SUBURB FLYOVER REPORT

WESTON (HOUSE)

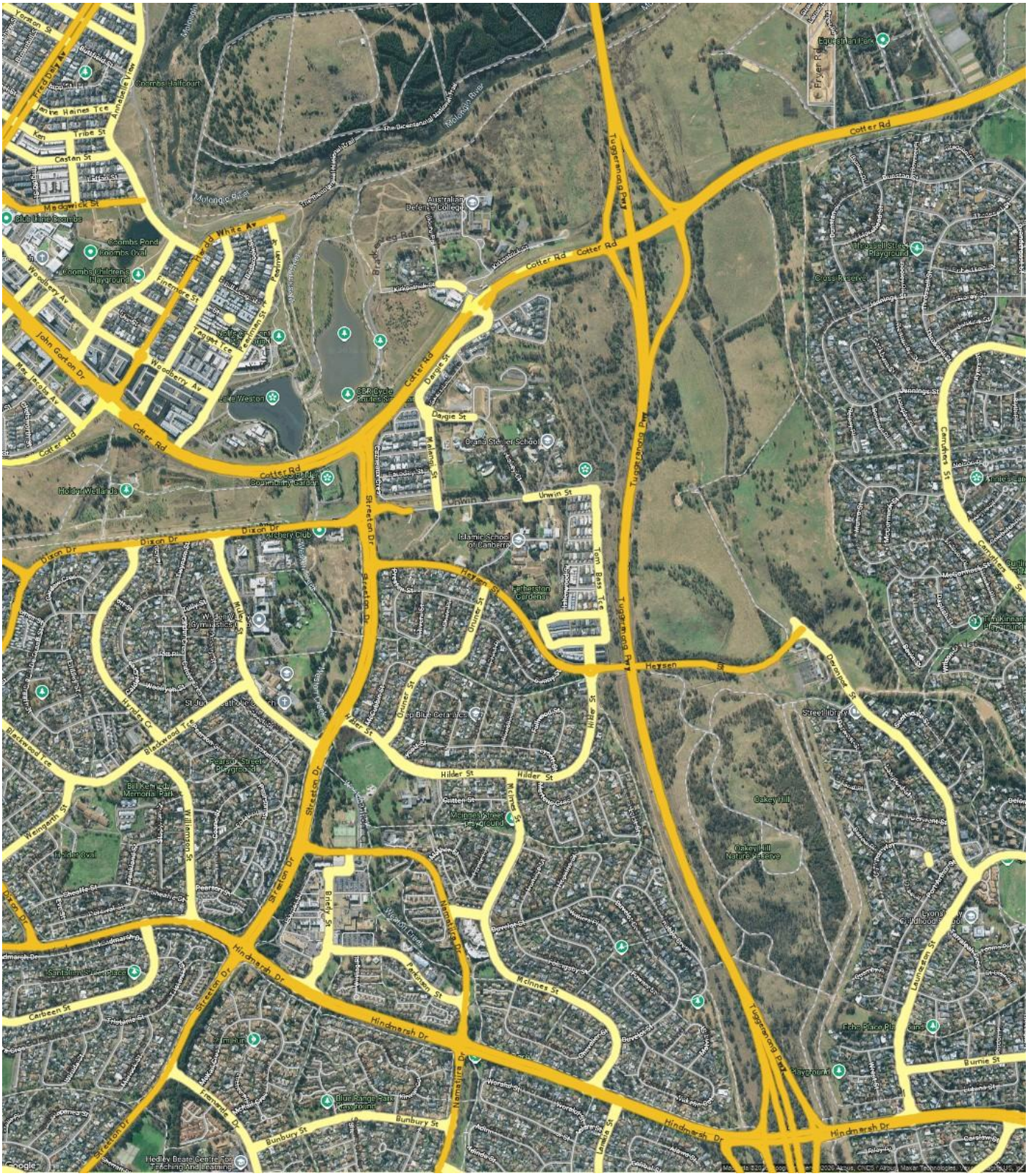
PREPARED BY: AUCTION ADVANTAGE, PH: 1300347655



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WESTON - Suburb Map



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WESTON - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2008	42	$ 475,500	0.0 %	$ 350,000	$ 685,000
2009	30	$ 475,000	-0.1 %	$ 150,000	$ 715,000
2010	28	$ 572,500	20.5 %	$ 275,000	$ 745,000
2011	40	$ 525,000	-8.3 %	$ 337,000	$ 735,000
2012	35	$ 535,000	1.9 %	$ 432,000	$ 880,000
2013	36	$ 512,500	-4.2 %	$ 435,000	$ 1,100,000
2014	39	$ 630,000	22.9 %	$ 450,000	$ 1,010,000
2015	62	$ 725,000	15.1 %	$ 196,667	$ 982,500
2016	54	$ 714,500	-1.4 %	$ 227,000	$ 1,175,000
2017	41	$ 740,000	3.6 %	$ 215,000	$ 1,550,000
2018	38	$ 719,634	-2.8 %	$ 450,000	$ 1,330,000
2019	59	$ 730,000	1.4 %	$ 90,000	$ 2,010,000
2020	51	$ 739,000	1.2 %	$ 425,000	$ 1,657,000
2021	51	$ 1,003,000	35.7 %	$ 315,000	$ 2,000,000
2022	53	$ 1,090,000	8.7 %	$ 510,000	$ 1,925,000
2023	44	$ 957,500	-12.2 %	$ 750,000	$ 2,060,000
2024	47	$ 990,000	3.4 %	$ 740,000	$ 2,220,000
2025	44	$ 997,000	0.7 %	$ 440,000	$ 3,000,000
2026	21	$ 1,180,000	18.4 %	$ 719,351	$ 1,880,000

Median Sale Price

$1.15m

Based on 31 recorded House sales within the last 12 months (Oct '25 - Sep '26)

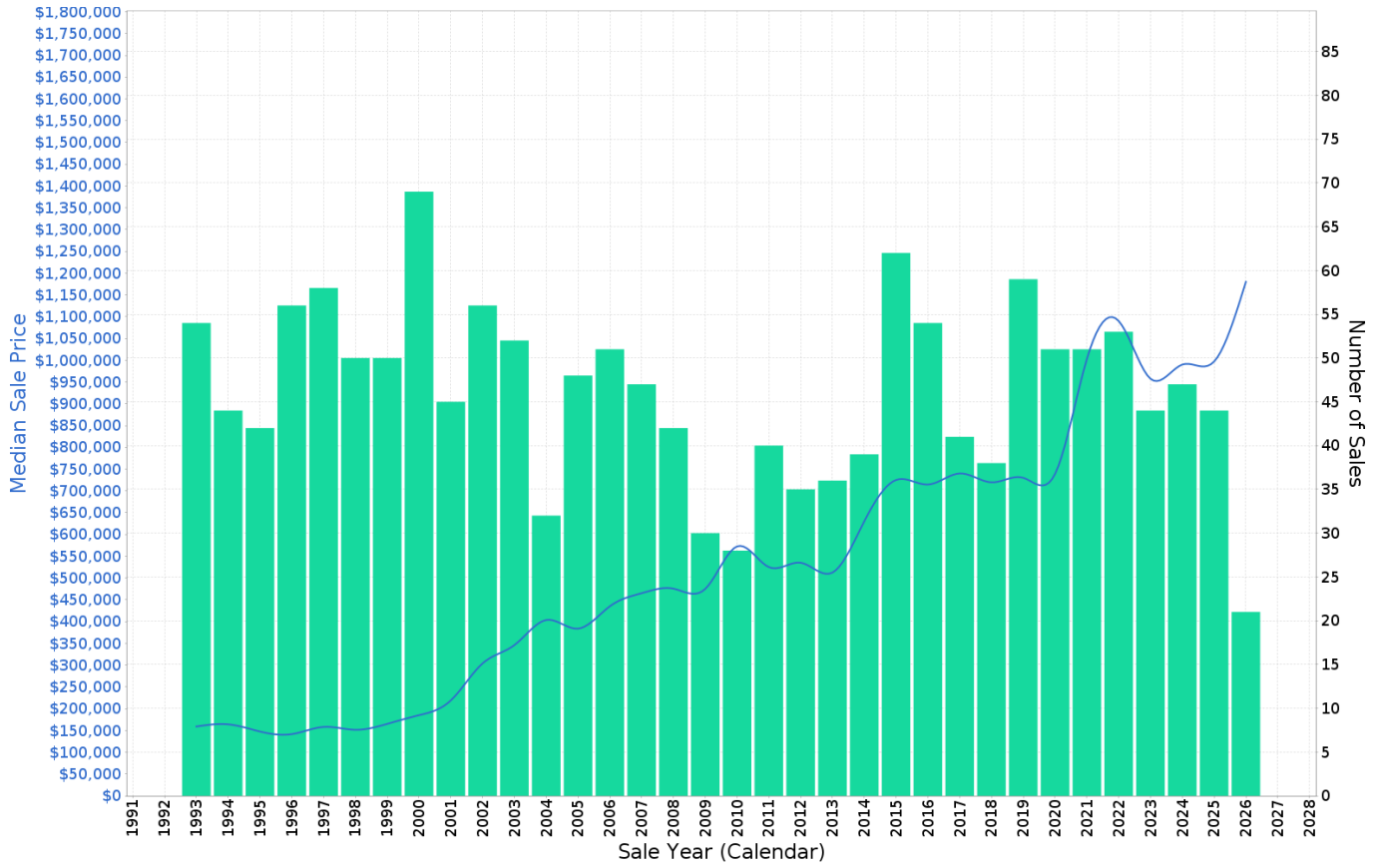
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

+18.9%

Current Median Price: $1,150,000
Previous Median Price: $967,000

Based on 76 recorded House sales compared over the last two rolling 12 month periods

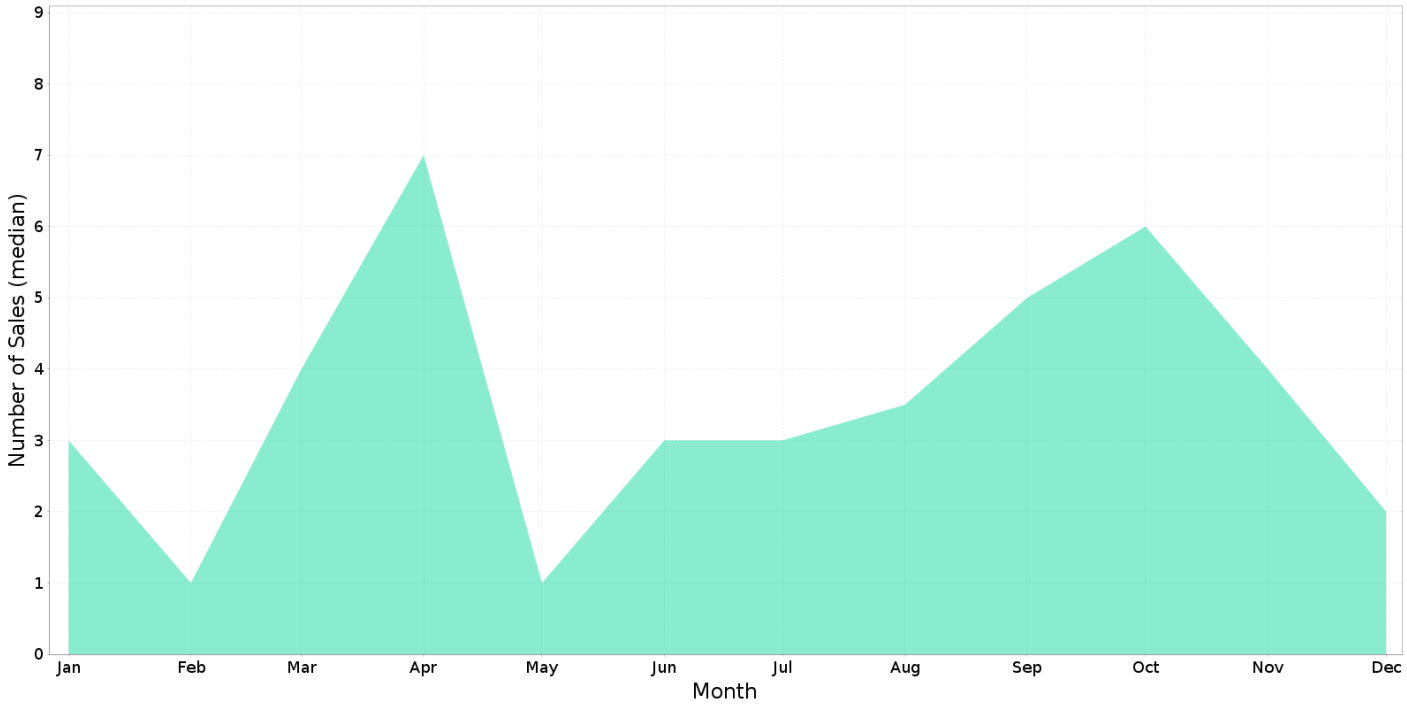


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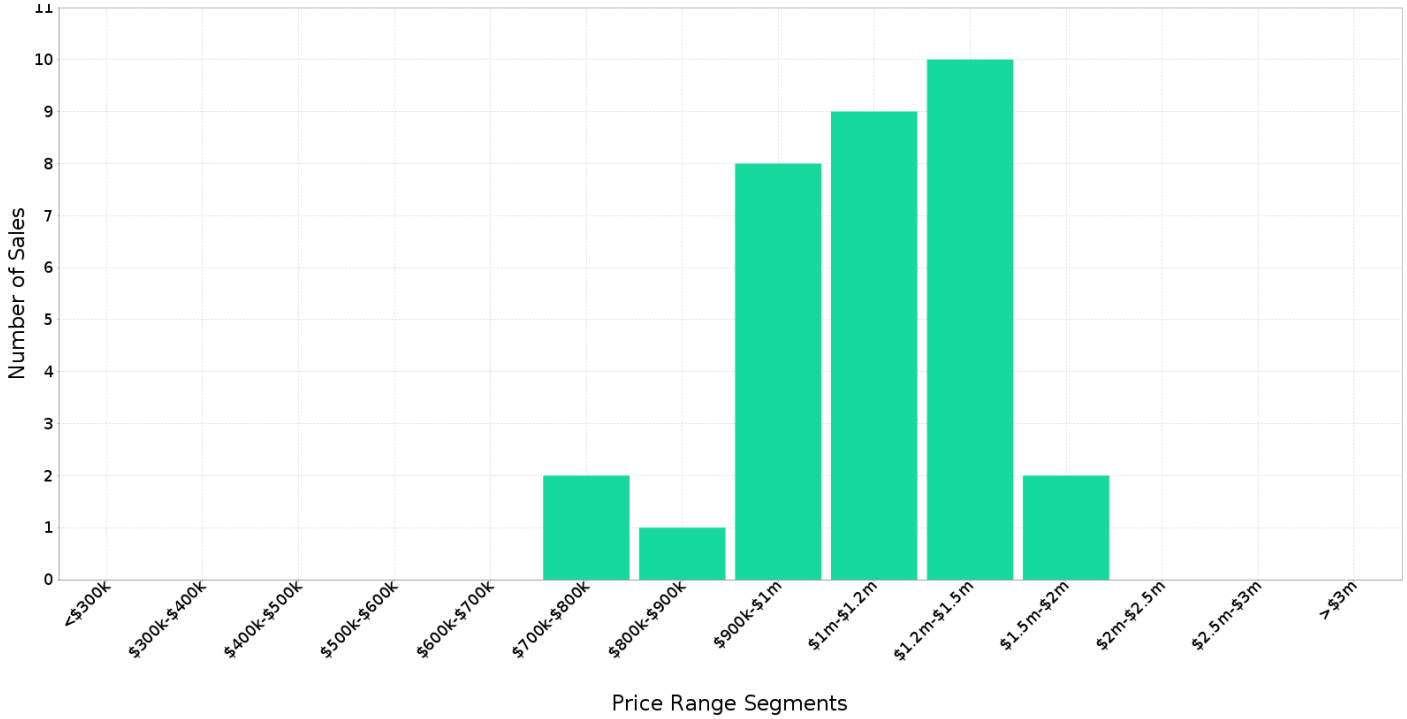
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WESTON - Peak Selling Periods (3 years)



WESTON - Price Range Segments (12 months)

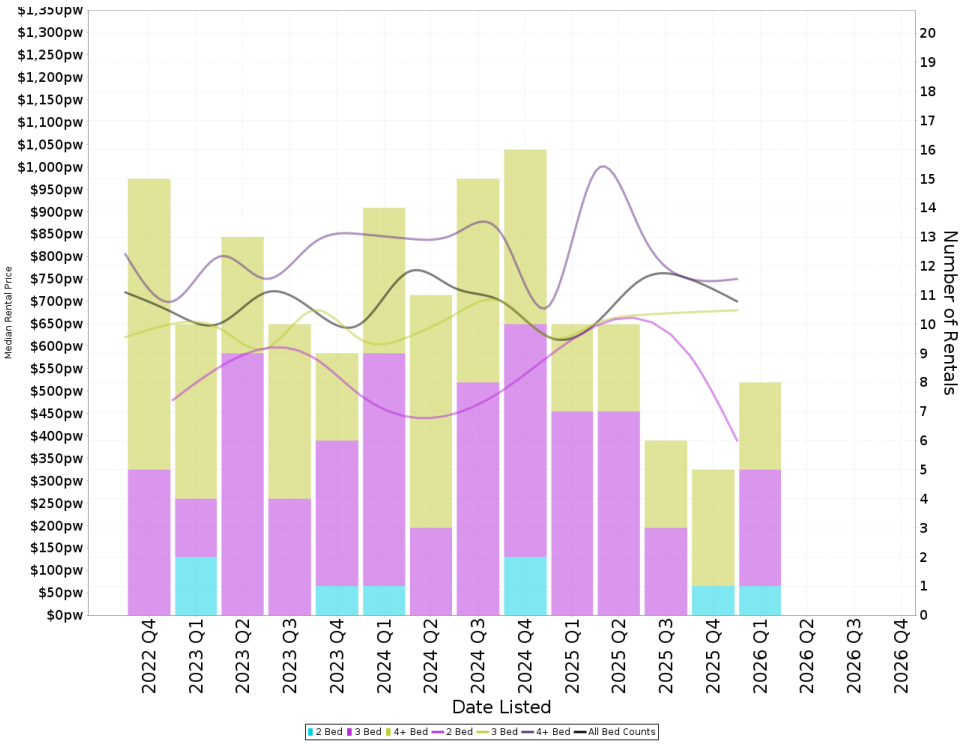


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Median Weekly Rents (Houses)



Suburb Sale Price Growth

+18.9%

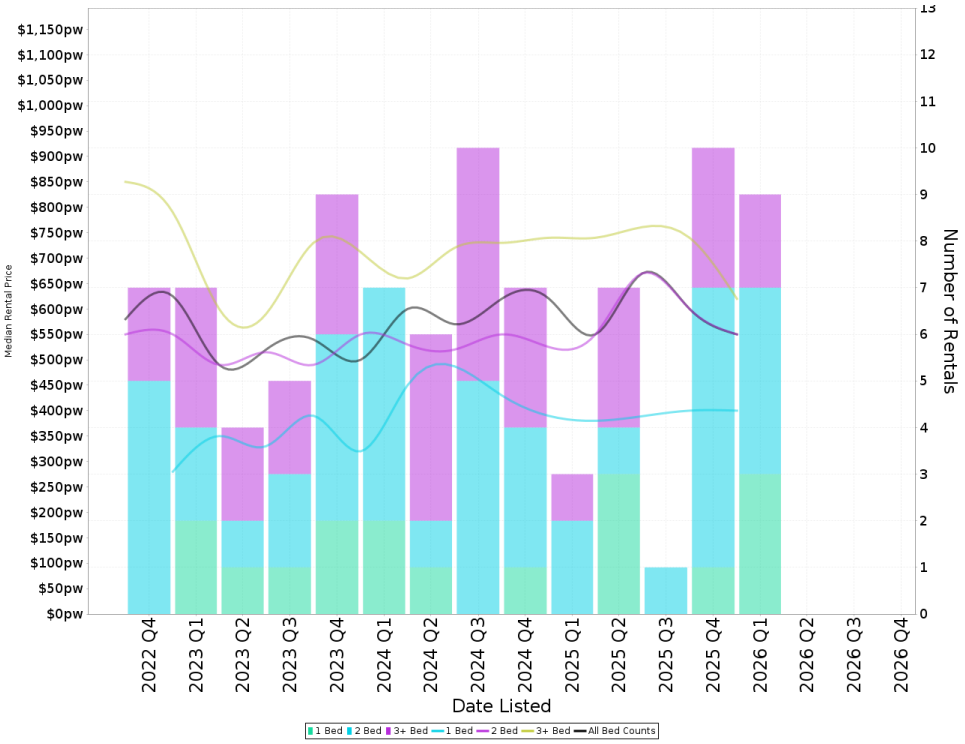
Current Median Price: $1,150,000
Previous Median Price: $967,000
Based on 76 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.3%

Current Median Price: $1,150,000
Current Median Rent: $740
Based on 13 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+13.4%

Current Median Price: $822,500
Previous Median Price: $725,000
Based on 32 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.8%

Current Median Price: $822,500
Current Median Rent: $600
Based on 19 registered Unit rentals compared over the last 12 months.

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WESTON - Recently Sold Properties

Median Sale Price

$1.15m

Based on 31 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

+18.9%

Current Median Price: $1,150,000
Previous Median Price: $967,000

Based on 76 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

31

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

1 SHORE PL



43 MCINNES ST



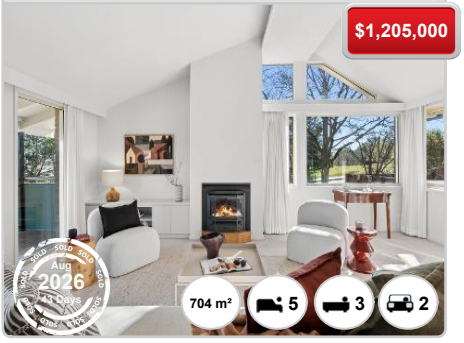
94 MCINNES ST



39 FOWLES ST



30 BUVELOT ST



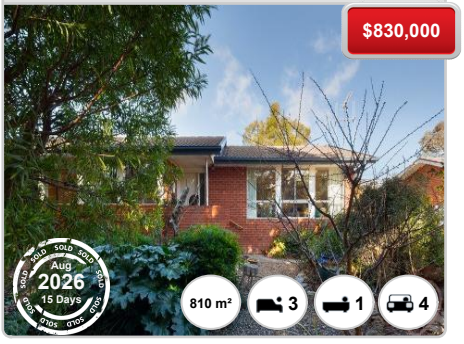
13 PRESTON ST



8 LEIST ST



41 MCINNES ST



13 HILDER ST



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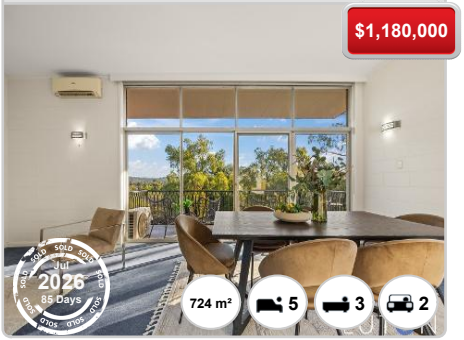
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Auction Advantage

3 STURGESS PL



25 BUNNY ST



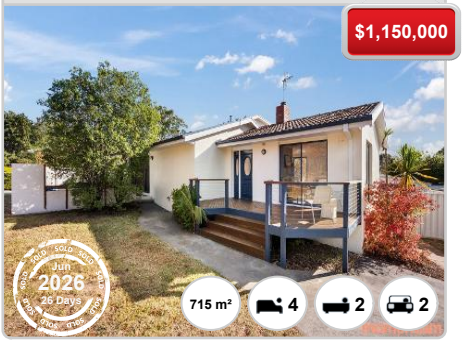
9 RUBBO CRES



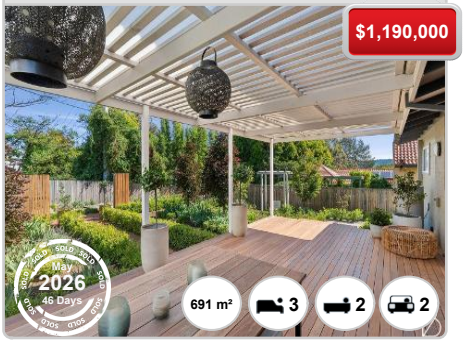
36 RUBBO CRES



26 MELDRUM ST



4 IRONSIDE ST



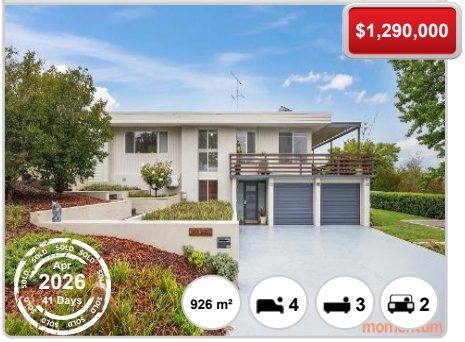
45 GRUNER ST



63 BUVELOT ST



14 MARTENS CRES



6 LYCETT ST



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WESTON - Properties For Rent

Median Rental Price

$740 /w

Based on 13 recorded House rentals within the last 12 months (Oct '25 - Sep '26)

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

Rental Yield

+3.3%

Current Median Price: $1,150,000
Current Median Rent: $740

Based on 31 recorded House sales and 13 House rentals compared over the last 12 months

Number of Rentals

13

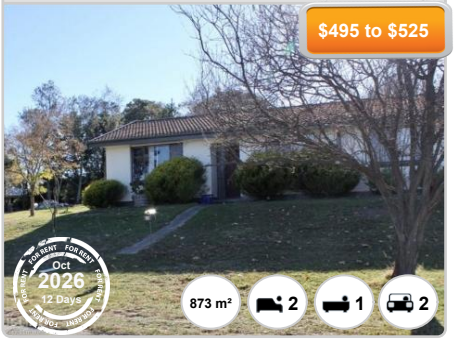
Based on recorded House rentals within the last 12 months (Oct '25 - Sep '26)

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

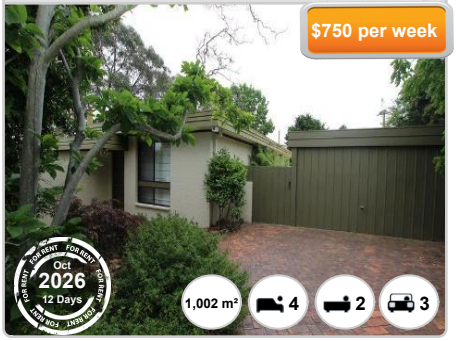
9 Wakelin Circuit



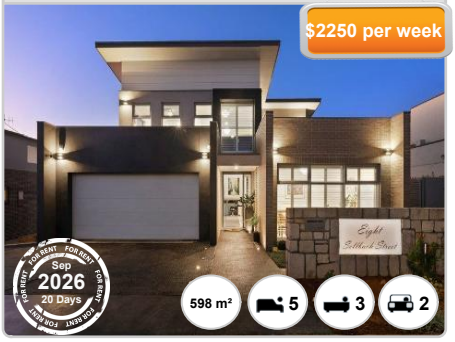
1A Withers Place



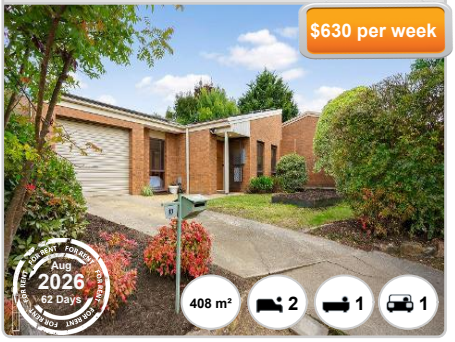
69 HILDER STREET



8 SELLBACH STREET



13 Backler Place

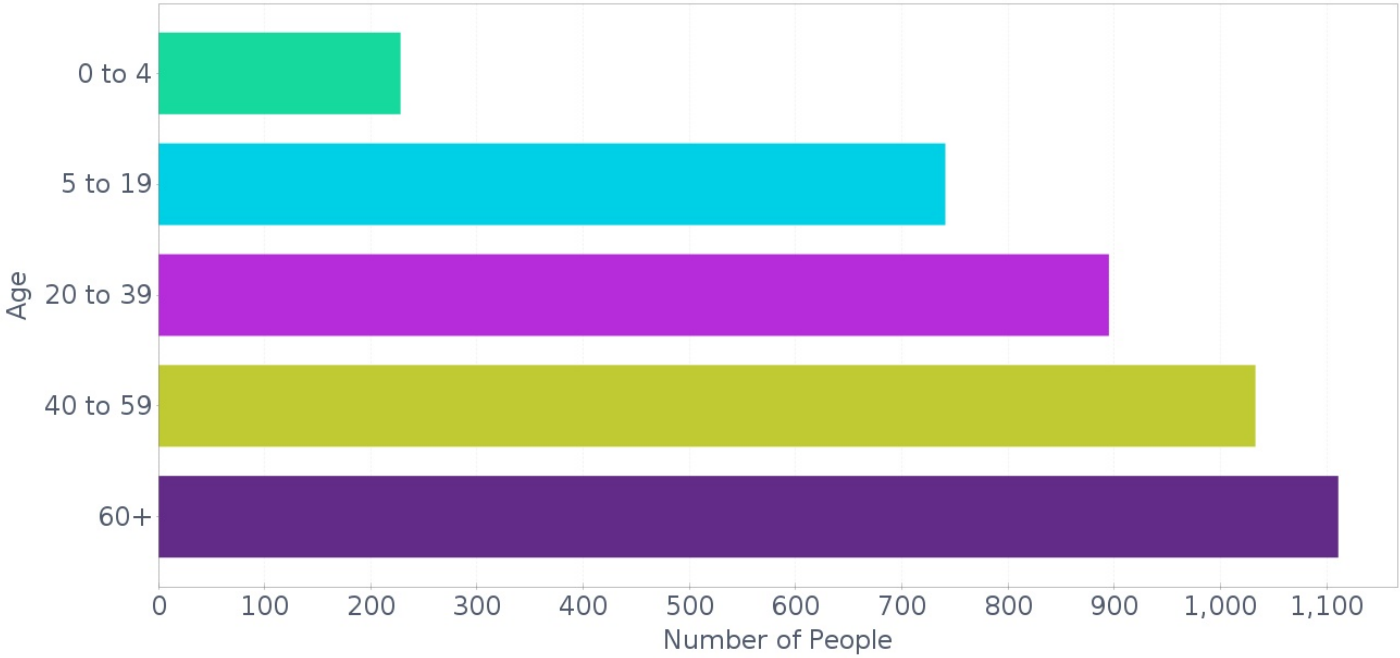


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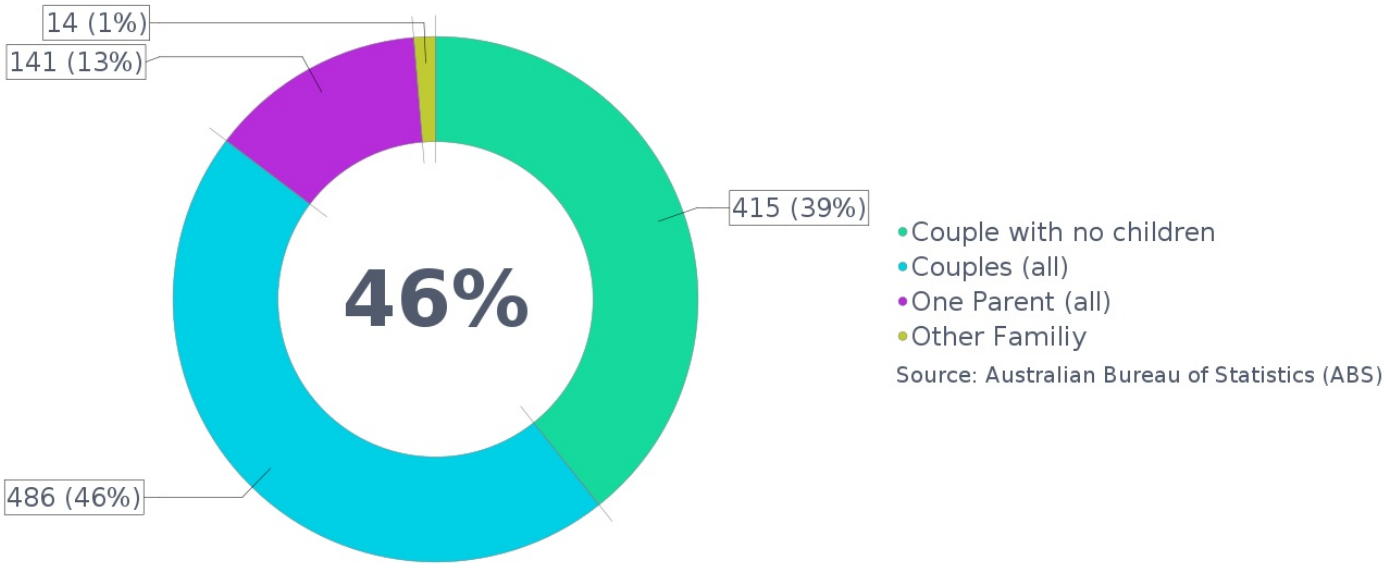
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Age of Population (2021)



Family Composition (2021)

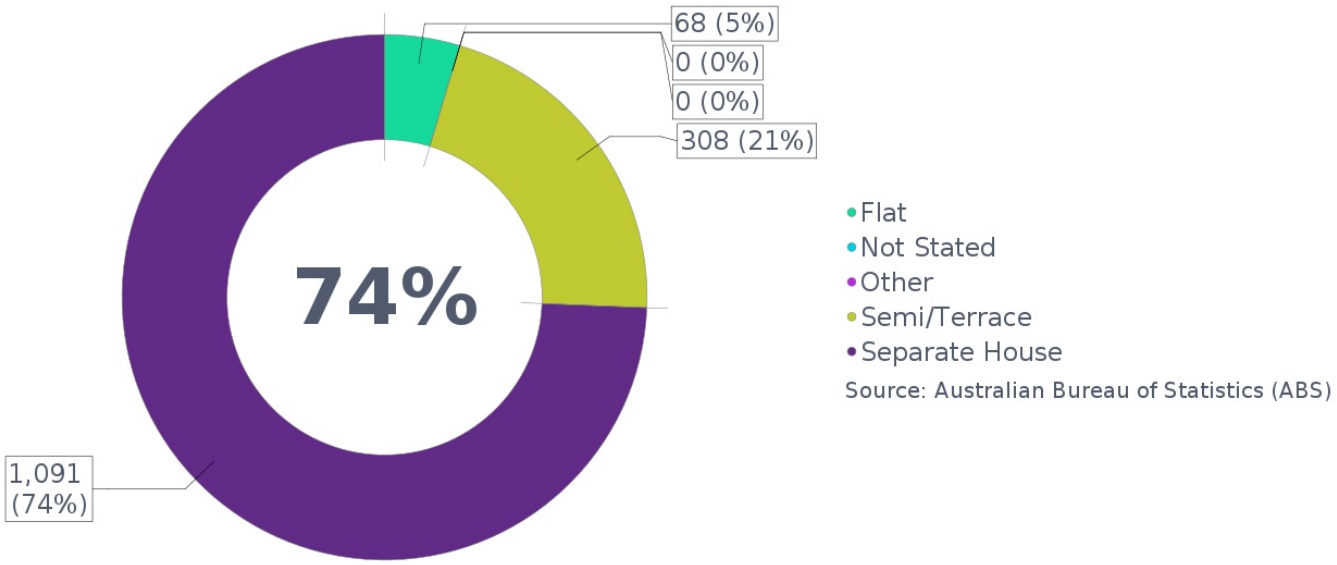


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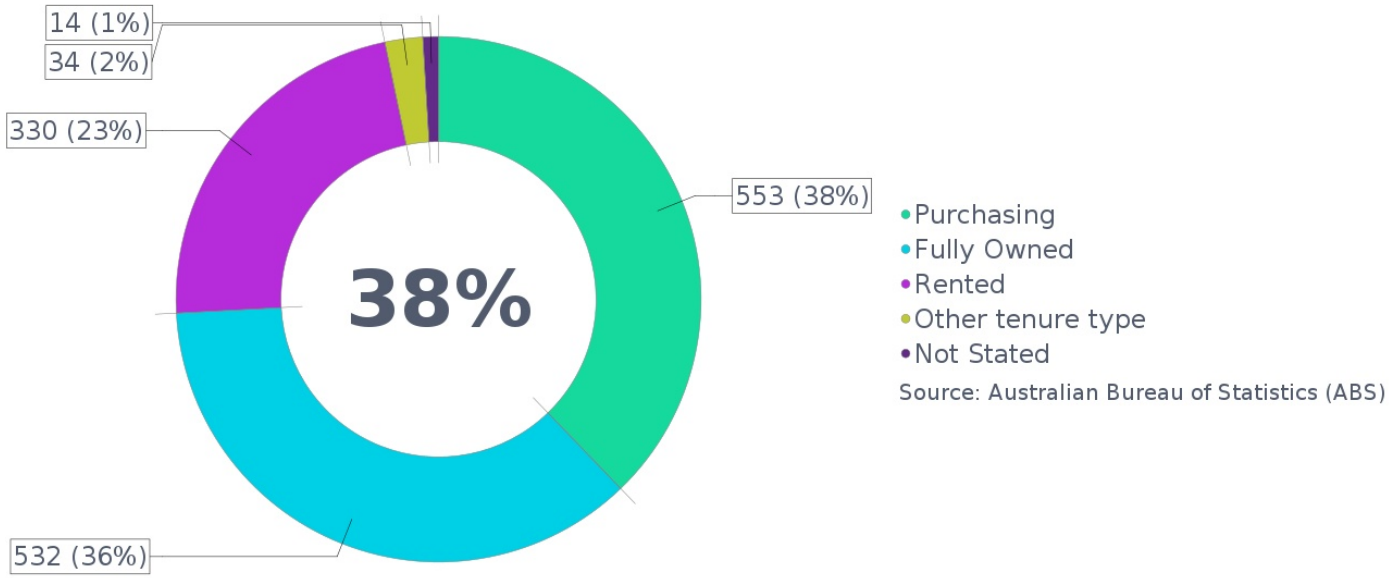
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Dwelling Structure (2021)



Home Ownership (2021)

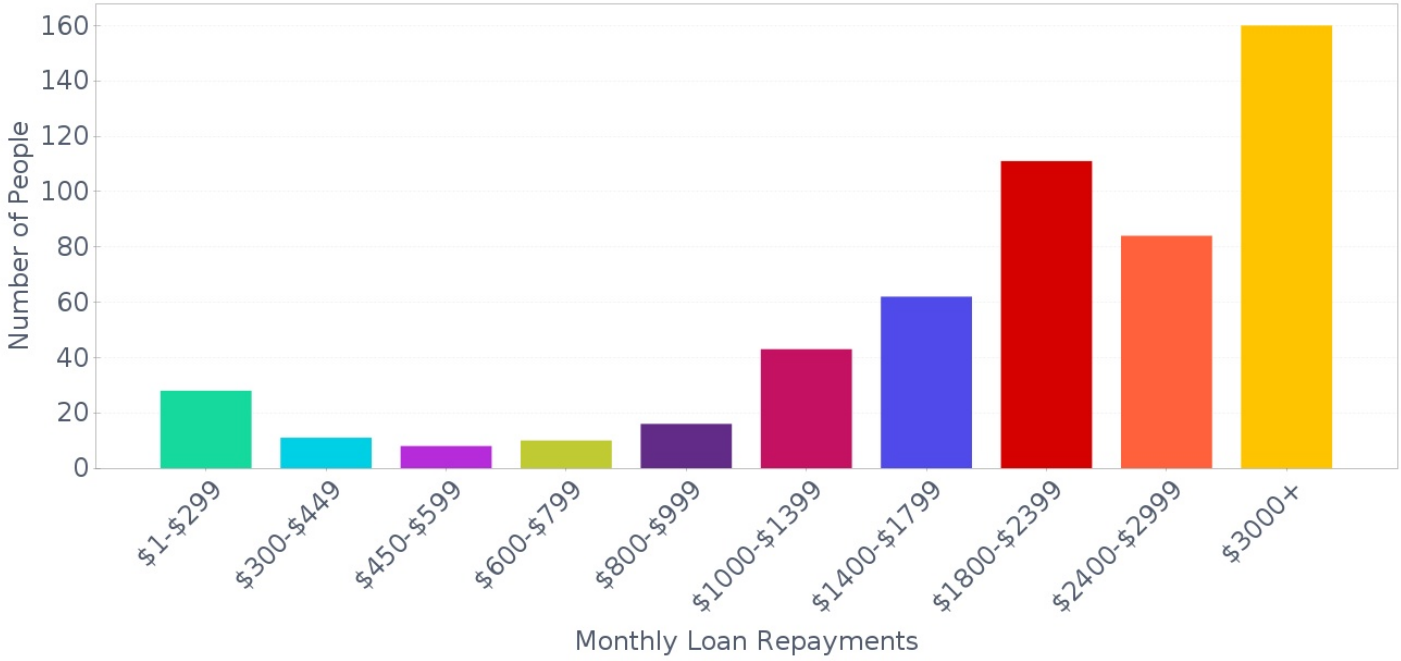


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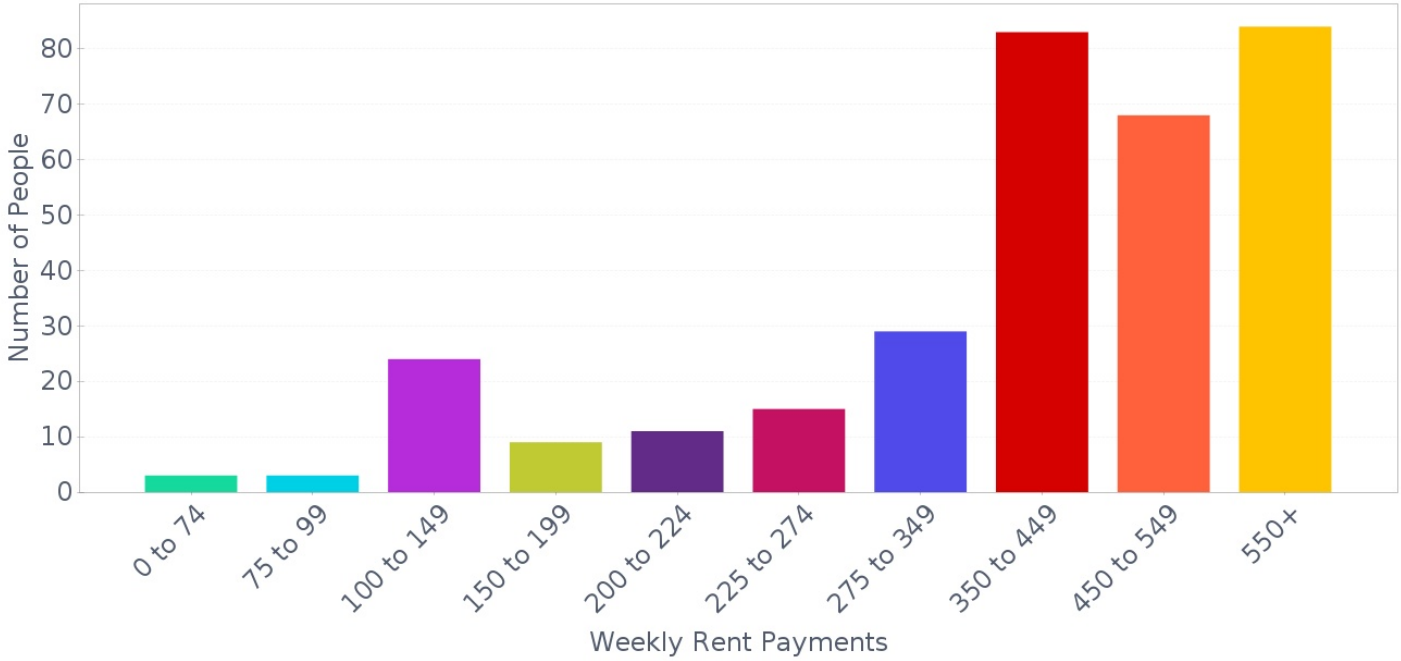
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Home Loan Repayments - Monthly (2021)



Rent Payments - Weekly (2021)

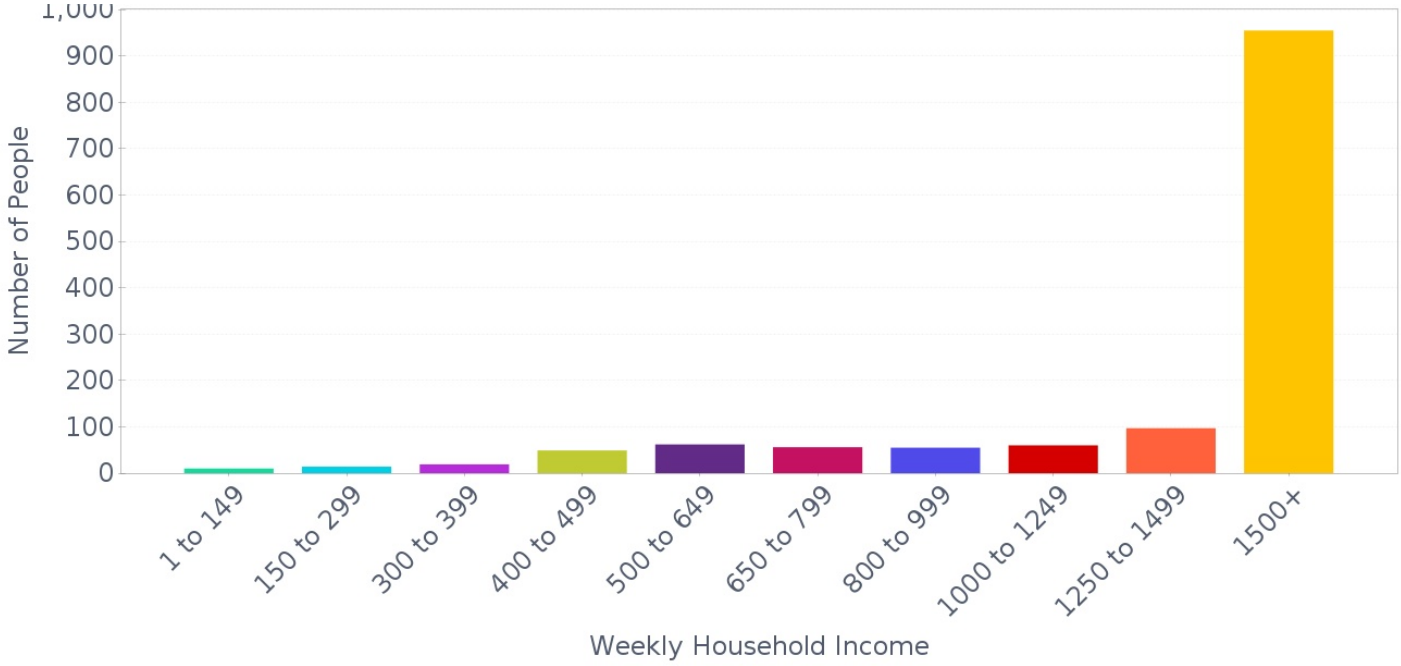


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Household Income - Weekly (2021)

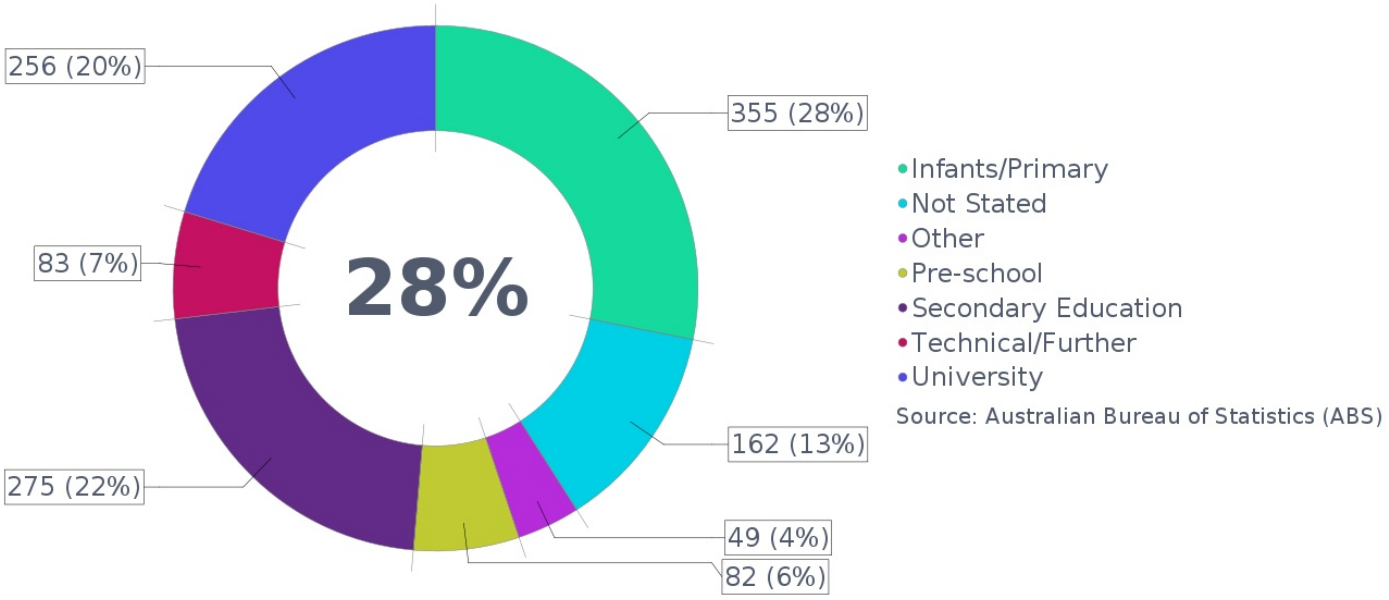


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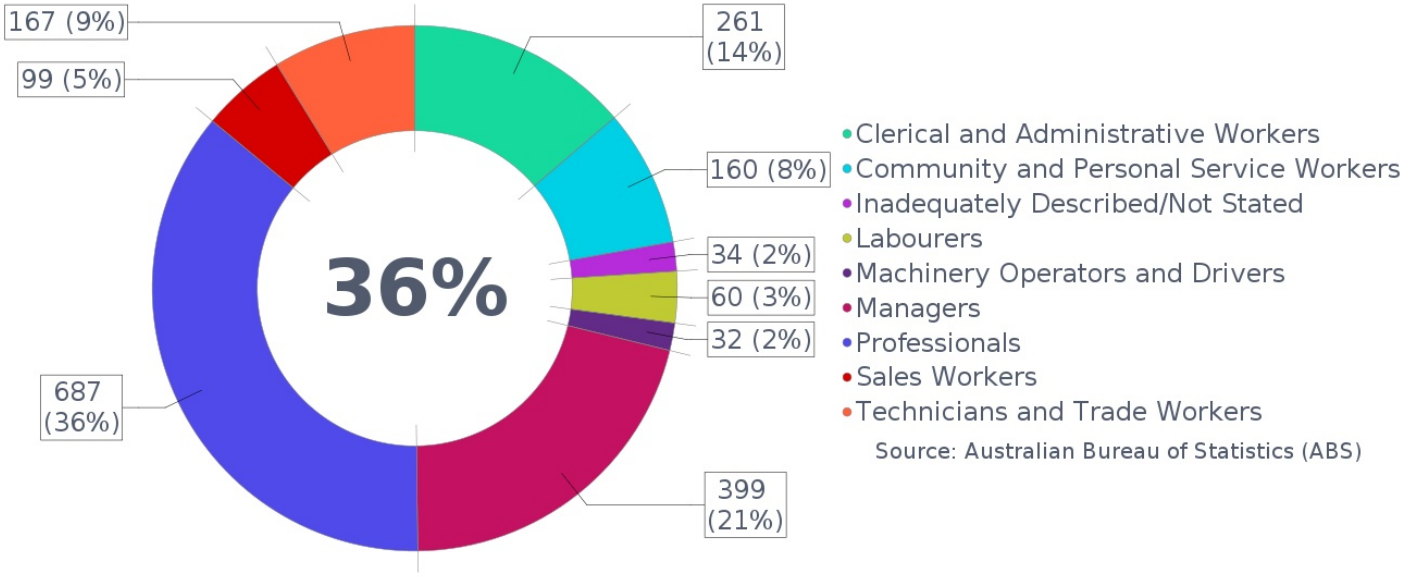
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Non-School Qualification: Level of Education (2021)



Occupation (2021)

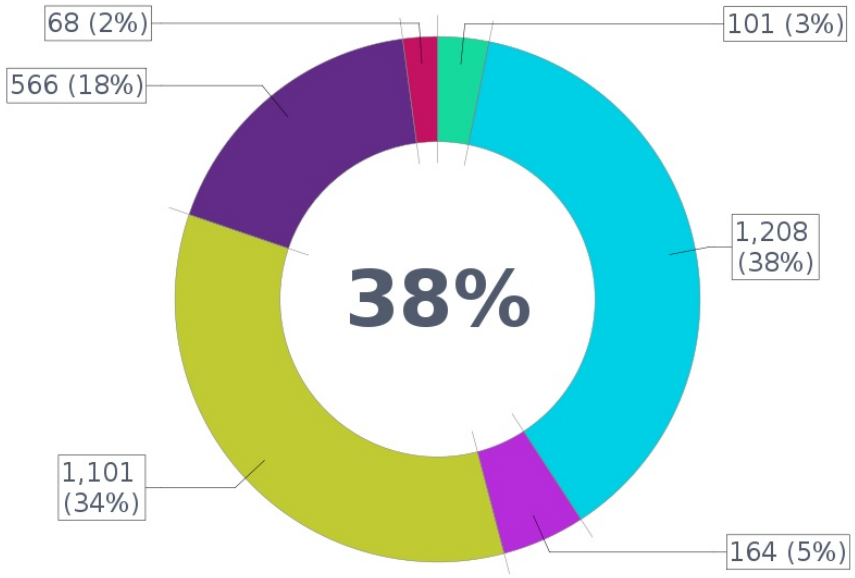


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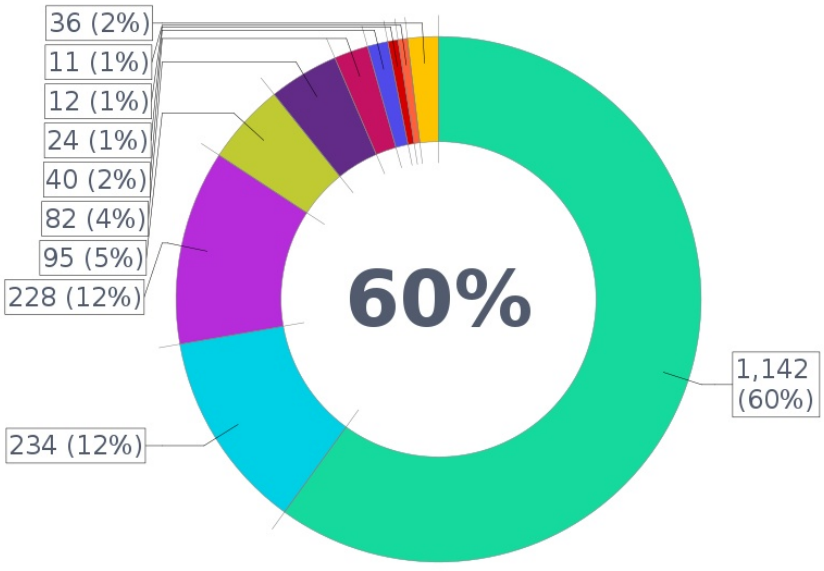
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Employment (2021)



Source: Australian Bureau of Statistics (ABS)

Method of Travel to Work (2021)



Source: Australian Bureau of Statistics (ABS)

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