

# Coconut Grove Snapshot

## December 2018

Market Snapshot provided by Matt Englund

### SALES BY QUARTER

YEAR	MAR - MAY	JUN - AUG
2018	9 ▼ -43.8%	9 ▲ +12.5%
2017	16 ▲ +45.5%	8 ▼ -46.7%
2016	11	15

### MEDIAN HOUSE PRICE

**\$690,000**

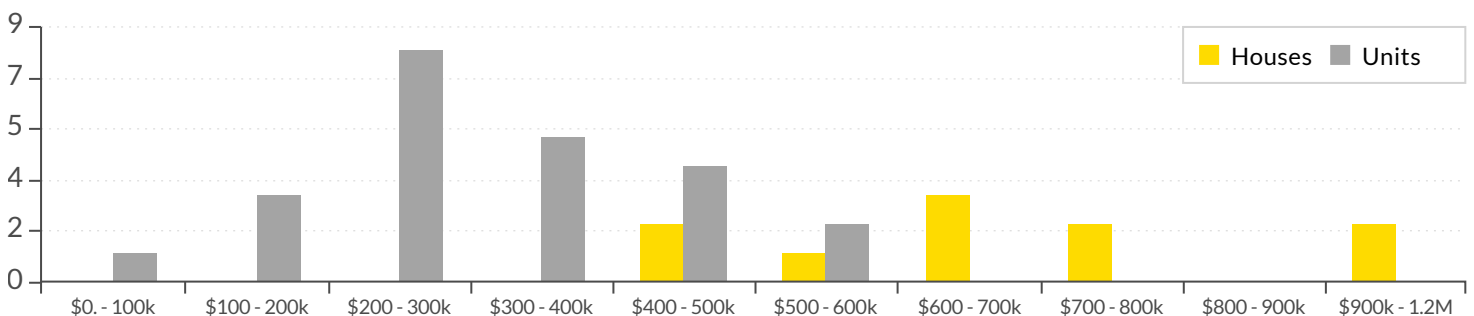
▲ +38% CHANGE VS. LAST YEAR

### MEDIAN UNIT PRICE

**\$316,250**

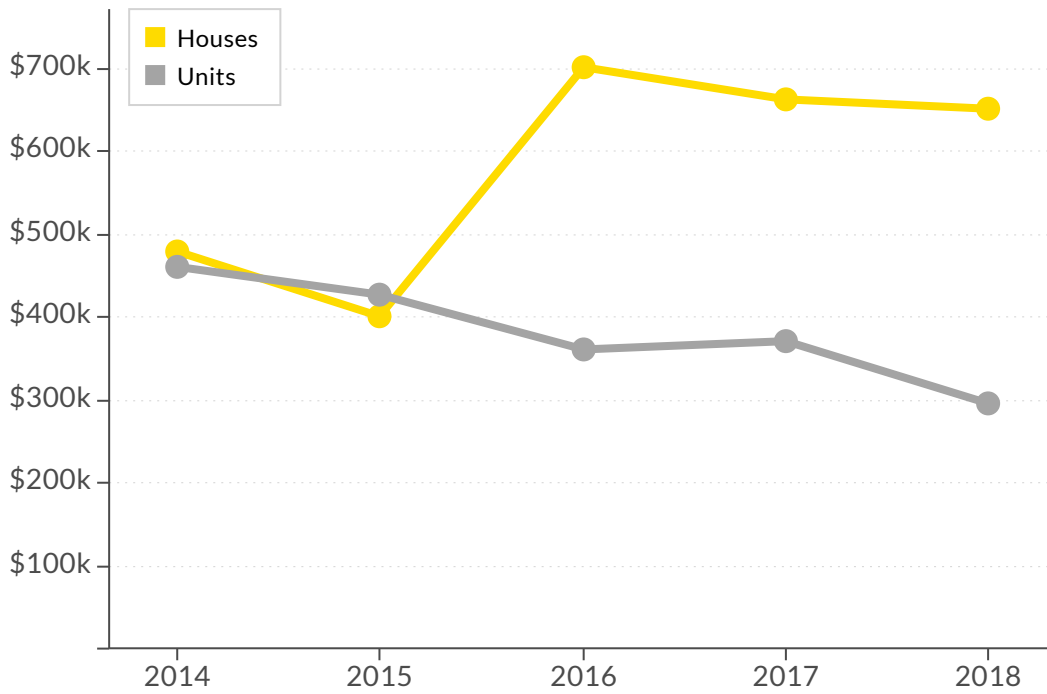
▲ +7.2% CHANGE VS. LAST YEAR

### SALES BY PRICE RANGE (SEP 2017 - AUG 2018)



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## SOLD MEDIAN PRICE TREND



We hope you found this market update helpful. If you'd like any further information on the market please don't hesitate to get in touch.

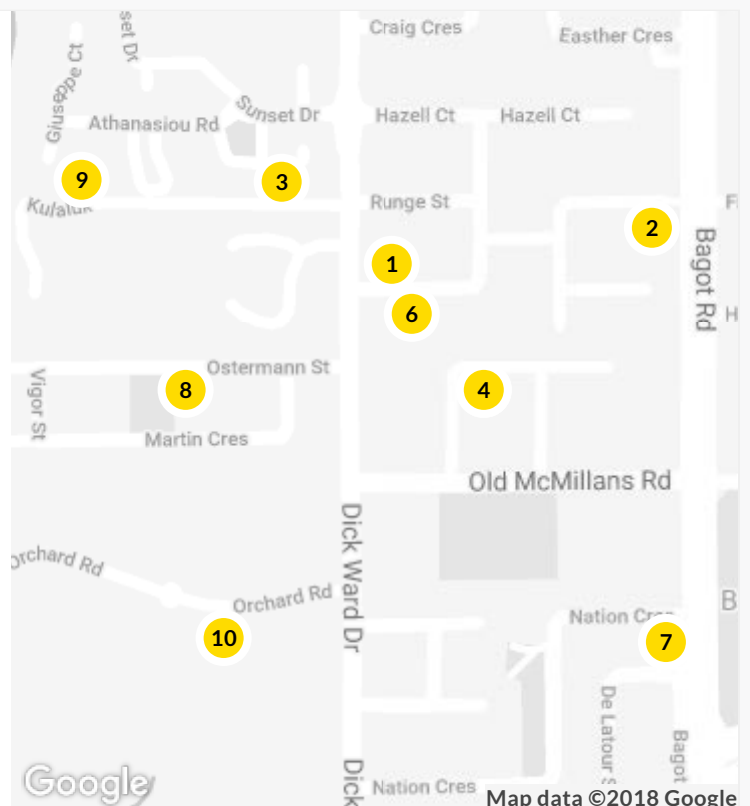
**Ray White Nightcliff**

**0417866821**

[nightcliff.nt@raywhite.com](mailto:nightcliff.nt@raywhite.com)

## RECENT SALES IN COCONUT GROVE

No.	Street Name	Features	Sold Price
1	3 Musgrave Crescent	3 beds, 3 baths, 2 cars	\$460,000
2	18 Reynolds Court	2 beds, 2 baths, 1 car	\$46,830
3	20 Halkitis Court	4 beds, 2 baths, 1 car	\$562,500
4	16 Sovereign Circuit		\$495,000
5	16 Sovereign Circuit		\$510,000
6	6 Musgrave Crescent	3 beds, 1 bath, 2 cars	\$250,000
7	1 Nation Crescent	3 beds, 1 bath, 2 cars	\$372,500
8	13 Ostermann Street		\$610,000
9	4 Giuseppe Court	2 beds, 1 bath, 2 cars	\$260,000
10	5 Orchard Road	4 beds, 2 baths, 2 cars	\$1,000,000



**Ray White Nightcliff**

22 Stuart Highway | Stuart Park, NT 0820

RBL 1072

**0417866821**

**[raywhitenightcliff.com.au](http://raywhitenightcliff.com.au)**