

A vintage-style yellow bicycle is parked on a paved surface in front of a white picket fence. The bicycle has a brown leather saddle, a rear rack, and a front basket filled with pink flowers. The background shows a blurred residential setting with trees and a building.

RayWhite.

Suburb
flyover
report

FARRAR (HOUSE)

PREPARED BY: DEMI WILLIAMS, RAY WHITE NIGHTCLIFF, PH: 0448951305

FARRAR - Suburb Map



FARRAR - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2006	98	\$ 99,950	0.0 %	\$ 72,000	\$ 450,000
2007	316	\$ 99,000	-1.0 %	\$ 71,400	\$ 602,000
2008	82	\$ 183,500	85.4 %	\$ 80,000	\$ 590,000
2009	49	\$ 412,000	124.5 %	\$ 101,920	\$ 685,000
2010	26	\$ 559,900	35.9 %	\$ 128,460	\$ 700,000
2011	25	\$ 565,000	0.9 %	\$ 220,000	\$ 959,000
2012	42	\$ 582,500	3.1 %	\$ 244,500	\$ 730,000
2013	30	\$ 596,750	2.4 %	\$ 50,000	\$ 720,000
2014	38	\$ 613,250	2.8 %	\$ 128,800	\$ 830,000
2015	12	\$ 590,000	-3.8 %	\$ 450,000	\$ 715,000
2016	11	\$ 585,000	-0.8 %	\$ 300,000	\$ 800,000
2017	15	\$ 540,000	-7.7 %	\$ 265,000	\$ 660,000
2018	23	\$ 537,000	-0.6 %	\$ 410,000	\$ 675,000
2019	18	\$ 476,000	-11.4 %	\$ 225,000	\$ 550,500
2020	7	\$ 445,000	-6.5 %	\$ 390,000	\$ 525,000
2021	0				
2022	29	\$ 554,500	0.0 %	\$ 260,000	\$ 780,000
2023	29	\$ 555,000	0.1 %	\$ 220,000	\$ 830,000
2024	7	\$ 724,000	30.5 %	\$ 445,000	\$ 810,000

Median Sale Price

\$540k

Based on 27 recorded House sales within the last 12 months (Apr '23 - Mar '24)

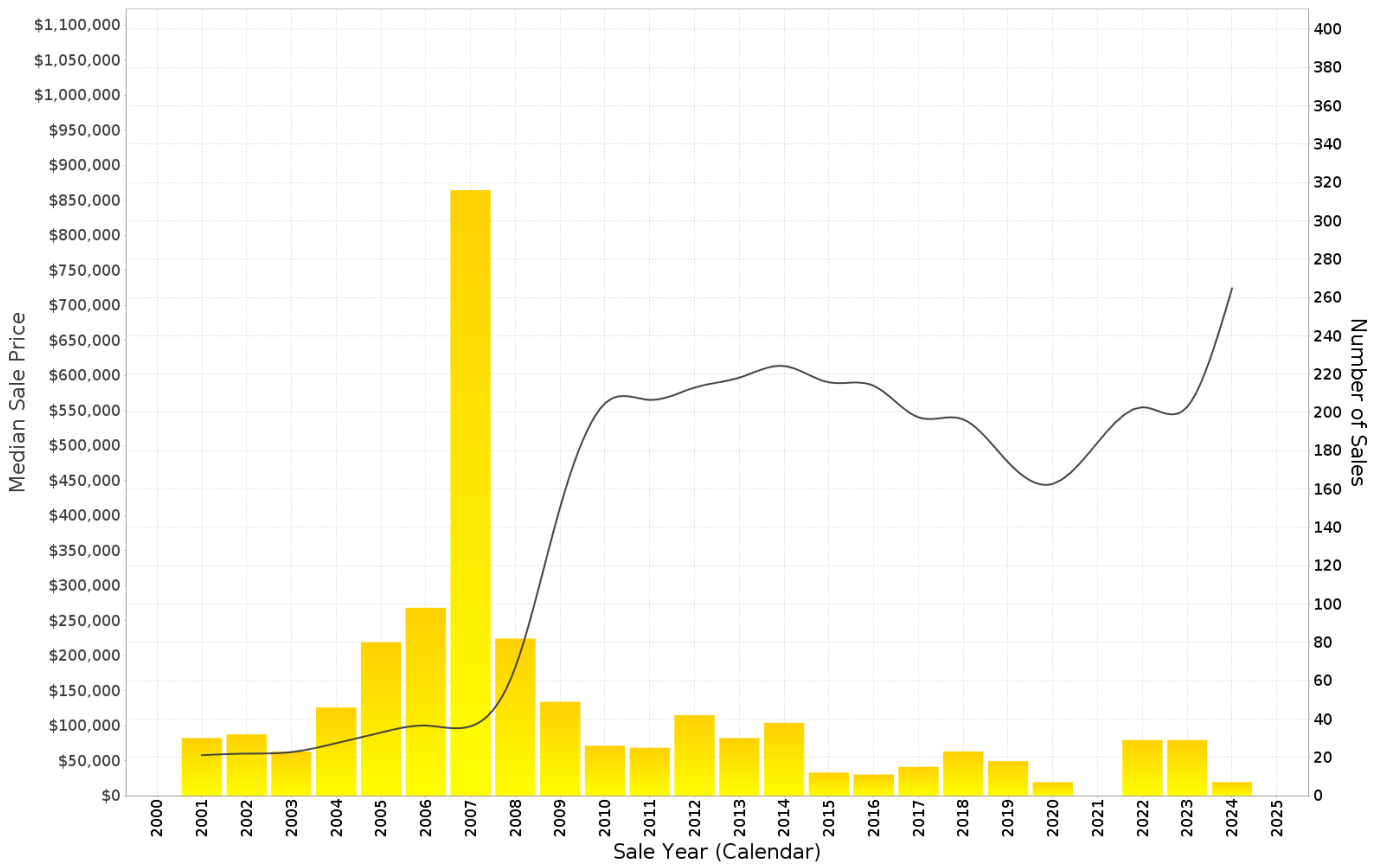
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

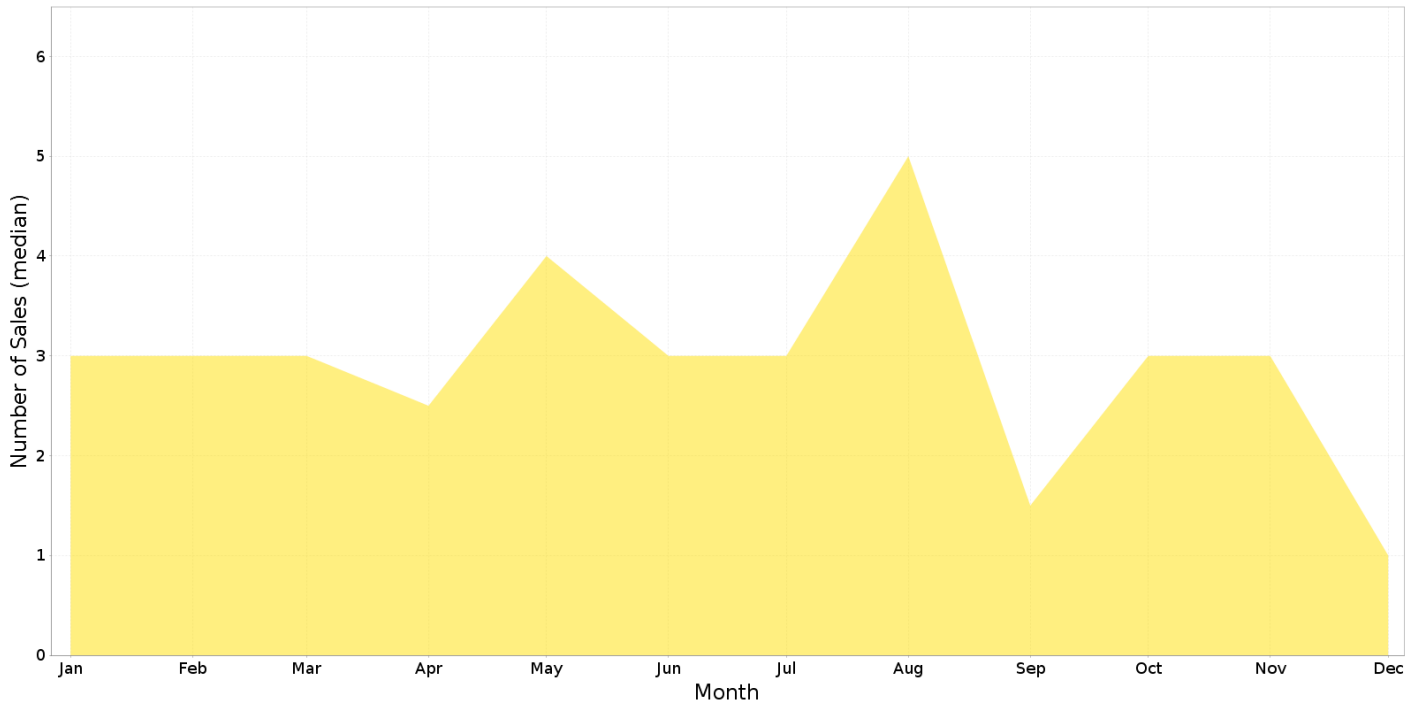
-4.0%

Current Median Price: \$540,000
Previous Median Price: \$562,500

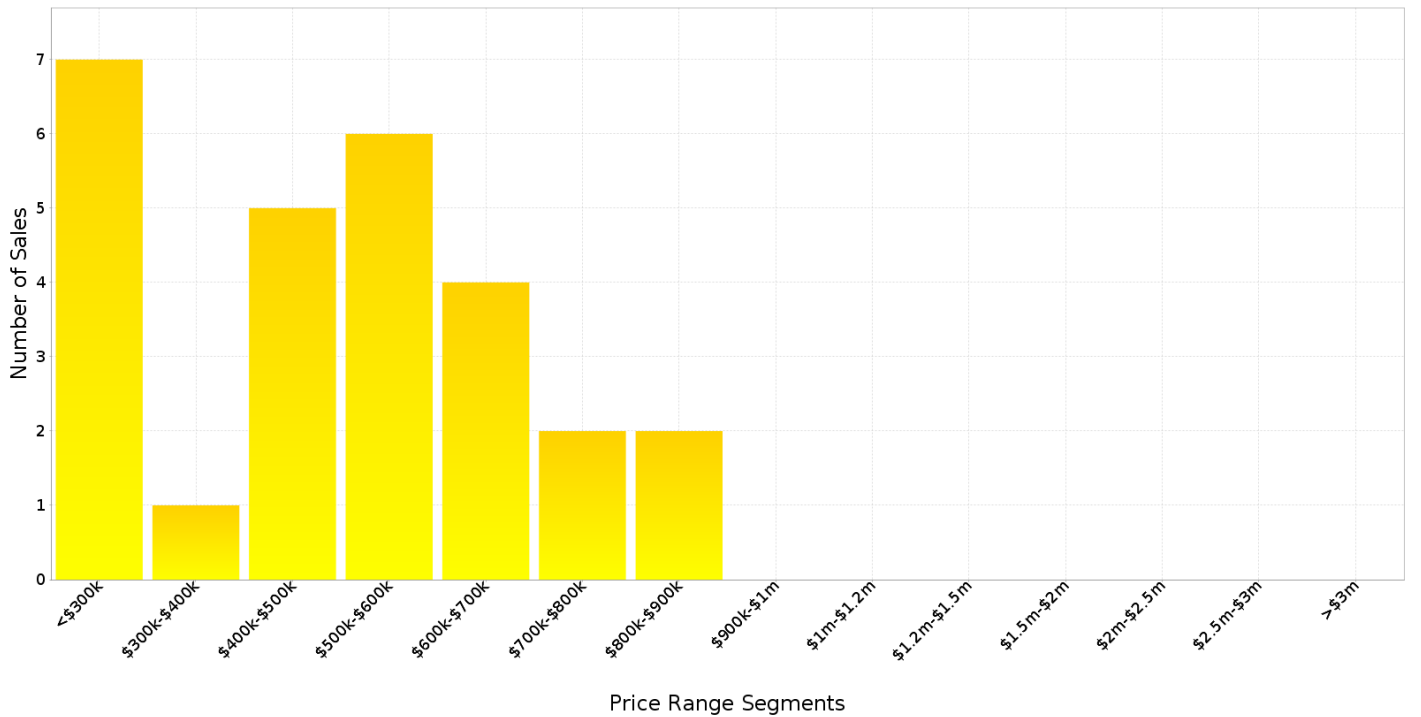
Based on 57 recorded House sales compared over the last two rolling 12 month periods



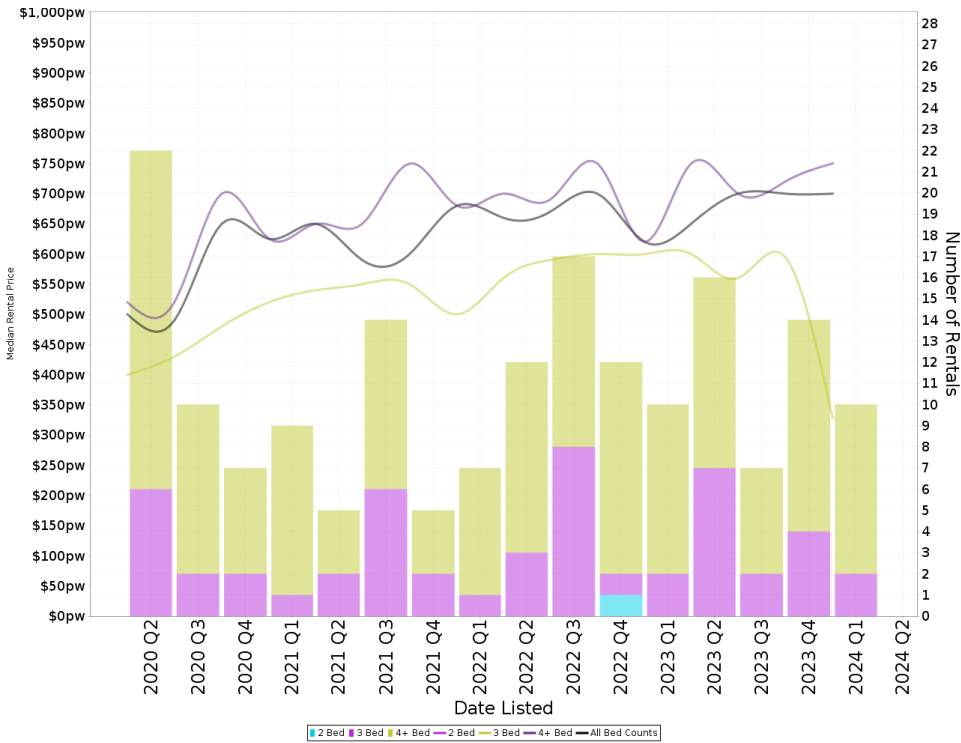
FARRAR - Peak Selling Periods (3 years)



FARRAR - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

-4.0%

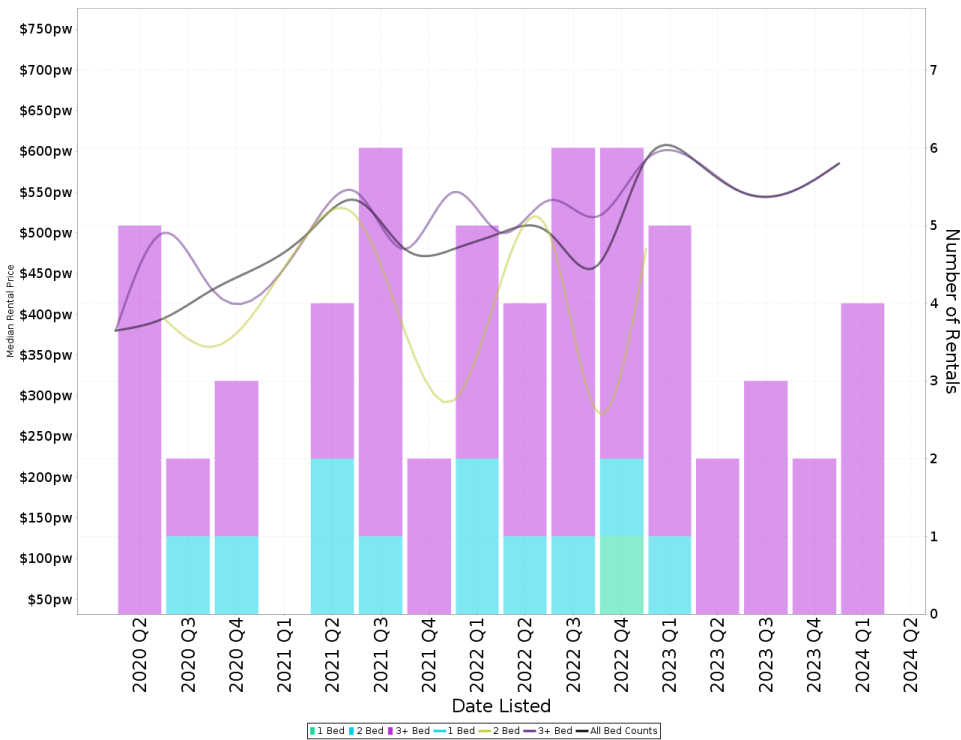
Current Median Price: \$540,000
 Previous Median Price: \$562,500
 Based on 57 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+6.7%

Current Median Price: \$540,000
 Current Median Rent: \$700
 Based on 47 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-9.5%

Current Median Price: \$380,000
 Previous Median Price: \$420,000
 Based on 9 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+8.0%

Current Median Price: \$380,000
 Current Median Rent: \$585
 Based on 11 registered Unit rentals compared over the last 12 months.

FARRAR - Recently Sold Properties

Median Sale Price

\$540k

Based on 27 recorded House sales within the last 12 months (Apr '23 - Mar '24)

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

Suburb Growth

-4.0%

Current Median Price: \$540,000
Previous Median Price: \$562,500

Based on 57 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

27

Based on recorded House sales within the 12 months (Apr '23 - Mar '24)

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

9 NUTWOOD CRES



\$500,000

559 m² 3 2 1

Sold Jun 2024 67 Days

10 WILLIAM ST




\$568,000

766 m² 4 2 2

Sold Jun 2024 84 Days

22 INVERWAY CCT

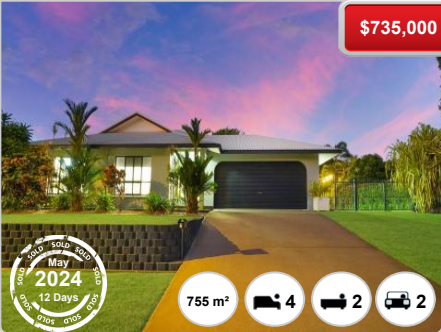


\$695,000

750 m² 4 2 4

Sold May 2024 10 Days

7 NAYLER CRT



\$735,000

755 m² 4 2 2

Sold May 2024 12 Days

81 FARRAR BVD



\$550,000

764 m² 3 2 2

Sold Apr 2024 48 Days

15 SCOTT CRT

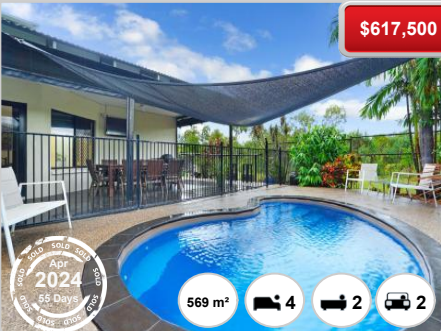


\$724,000

771 m² 4 2 3

Sold Apr 2024 59 Days

26 LIDDY CRES




\$617,500

569 m² 4 2 2

Sold Apr 2024 55 Days

7 SCOTT CRT




\$810,000

741 m² 5 3 4

Sold Jan 2024 N/A

5 RIVEREN CRT



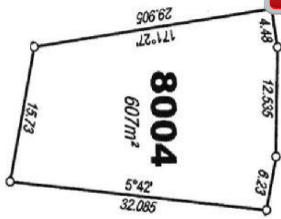
\$775,000

907 m² 5 3 3

Sold Jan 2024 85 Days

32 BAULDRY AVE

\$445,000

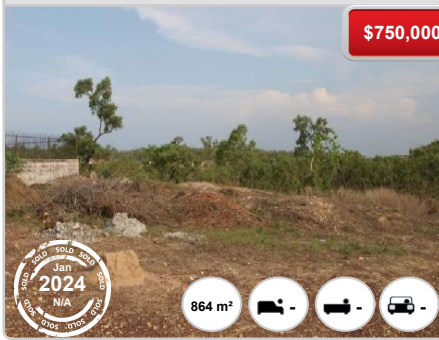


Jan 2024
N/A

607 m² 3 1 1

4 WATSON CRT

\$750,000

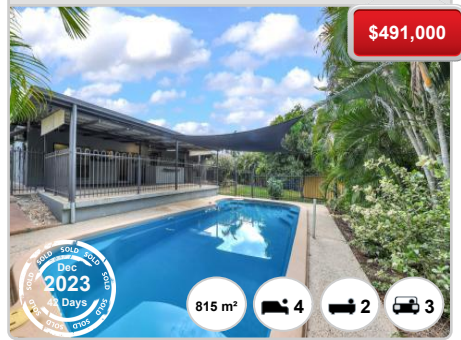


Jan 2024
N/A

864 m² - - -

90 FARRAR BVD

\$491,000



Dec 2023
42 Days

815 m² 4 2 3

32 BAULDRY AVE

\$445,000



Dec 2023
N/A

photo not available

3 1 2

FARRAR - Properties For Rent

Median Rental Price

\$700 /w

Based on 47 recorded House rentals within the last 12 months (Apr '23 - Mar '24)

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

Rental Yield

+6.7%

Current Median Price: \$540,000
Current Median Rent: \$700

Based on 27 recorded House sales and 47 House rentals compared over the last 12 months

Number of Rentals

47

Based on recorded House rentals within the last 12 months (Apr '23 - Mar '24)

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

11 KYABRA STREET

\$700 per week

738 m² 4 2 2

Jun 2024 2 Days

2 INVERWAY CIRCUIT

\$640 per week

601 m² 3 2 2

Jun 2024 4 Days

4 BUNDA COURT

\$710 per week

623 m² 3 2 2

Jun 2024 6 Days

11/100 FARRAR BOULEVARD

\$294

NORTHERN TERRITORY GOVERNMENT

6,901 m² 2 1 2

Jun 2024 10 Days

26 CATT CRESCENT

\$620 per week

601 m² 3 2 2

Jun 2024 11 Days

13 KYABRA STREET

\$720 per week

747 m² 3 2 2

May 2024 17 Days

1/100 FARRAR BOULEVARD

\$329 per week

NORTHERN TERRITORY GOVERNMENT

6,901 m² 3 2 2

May 2024 21 Days

2 MAGOFFIN STREET

\$620 Per Week

736 m² 4 2 2

Nov 2023 222 Days

2/15 WILLIAM STREET

\$700 per week

797 m² 4 3 2

Sep 2023 284 Days