

RayWhite.



Suburb flyover report

ZUCCOLI (HOUSE)

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ZUCCOLI - Suburb Map



ZUCCOLI - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2013	84	\$ 237,000	0.0 %	\$ 164,000	\$ 290,000
2014	61	\$ 282,000	19.0 %	\$ 176,000	\$ 799,000
2015	14	\$ 645,000	128.7 %	\$ 345,000	\$ 820,000
2016	11	\$ 246,000	-61.9 %	\$ 208,000	\$ 740,000
2017	12	\$ 296,500	20.5 %	\$ 201,000	\$ 700,000
2018	10	\$ 217,500	-26.6 %	\$ 186,000	\$ 730,000
2019	10	\$ 227,000	4.4 %	\$ 209,000	\$ 495,000
2020	6	\$ 375,000	65.2 %	\$ 205,000	\$ 635,000
2021	0				
2022	146	\$ 198,000	0.0 %	\$ 160,000	\$ 830,000
2023	115	\$ 537,500	171.5 %	\$ 125,000	\$ 780,000
2024	199	\$ 530,000	-1.4 %	\$ 122,500	\$ 872,500
2025	250	\$ 600,000	13.2 %	\$ 170,000	\$ 1,600,000

Median Sale Price

\$555k

Based on 259 recorded House sales within the last 12 months (Oct '24 - Sep '25)

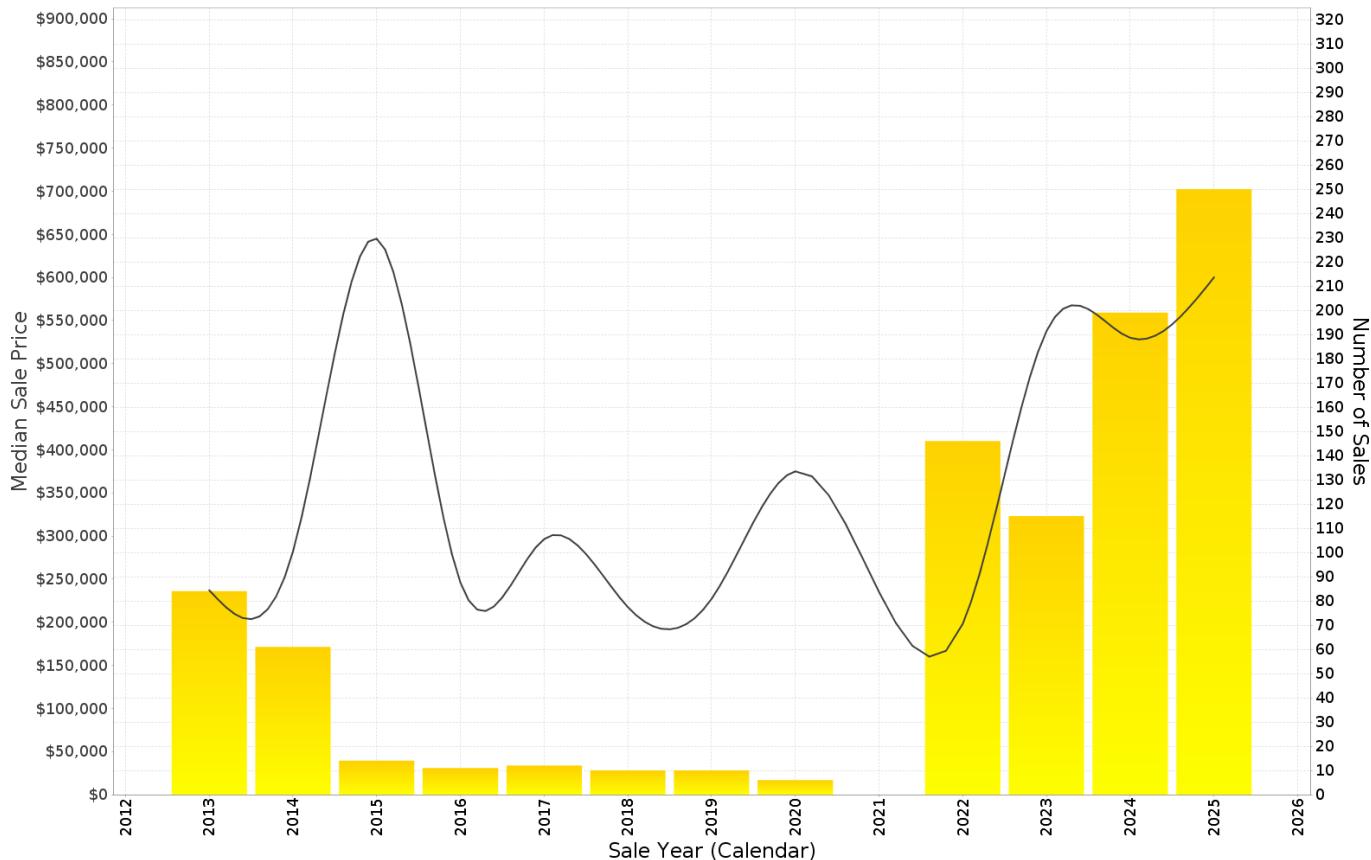
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

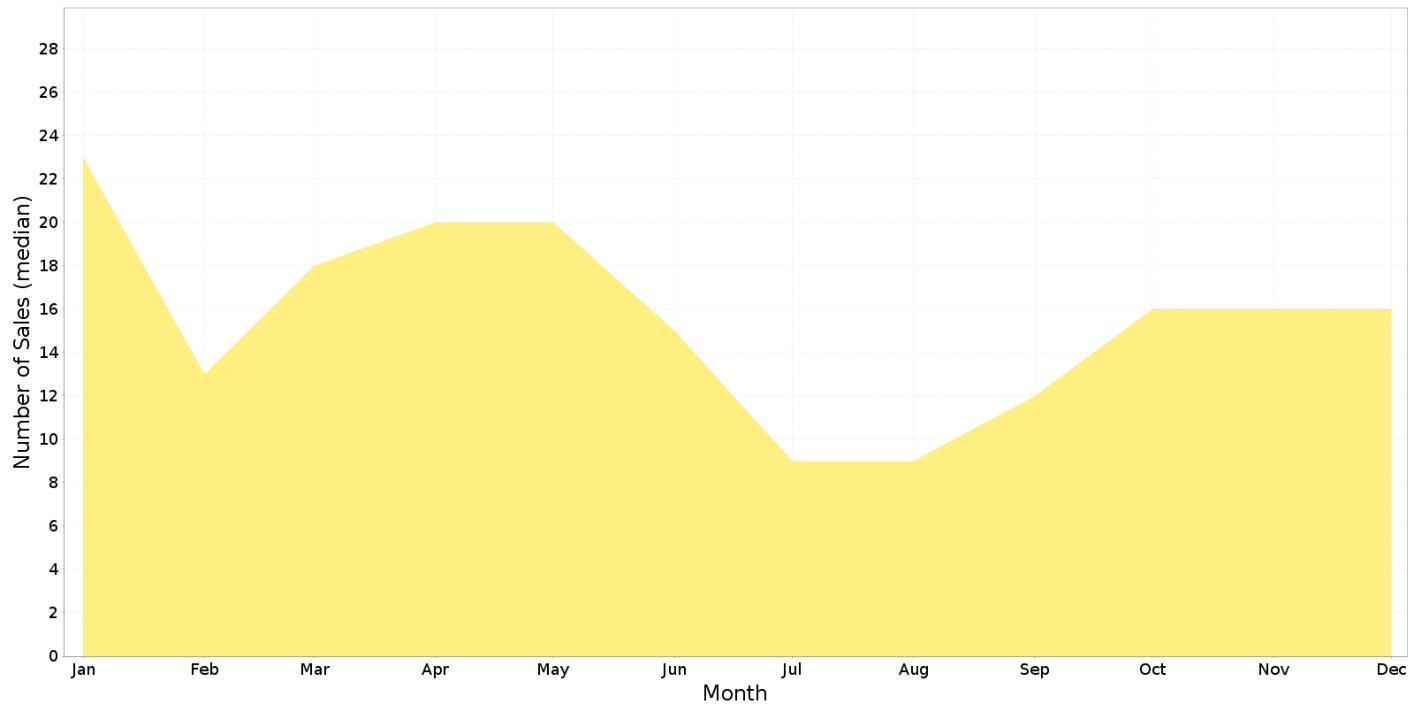
+8.8%

Current Median Price: \$555,000
Previous Median Price: \$510,000

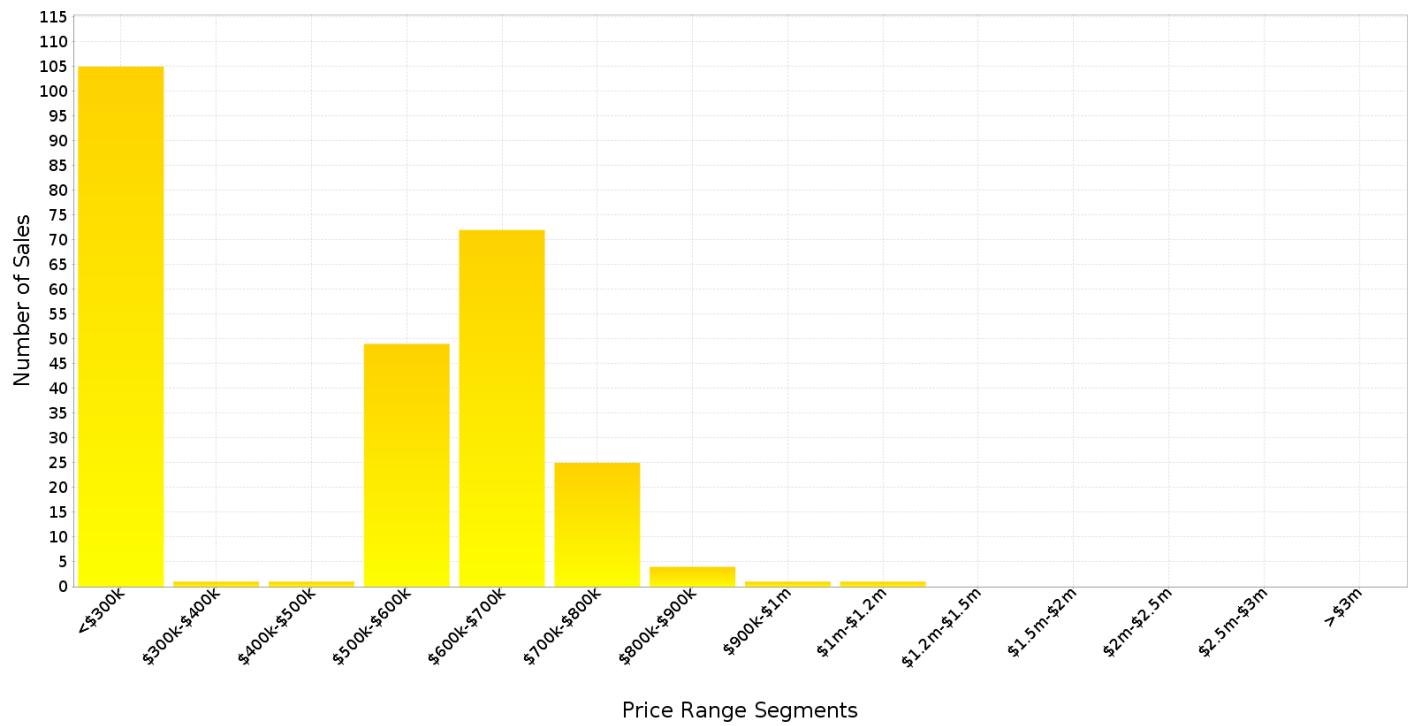
Based on 442 recorded House sales compared over the last two rolling 12 month periods



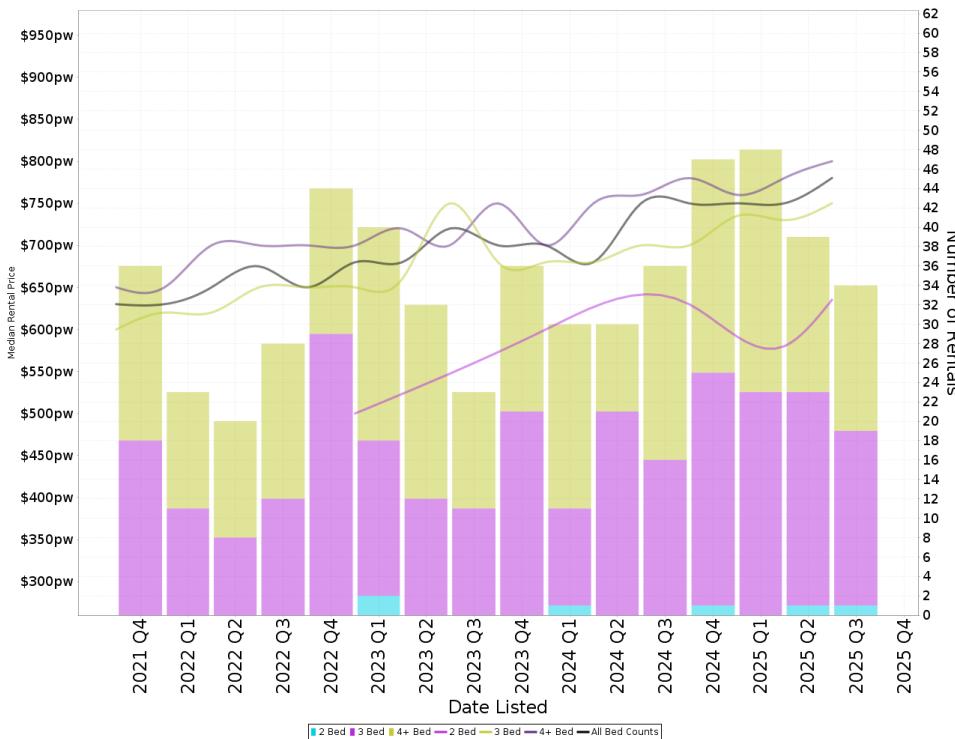
ZUCCOLI - Peak Selling Periods (3 years)



ZUCCOLI - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+8.8%

Current Median Price: \$555,000
Previous Median Price: \$510,000

Based on 442 registered House sales compared over the last two rolling 12 month periods.

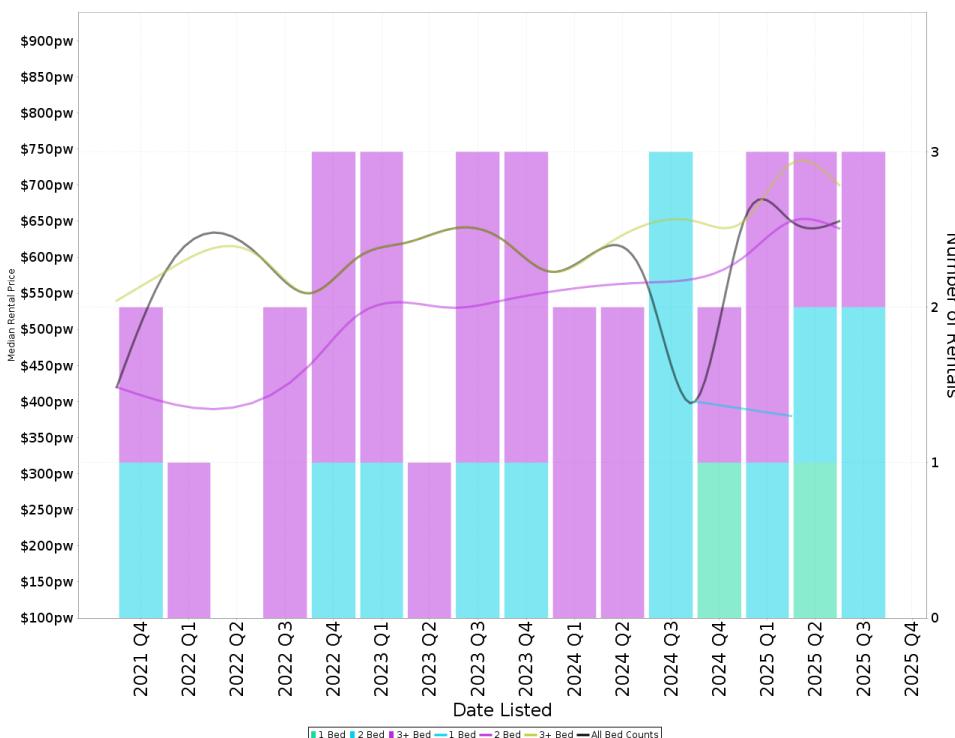
Suburb Rental Yield

+7.0%

Current Median Price: \$555,000
Current Median Rent: \$750

Based on 168 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-7.3%

Current Median Price: \$445,000
Previous Median Price: \$480,000

Based on 17 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+7.6%

Current Median Price: \$445,000
Current Median Rent: \$650

Based on 11 registered Unit rentals compared over the last 12 months.

ZUCCOLI - Recently Sold Properties

Median Sale Price

\$555k

Based on 259 recorded House sales within the last 12 months (Oct '24 - Sep '25)

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

Suburb Growth

+8.8%

Current Median Price: \$555,000
Previous Median Price: \$510,000

Based on 442 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

259

Based on recorded House sales within the 12 months (Oct '24 - Sep '25)

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

4 DRAGONFLY CRES

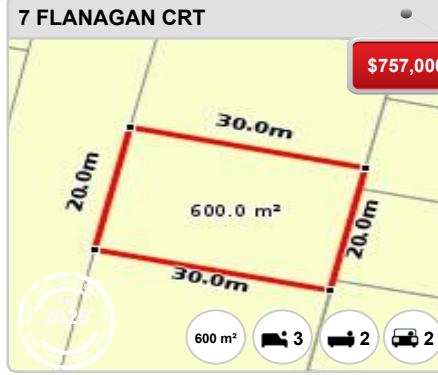


\$321,000

Dec 2025
58 Days

335 m² | 4 Bed | 3 Bath | 2 Car

7 FLANAGAN CRT



\$757,000

Dec 2025
58 Days

600 m² | 3 Bed | 2 Bath | 2 Car

42 SILVERLEAF RD



\$690,000

Dec 2025
58 Days

401 m² | 3 Bed | 2 Bath | 2 Car

62 BROOK CCT



\$740,000

Dec 2025
58 Days

561 m² | 4 Bed | 2 Bath | 2 Car

12 BLACKTOP ST



\$680,000

Dec 2025
N/A

333 m² | 3 Bed | 2 Bath | 2 Car

97 SUNDEW CCT



\$765,000

Dec 2025
58 Days

421 m² | 4 Bed | 2 Bath | 2 Car

8 FERN PL



\$710,000

Dec 2025
58 Days

337 m² | 3 Bed | 2 Bath | 1 Car

73 SUNDEW CCT



\$820,000

Dec 2025
57 Days

492 m² | 4 Bed | 2 Bath | 2 Car

34 VITEX ST



\$680,000

Dec 2025
39 Days

330 m² | 3 Bed | 2 Bath | 2 Car

5 LEADWORT CRT



\$250,000

15.0m

35.0m

525.0 m²

525 m² 1 2 3

16 BAOBAB ST



\$835,000

Nov 2025 13 Days

613 m² 4 2 2

48 WHITEGUM CRES



\$750,000

14.0m

14.0m

196.0 m² 4 2 2

448 m² 1 2 3

70 LOTUSLILY CCT



\$772,000

Nov 2025 80 Days

420 m² 4 2 2

59 MYRTLEWOOD CRES

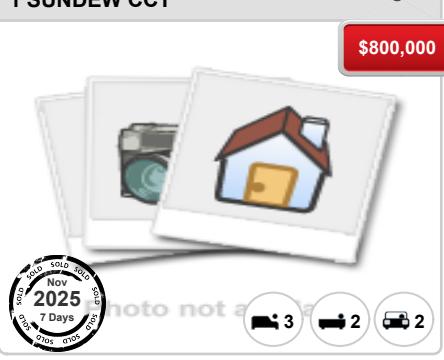


\$640,000

Nov 2025 N/A

360 m² 3 2 1

1 SUNDEW CCT



\$800,000

Nov 2025 7 Days

Photo not a 3D rendering 3 2 2

22 MYRTLEWOOD CRES



\$615,000

12.0m

30.0m

30.0m

360.0 m² 1 2 3

360 m² 1 2 3

78 TUCKEROO BVD

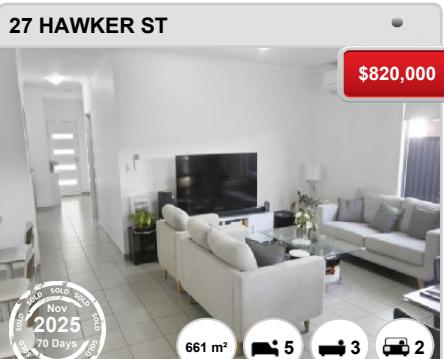


\$755,000

Nov 2025 8 Days

532 m² 3 2 2

27 HAWKER ST

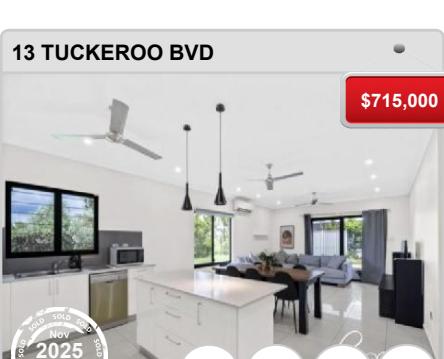


\$820,000

Nov 2025 70 Days

661 m² 5 3 2

13 TUCKEROO BVD

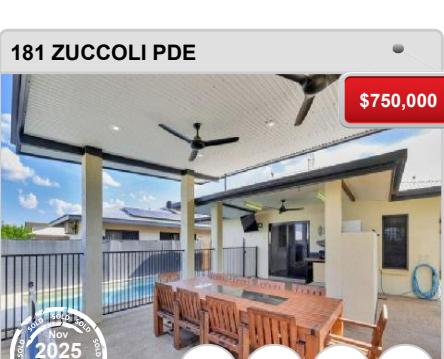


\$715,000

Nov 2025 N/A

588 m² 3 2 2

181 ZUCCOLI PDE

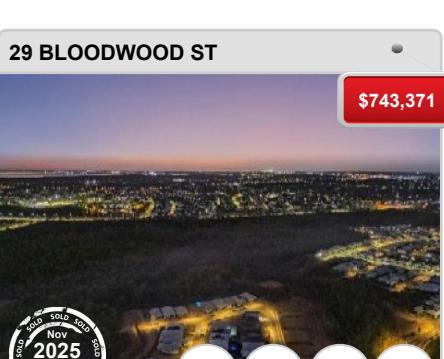


\$750,000

Nov 2025 9 Days

480 m² 3 2 2

29 BLOODWOOD ST



\$743,371

Nov 2025 87 Days

562 m² 3 2 2

ZUCCOLI - Properties For Rent

Median Rental Price

\$750 /w

Based on 168 recorded House rentals within the last 12 months (Oct '24 - Sep '25)

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

Rental Yield

+7.0%

Current Median Price: \$555,000
Current Median Rent: \$750

Based on 259 recorded House sales and 168 House rentals compared over the last 12 months

Number of Rentals

168

Based on recorded House rentals within the last 12 months (Oct '24 - Sep '25)

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

8 HOPBUSH ROAD



131 ZUCCOLI PARADE



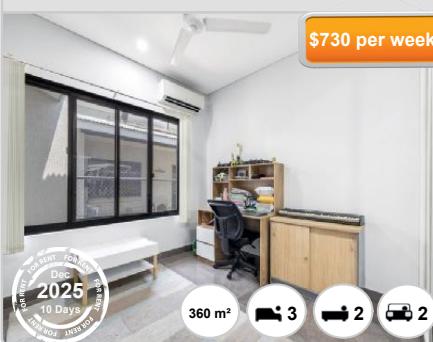
22 SUNDEW CIRCUIT



48 DRAGONFLY CRESCENT



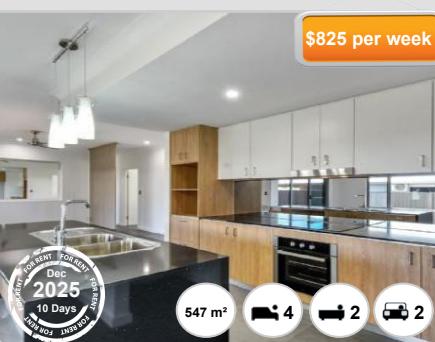
38 CANEGRASS STREET



10 CRABEYE STREET



17 BLACKTOP STREET



16 SANDPAPER STREET

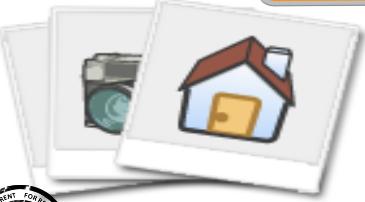


17 GARRICK STREET



5 PASCOE COURT

\$800 per week



photo

FOR RENT FOR LEASE
Dec 2025
25 Days

457 m² **3** **2** **2**

28 LASIANDRA AVENUE

\$875 per week



30.0m
13.0m
390.0 m²

390 m² **4** **2** **2**

1/4 FERN PLACE

\$690 per week



1,050 m² **3** **2** **2**

FOR RENT FOR LEASE
Dec 2025
26 Days

24 SUNDEW CIRCUIT

\$700



FOR RENT FOR LEASE
Dec 2025
27 Days

377 m² **3** **2** **2**

60 PAPERBARK CRESCENT

\$750 per week



449 m² **4** **2** **1**

FOR RENT FOR LEASE
Dec 2025
28 Days

5 KANGAROO STREET

\$770 per week



387 m² **4** **2** **2**

FOR RENT FOR LEASE
Dec 2025
28 Days

45 MYRTLEWOOD CRESCENT

\$730 per week



30.0m
15.0m
449.9 m²

450 m² **4** **2** **2**

FOR RENT FOR LEASE
Dec 2025
25 Days

105 FOLLINGTON STREET

\$850 per week



30.0m
15.0m
450.0 m²

450 m² **4** **2** **4**

FOR RENT FOR LEASE
Dec 2025
27 Days

21 HOPBUSH ROAD

\$775 per week



30.0m
12.0m
360.0 m²

360 m² **3** **2** **2**

FOR RENT FOR LEASE
Dec 2025
25 Days