

RayWhite.

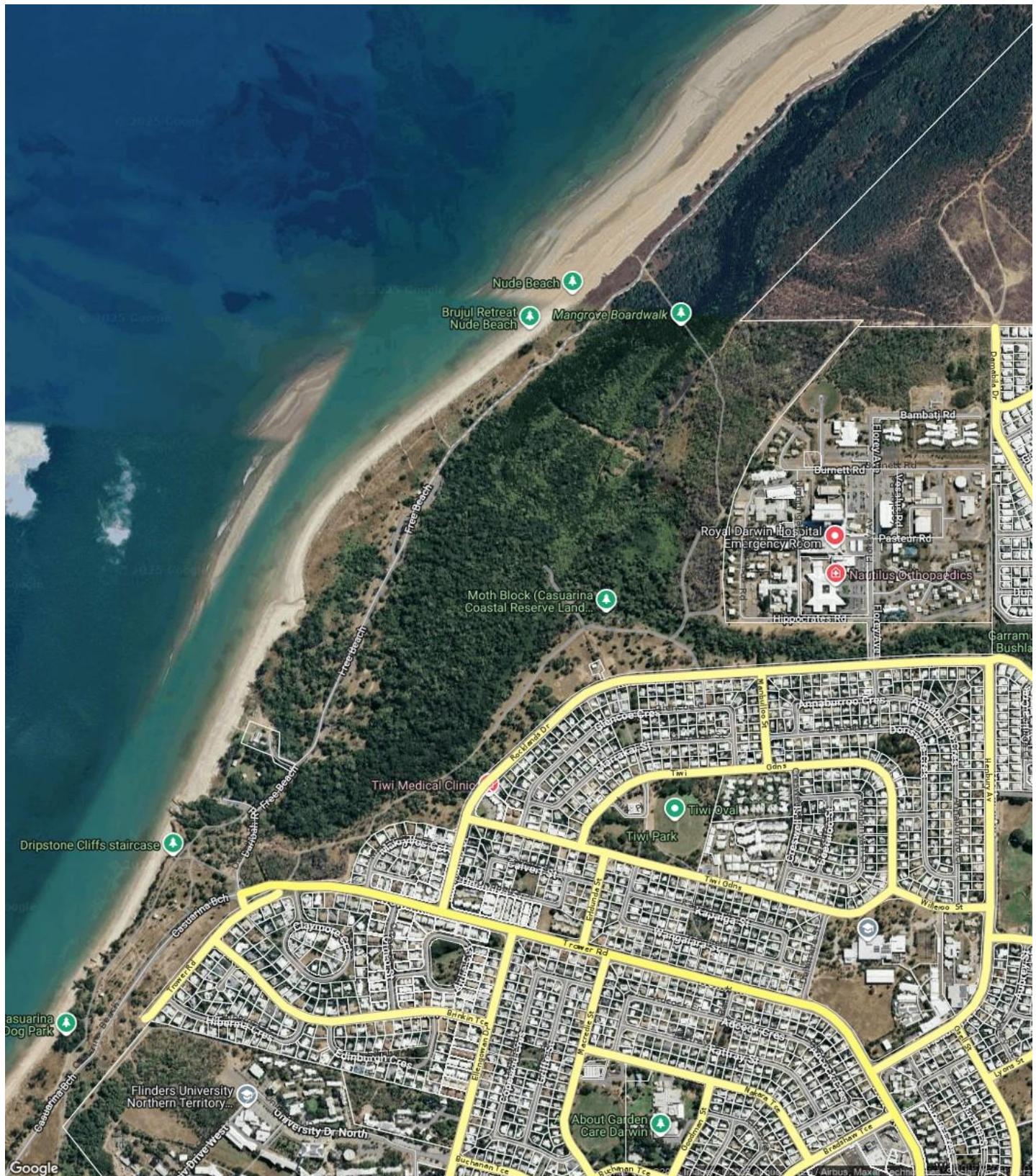


Suburb flyover report

TIWI (UNIT)

PREPARED BY: KRISTINA BILLIAS, RAY WHITE NIGHTCLIFF

TIWI - Suburb Map



TIWI - Sales Statistics (Units)

Year	# Sales	Median	Growth	Low	High
2007	12	\$ 274,000	0.0 %	\$ 46,980	\$ 350,000
2008	5	\$ 290,000	5.8 %	\$ 69,960	\$ 355,000
2009	11	\$ 375,000	29.3 %	\$ 269,000	\$ 430,000
2010	17	\$ 360,000	-4.0 %	\$ 300,000	\$ 440,000
2011	5	\$ 455,000	26.4 %	\$ 254,000	\$ 475,000
2012	6	\$ 440,000	-3.3 %	\$ 265,000	\$ 470,000
2013	7	\$ 470,000	6.8 %	\$ 295,000	\$ 540,000
2014	12	\$ 431,000	-8.3 %	\$ 268,500	\$ 500,000
2015	6	\$ 387,500	-10.1 %	\$ 315,000	\$ 476,000
2016	2	\$ 343,750	-11.3 %	\$ 227,500	\$ 460,000
2017	6	\$ 262,500	-23.6 %	\$ 147,500	\$ 406,000
2018	7	\$ 370,000	41.0 %	\$ 340,000	\$ 387,500
2019	1	\$ 350,000	-5.4 %	\$ 350,000	\$ 350,000
2020	0				
2021	6	\$ 351,500	0.0 %	\$ 240,000	\$ 430,000
2022	9	\$ 385,000	9.5 %	\$ 215,000	\$ 450,000
2023	8	\$ 360,000	-6.5 %	\$ 255,000	\$ 415,000
2024	5	\$ 335,000	-6.9 %	\$ 68,750	\$ 390,000
2025	7	\$ 405,000	20.9 %	\$ 68,750	\$ 485,000

Median Sale Price

\$385k

Based on 7 recorded Unit sales within the last 12 months (Oct '24 - Sep '25)

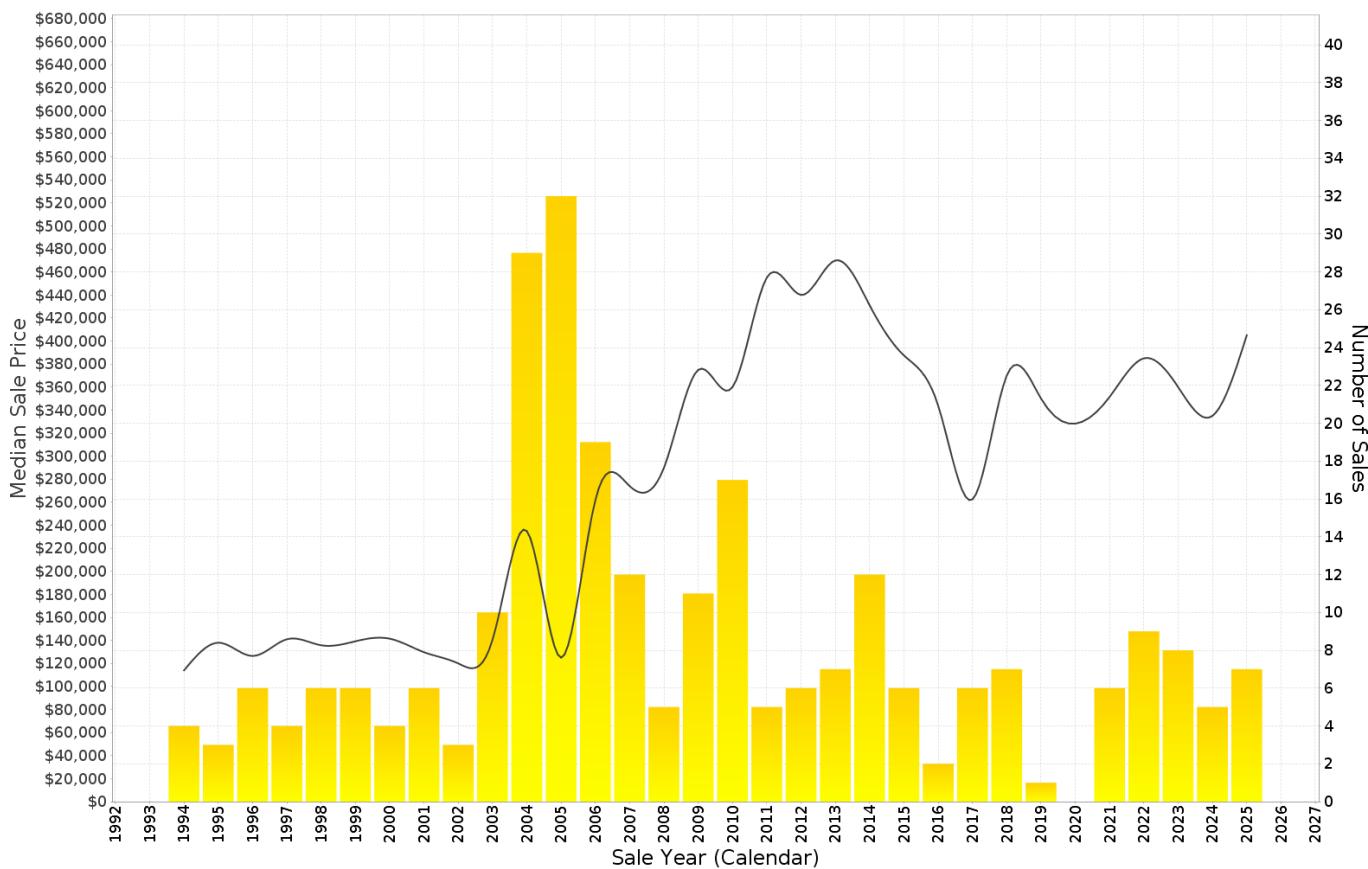
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

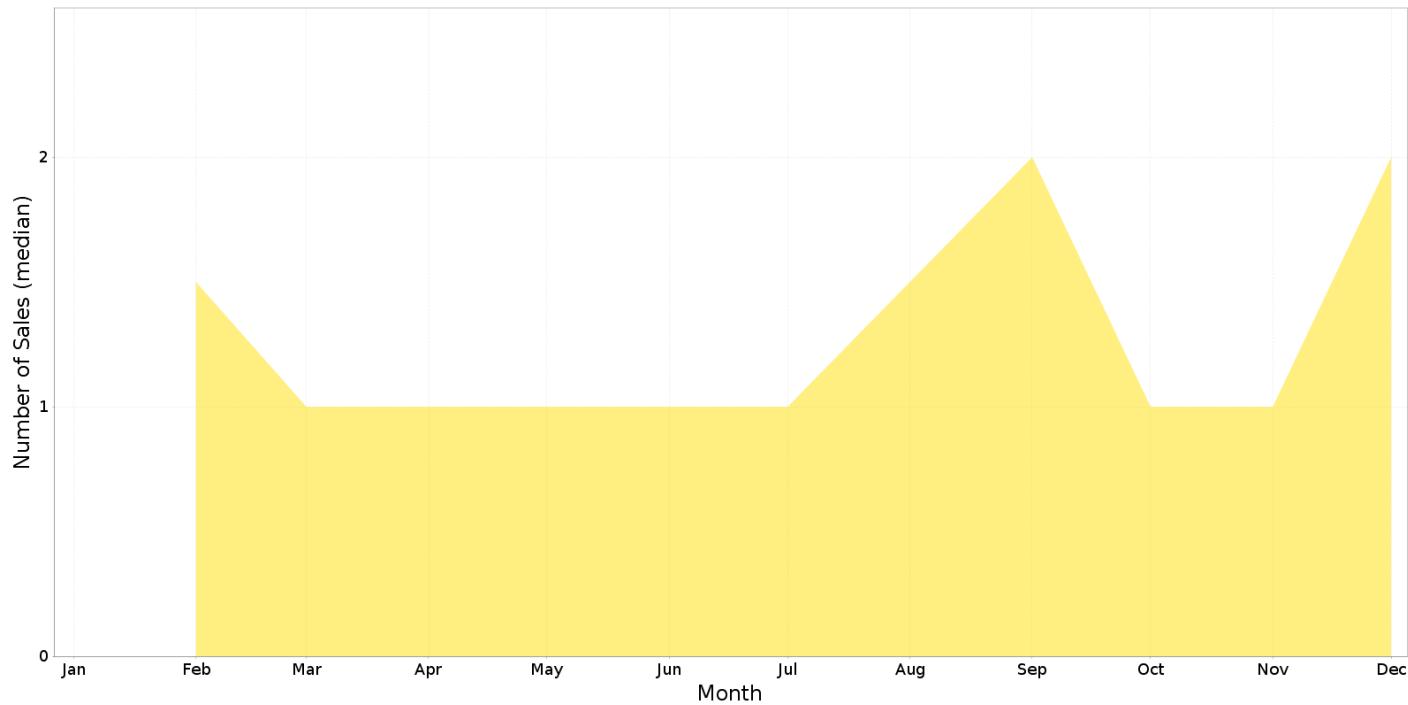
-1.3%

Current Median Price: \$385,000
Previous Median Price: \$390,000

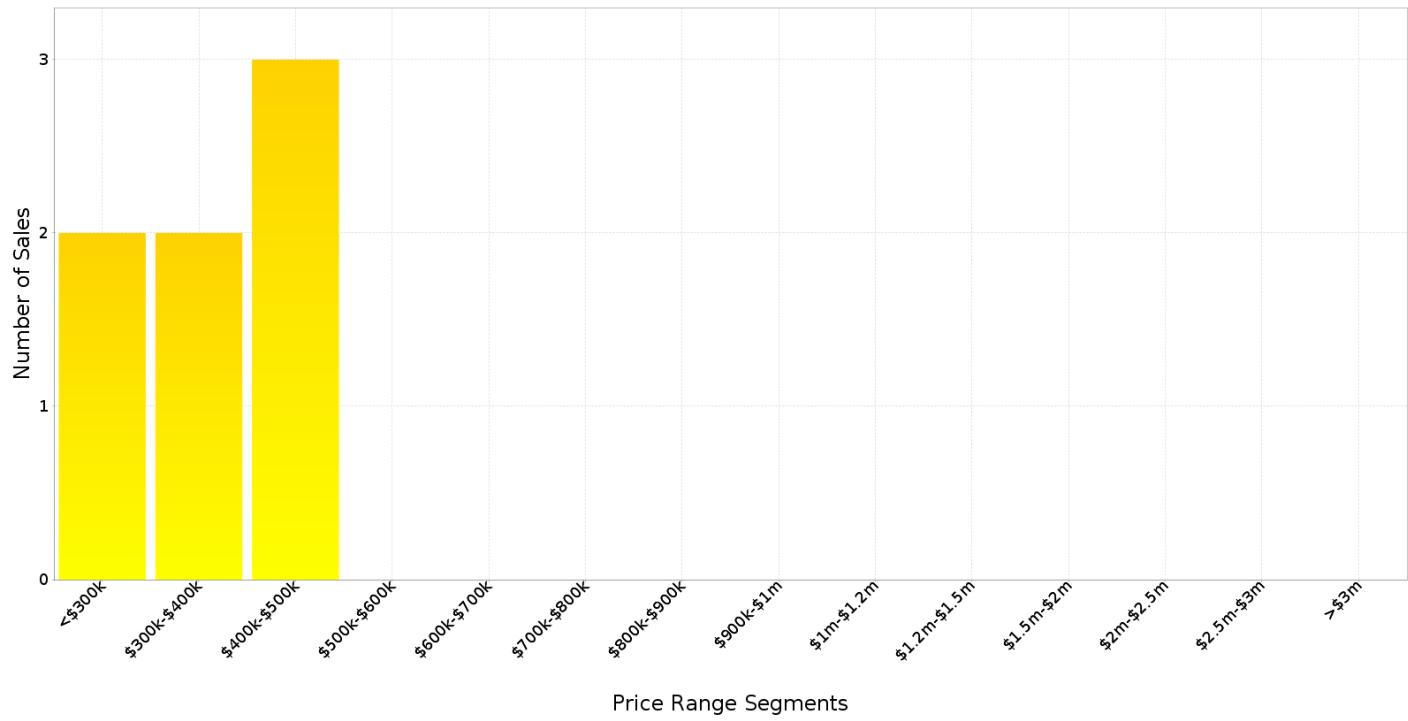
Based on 12 recorded Unit sales compared over the last two rolling 12 month periods



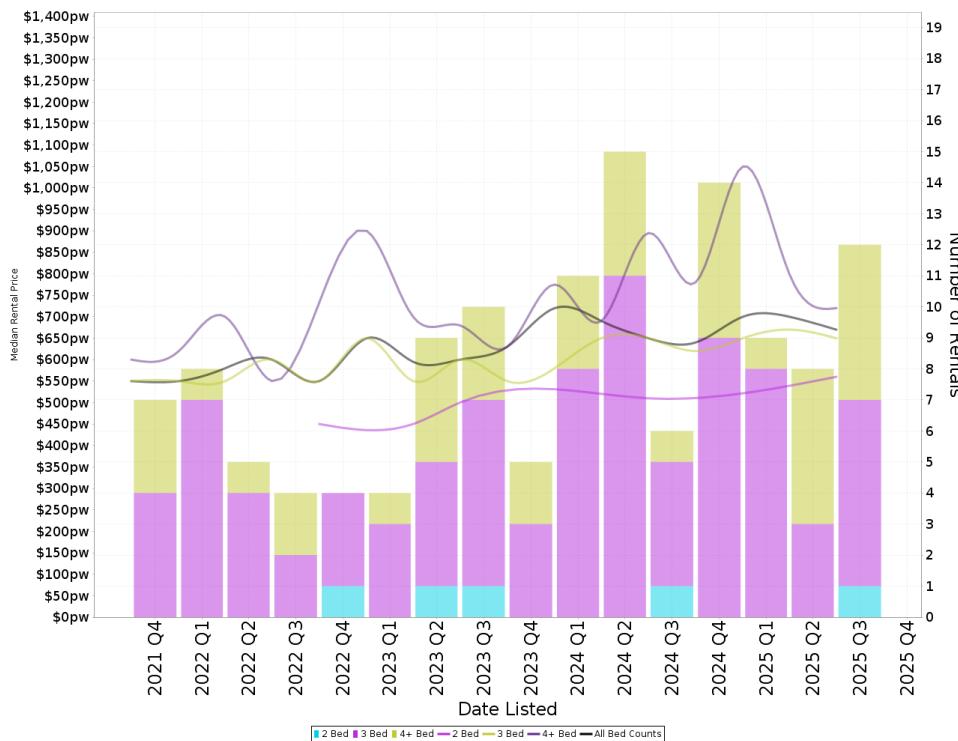
TIWI - Peak Selling Periods (3 years)



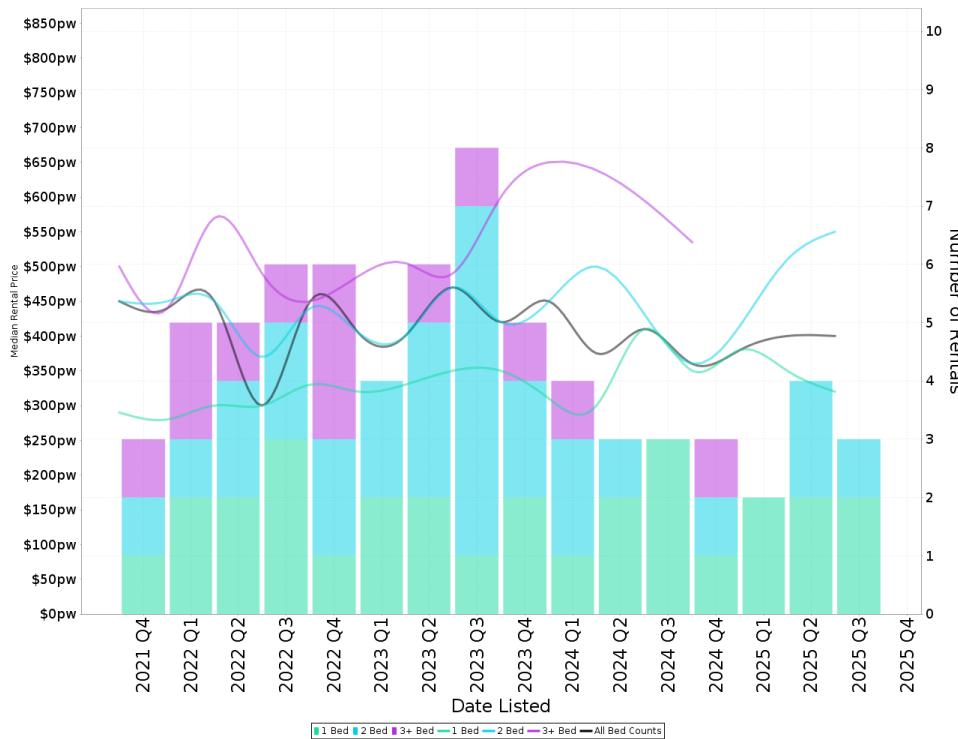
TIWI - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Median Weekly Rents (Units)



TIWI - Recently Sold Properties

Median Sale Price

\$385k

Based on 7 recorded Unit 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

-1.3%

Current Median Price: \$385,000
Previous Median Price: \$390,000

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

Sold Properties

7

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

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

6/11 UNDOOLYA ST

\$455,000

23.0m
15.21 m²
1,521 m²
2 1 2

4/11 UNDOOLYA ST

\$420,000

200 m²
3 1 1

6/13 UNDOOLYA ST

\$270,000

199 m²
2 1 2

23/408 TROWER RD

\$277,000

28 Days
1.06 ha
1 1 1

12/19 UNDOOLYA ST

\$485,000

142 m²
3 2 2

1/17 UNDOOLYA ST

\$405,000

220 m²
2 1 1