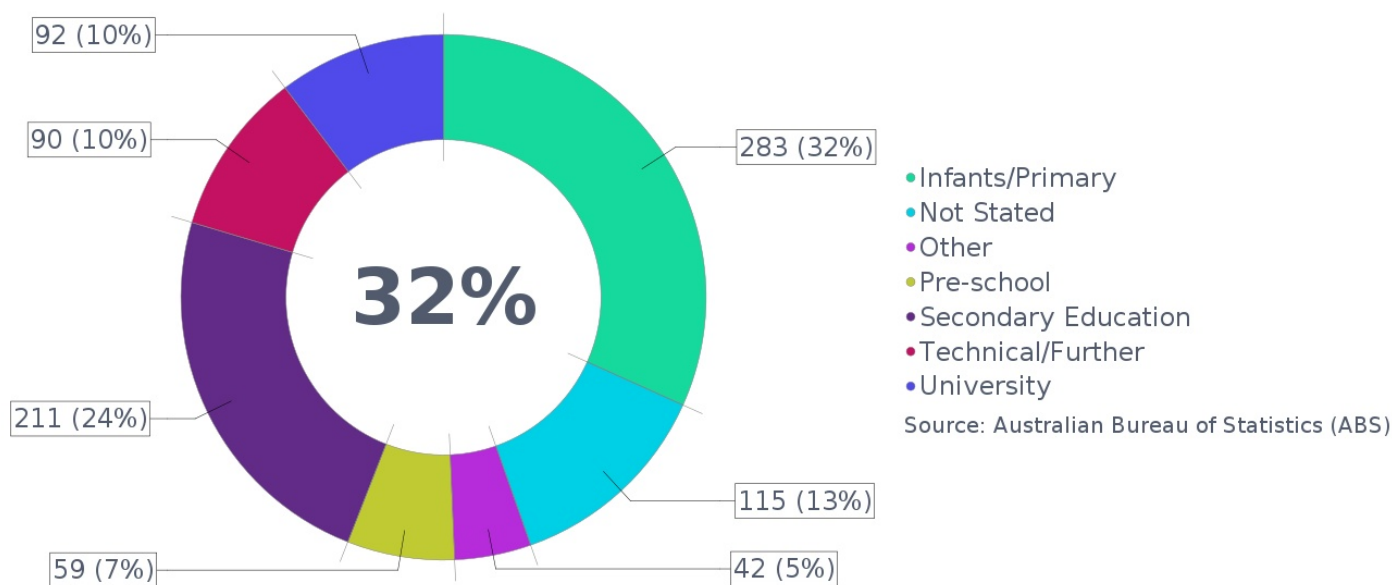




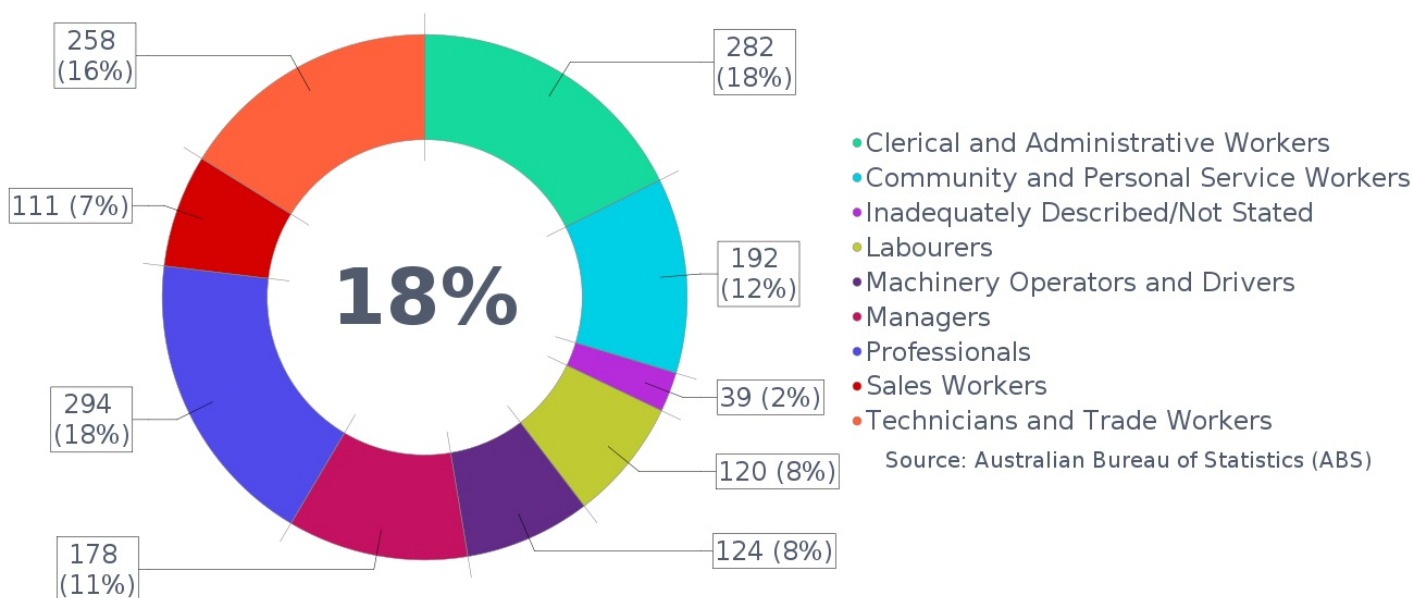
Household Income - Weekly (2021)



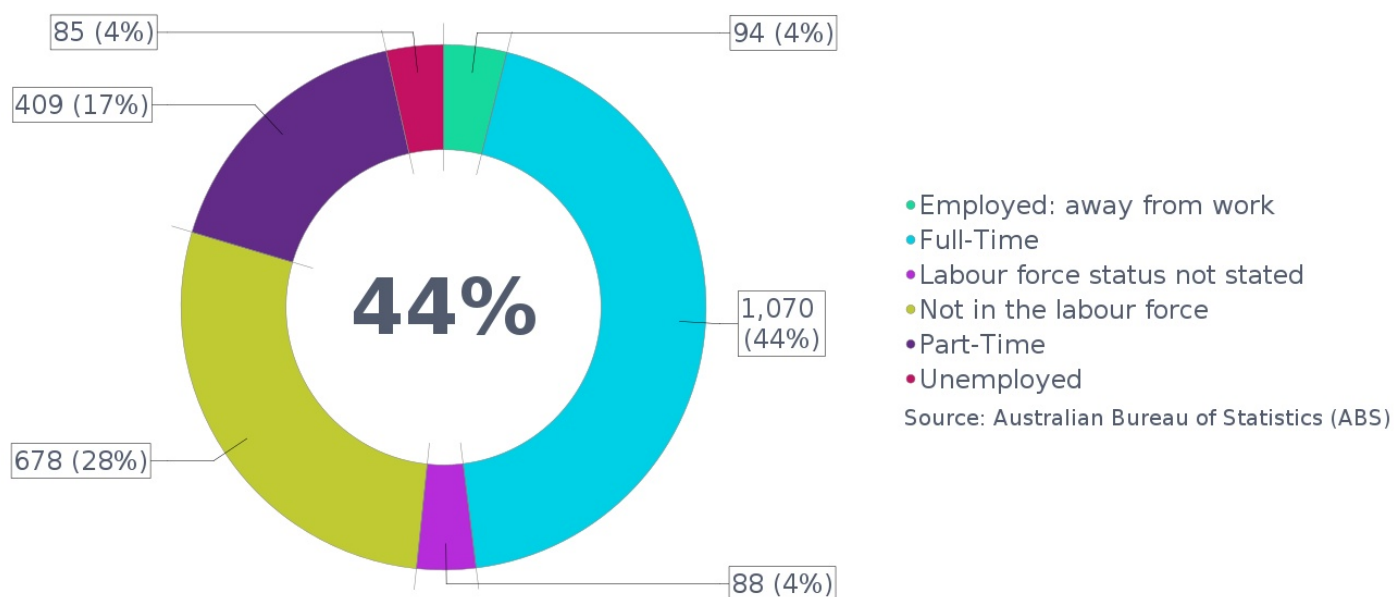
Non-School Qualification: Level of Education (2021)



Occupation (2021)



Employment (2021)



Method of Travel to Work (2021)

