

RayWhite

Suburb flyover report



BAYVIEW (UNIT)

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BAYVIEW - Suburb Map



BAYVIEW - Sales Statistics (Units)

Year	# Sales	Median	Growth	Low	High
2001	35	\$ 265,000	0.0 %	\$ 122,000	\$ 600,000
2002	15	\$ 330,000	24.5 %	\$ 176,000	\$ 530,000
2003	57	\$ 340,000	3.0 %	\$ 215,000	\$ 900,000
2004	34	\$ 472,500	39.0 %	\$ 120,000	\$ 1,400,000
2005	75	\$ 362,500	-23.3 %	\$ 138,333	\$ 1,600,000
2006	75	\$ 380,000	4.8 %	\$ 225,000	\$ 810,000
2007	56	\$ 457,500	20.4 %	\$ 307,500	\$ 1,100,000
2008	43	\$ 508,000	11.0 %	\$ 360,000	\$ 1,600,000
2009	30	\$ 602,500	18.6 %	\$ 225,400	\$ 2,200,000
2010	19	\$ 795,000	32.0 %	\$ 325,000	\$ 1,120,000
2011	20	\$ 563,500	-29.1 %	\$ 435,000	\$ 965,000
2012	21	\$ 635,000	12.7 %	\$ 410,000	\$ 950,000
2013	18	\$ 715,000	12.6 %	\$ 134,000	\$ 1,275,000
2014	15	\$ 742,500	3.8 %	\$ 325,000	\$ 910,000
2015	23	\$ 690,000	-7.1 %	\$ 455,000	\$ 1,043,000
2016	9	\$ 650,000	-5.8 %	\$ 425,000	\$ 900,000
2017	16	\$ 586,000	-9.8 %	\$ 375,000	\$ 850,000
2018	18	\$ 422,000	-28.0 %	\$ 270,000	\$ 760,000
2019	1	\$ 350,000	-17.1 %	\$ 350,000	\$ 350,000

Median Sale Price

\$422k

Based on 18 recorded Unit sales within the last 12 months (2018)

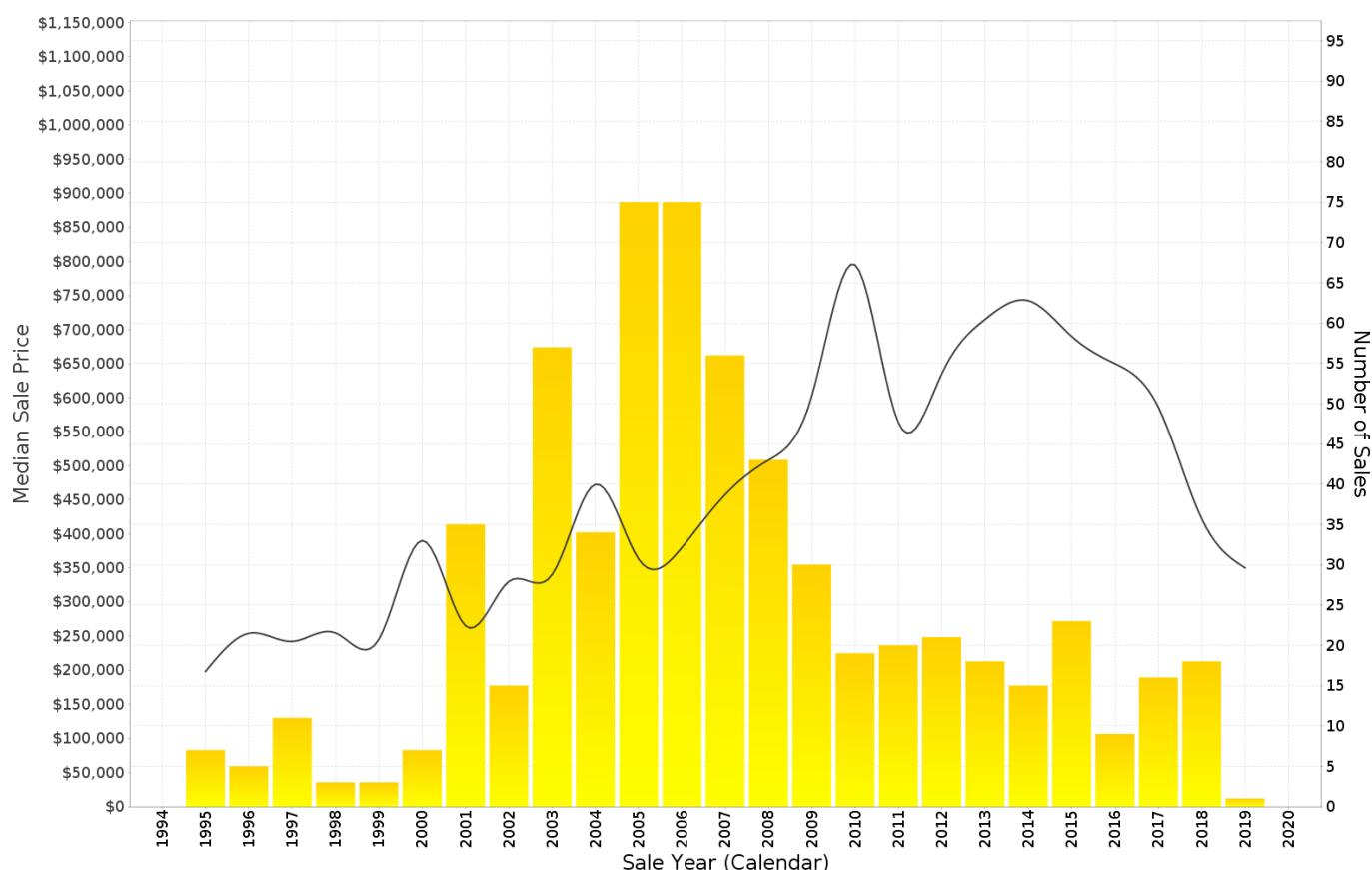
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

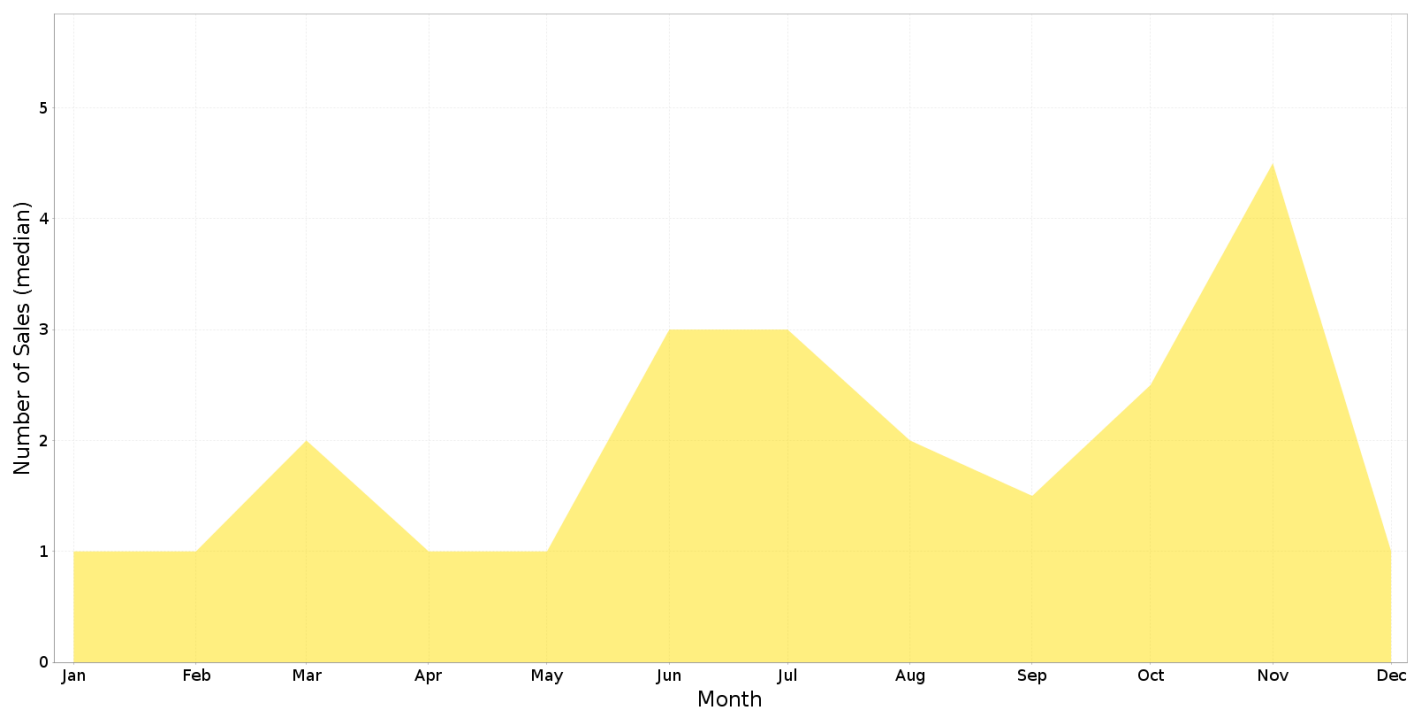
-28.0%

Current Median Price: \$422,000
Previous Median Price: \$586,000

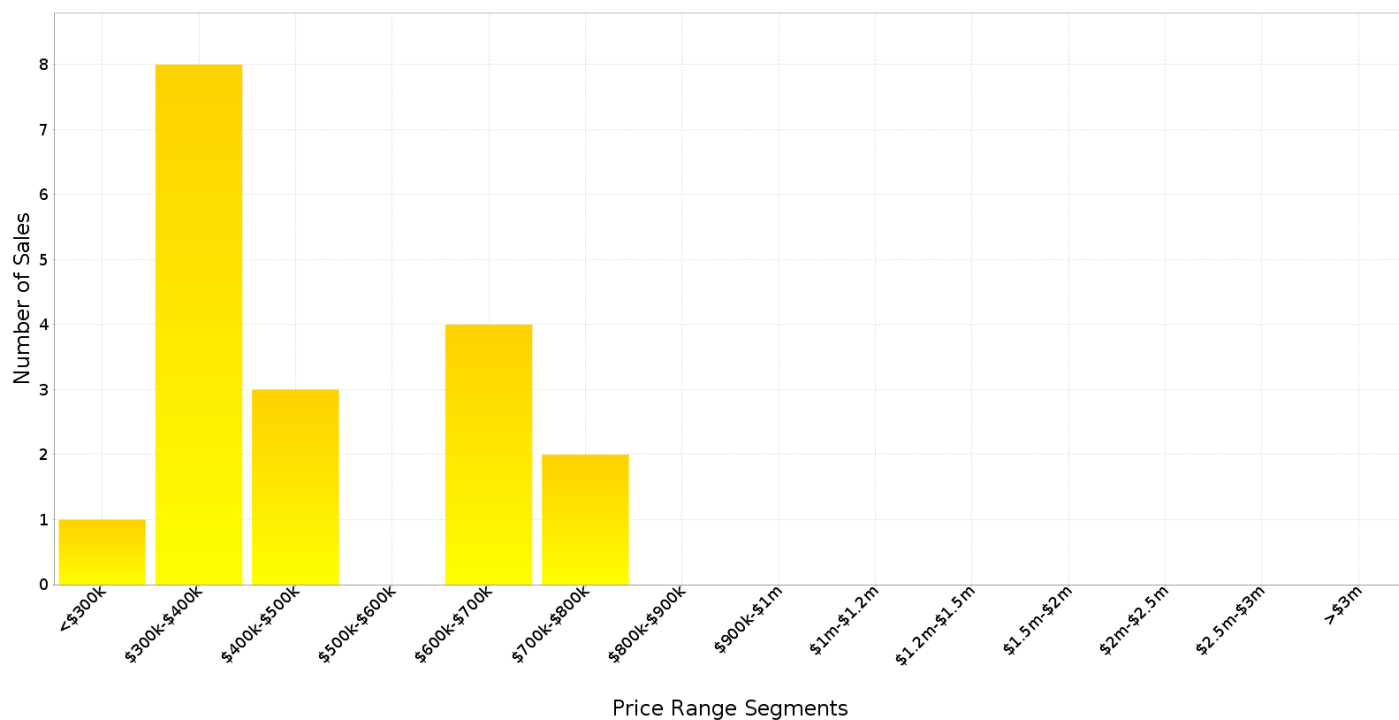
Based on 34 recorded Unit sales compared over the last two rolling 12 month periods



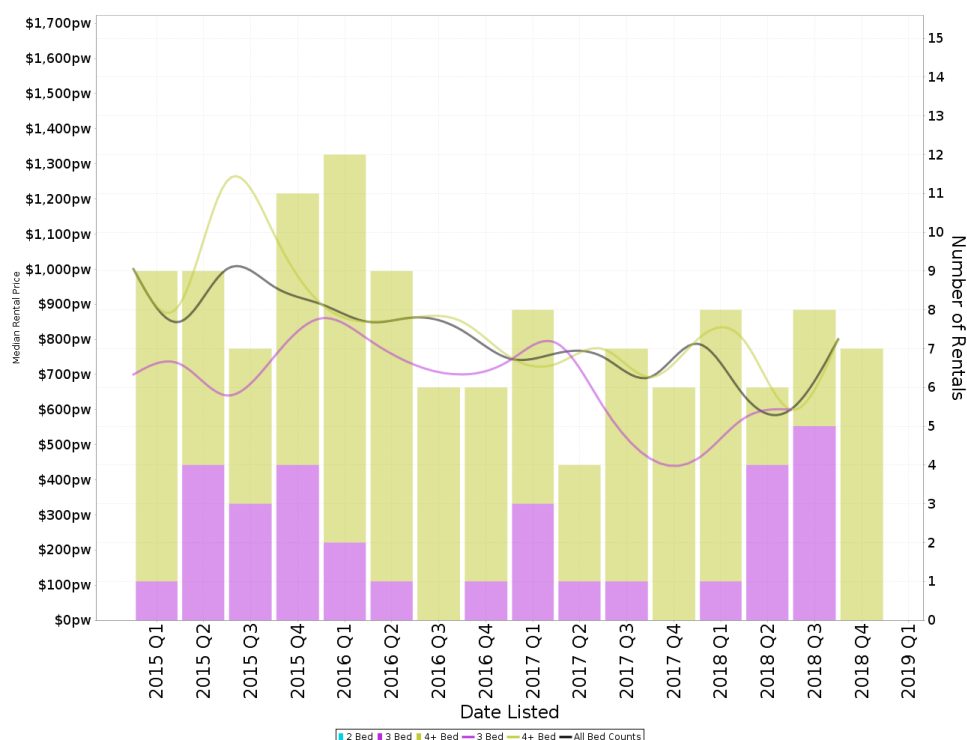
BAYVIEW - Peak Selling Periods



BAYVIEW - Price Range Segments



Median Weekly Rents (Houses)



Suburb Sale Price Growth

-10.2%

Current Median Price: \$722,500
Previous Median Price: \$805,000

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

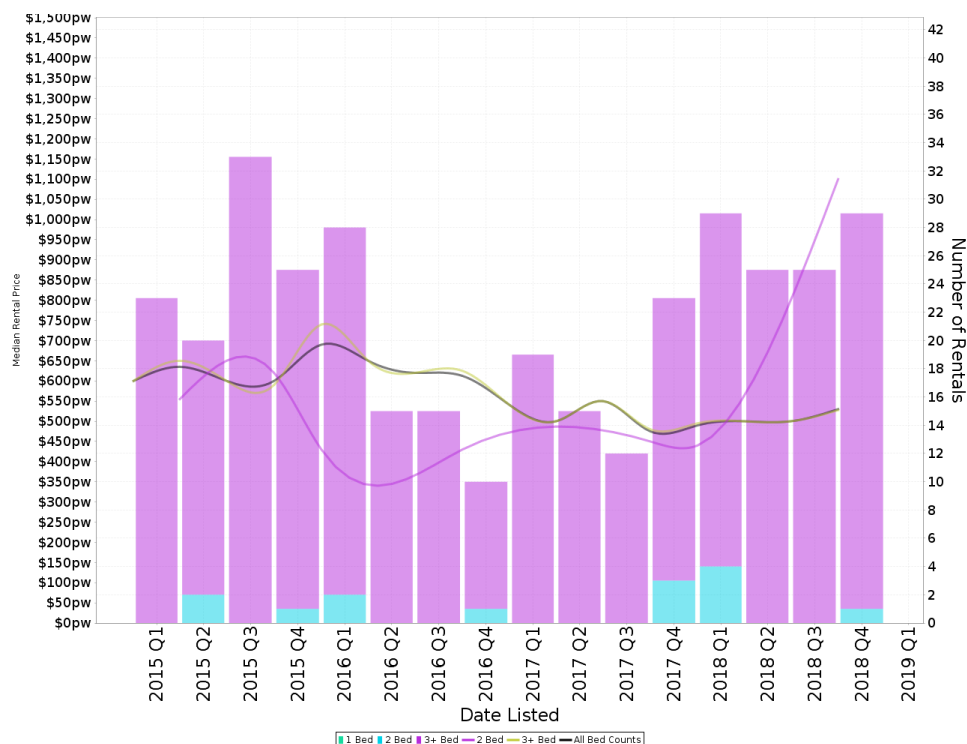
Suburb Rental Yield

+6.5%

Current Median Price: \$722,500
Current Median Rent: \$900

Based on 36 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-28.0%

Current Median Price: \$422,000
Previous Median Price: \$586,000

Based on 34 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+7.4%

Current Median Price: \$422,000
Current Median Rent: \$600

Based on 101 registered Unit rentals compared over the last 12 months.

BAYVIEW - Recently Sold Properties

Median Sale Price

\$422k

Based on 18 recorded Unit sales within the last 12 months (2018)

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

Suburb Growth

-28.0%

Current Median Price: \$422,000
Previous Median Price: \$586,000

Based on 34 recorded Unit sales compared over the last two rolling 12 month periods

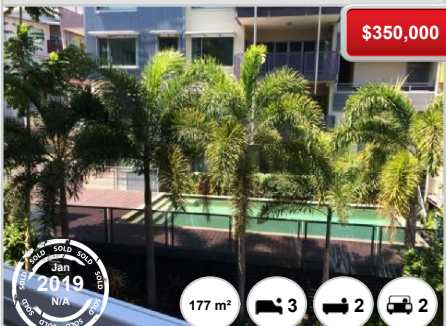
Sold Properties

18

Based on recorded Unit sales within the 12 months (2018)

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

3 MICHIE CT

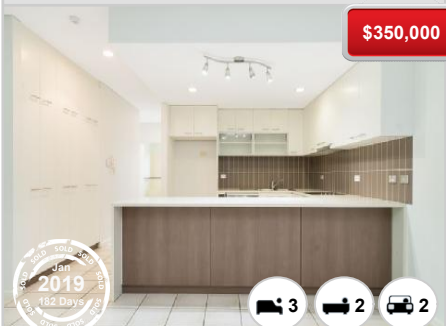


\$350,000

177 m² 3 2 2

Sold Jan 2019 N/A

47/3 MICHIE CRT




\$350,000

3 2 2

Sold Jan 2019 182 Days

6 STODDART DR

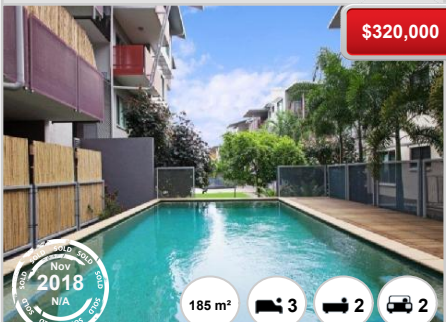


\$483,000

293 m² 3 2 2

Sold Nov 2018 N/A

5 MICHIE CRT



\$320,000

185 m² 3 2 2

Sold Nov 2018 N/A

51 STODDART DR

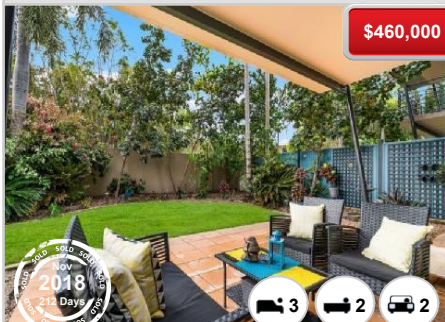


\$270,000

290 m² 4 3 2

Sold Nov 2018 N/A

1/6 STODDART DR

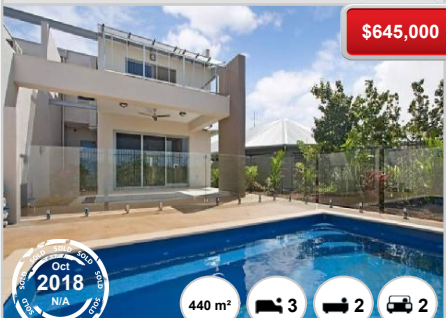


\$460,000

3 2 2

Sold Nov 2018 212 Days

27 FANNING DR

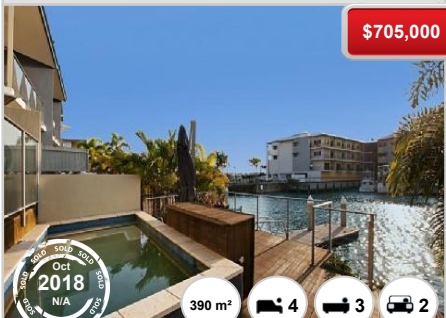


\$645,000

440 m² 3 2 2

Sold Oct 2018 N/A

78 O'FERRALS RD



\$705,000

390 m² 4 3 2

Sold Oct 2018 N/A

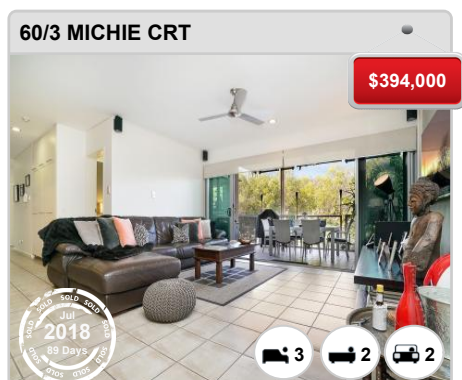
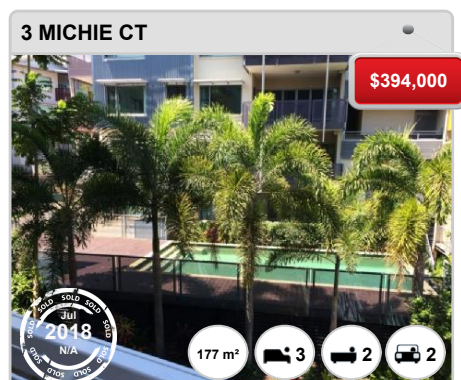
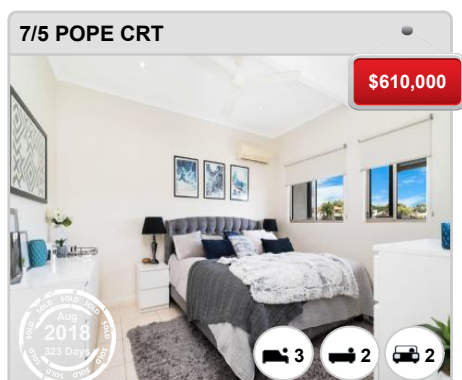
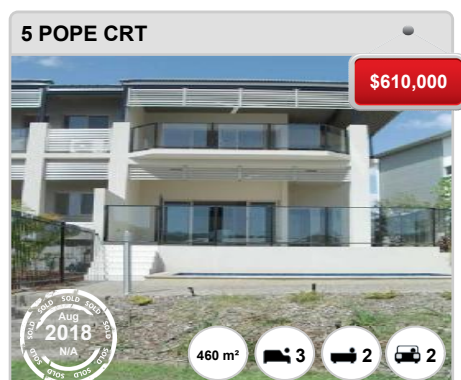
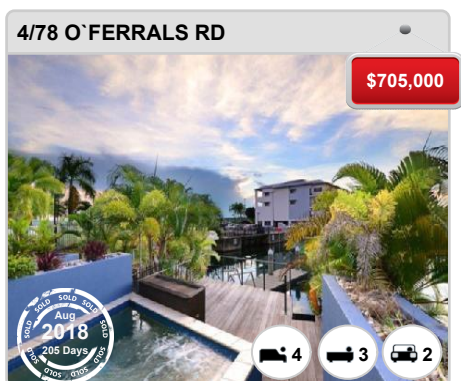
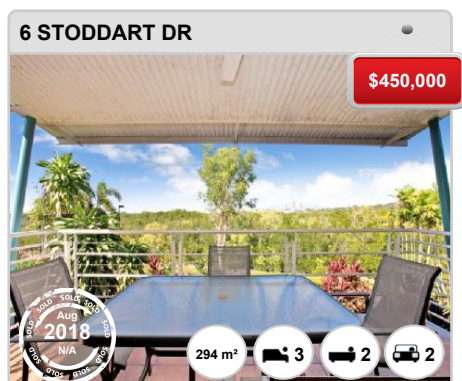
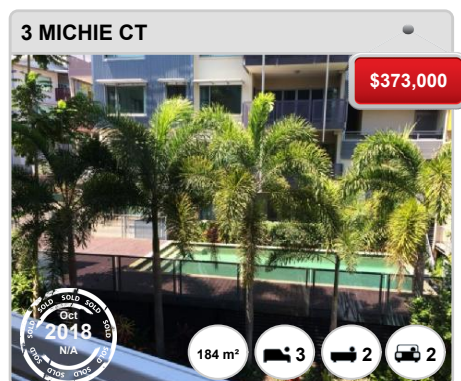
46/3 MICHIE CRT



\$373,000

3 2 2

Sold Oct 2018 43 Days



BAYVIEW - Properties For Rent

Median Rental Price

\$600 /w

Based on 101 recorded Unit rentals within the last 12 months (2018)

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

Rental Yield

+7.4%

Current Median Price: \$422,000
Current Median Rent: \$600

Based on 18 recorded Unit sales and 101 Unit rentals compared over the last 12 months

Number of Rentals

101

Based on recorded Unit rentals within the last 12 months (2018)

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

4/41 BERMINGHAM CRESCENT

\$420 \$420




Jan 2019 5 Days

3 3 2

59/3 MICHIE COURT

\$460 \$460

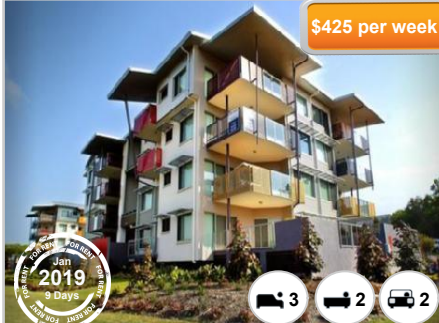


Jan 2019 6 Days

3 2 2

72/5 MICHIE COURT

\$425 per week




Jan 2019 9 Days

3 2 2

16/1 MICHIE COURT

\$450 \$450



Jan 2019 9 Days

3 2 2

33/3 MICHIE COURT

\$450.00




Jan 2019 9 Days

3 2 2

3/1 MICHIE COURT

\$500 \$500



Jan 2019 13 Days

3 2 2

82/5 MICHIE COURT

\$450 per week



Jan 2019 14 Days

3 2 2

4/36 BERMINGHAM CRESCENT

\$500 per week



Jan 2019 15 Days

282 m² 3 2 2

1/4 POPE COURT

\$620.00



Jan 2019 19 Days

3 4 2

81/5 MICHIE COURT

\$450




FOR RENT FOR SALE
Jan 2019
19 Days

3 2 2

4/1 MICHIE COURT

\$450 per week

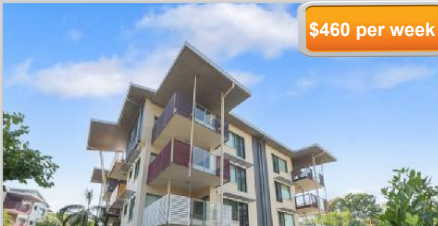


FOR RENT FOR SALE
Jan 2019
22 Days

14.09 ha 3 2 2

86/5 MICHIE COURT

\$460 per week



FOR RENT FOR SALE
Dec 2018
23 Days

177 m² 3 2 2

2/43 BAYVIEW BOULEVARD

\$575 per week

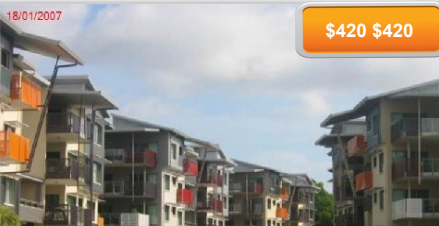


FOR RENT FOR SALE
Dec 2018
31 Days

4 2 2

75/5 MICHIE COURT

\$420 \$420




18/01/2007
FOR RENT FOR SALE
Dec 2018
35 Days

177 m² 3 2 2

2/1 MICHIE COURT

\$395 per week




FOR RENT FOR SALE
Dec 2018
42 Days

3 2 2

29/58 BAYVIEW BOULEVARD

\$480.00

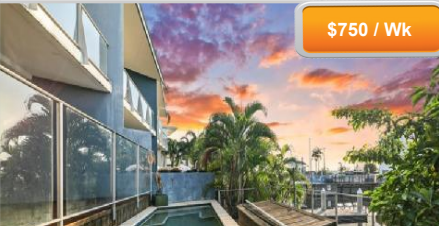


FOR RENT FOR SALE
Nov 2018
57 Days

3 2 2

3/78 O'FERRALS ROAD

\$750 / Wk



FOR RENT FOR SALE
Nov 2018
54 Days

432 m² 3 2 2

6/58 STODDART DRIVE

Contact Agent



FOR RENT FOR SALE
Oct 2018
418 Days

3 3 2

20/1 MICHIE COURT

\$450 \$450




FOR RENT FOR SALE
Sep 2018
119 Days

3 2 2

5/63 STODDART DRIVE

560




FOR RENT FOR SALE
Apr 2018
282 Days

3 2 3

3/1 Michie Court

\$500 Weekly



FOR RENT FOR SALE
Jan 2018
395 Days

3 2 2