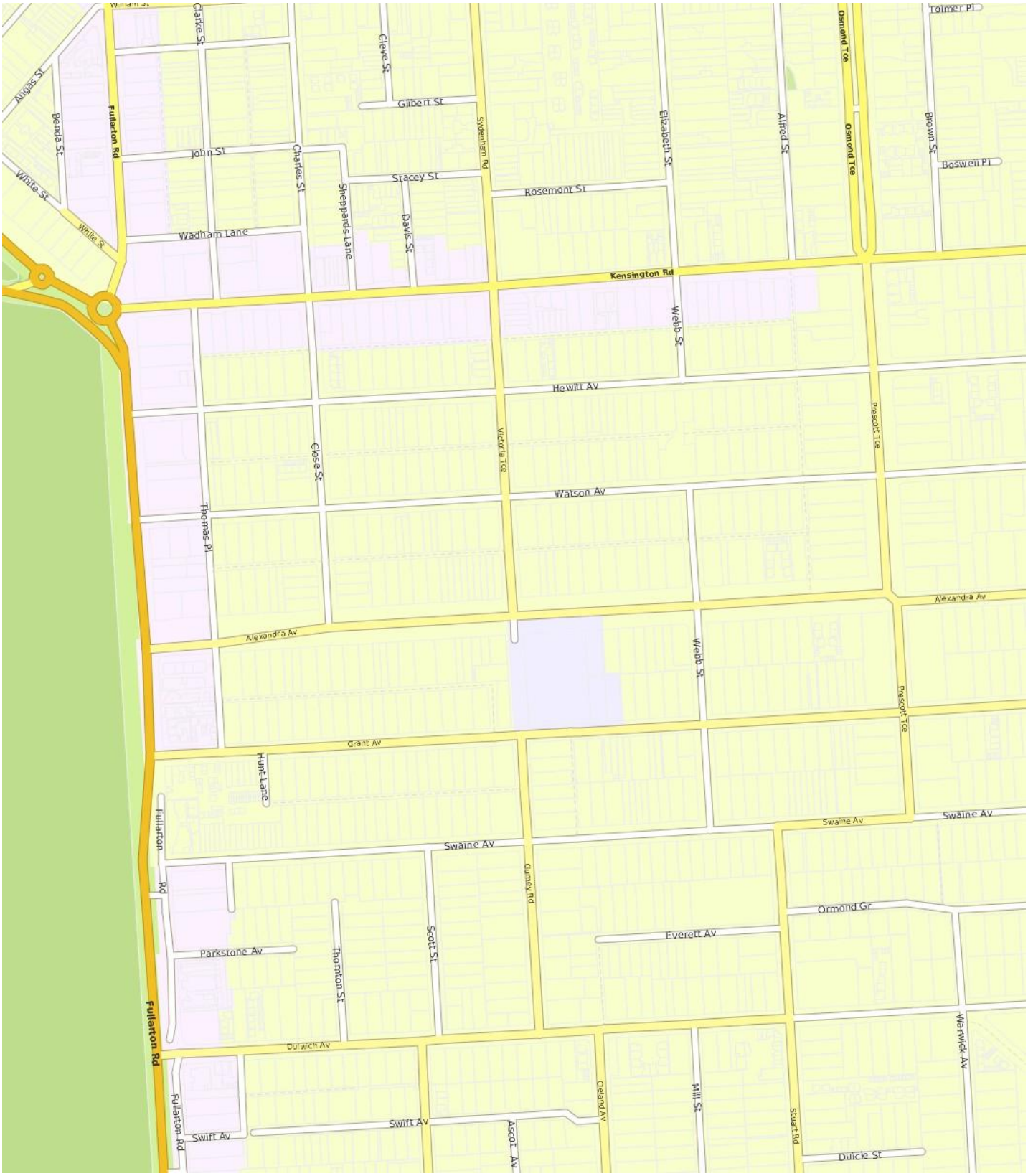
Suburb flyover report

ROSE PARK (HOUSE)

PREPARED BY: YOUR PROPERTY EXPERT, RAY WHITE ADELAIDE

ROSE PARK - Suburb Map



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ROSE PARK - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2000	15	$ 435,000	0.0 %	$ 230,000	$ 750,000
2001	18	$ 482,500	10.9 %	$ 290,000	$ 750,000
2002	15	$ 555,000	15.0 %	$ 427,000	$ 1,122,500
2003	19	$ 600,000	8.1 %	$ 450,000	$ 971,000
2004	13	$ 700,000	16.7 %	$ 455,000	$ 1,150,000
2005	14	$ 765,000	9.3 %	$ 415,000	$ 921,000
2006	14	$ 838,707	9.6 %	$ 17,500	$ 1,200,000
2007	15	$ 1,080,000	28.8 %	$ 415,000	$ 1,516,000
2008	13	$ 1,130,000	4.6 %	$ 710,000	$ 1,500,000
2009	13	$ 1,265,000	11.9 %	$ 830,000	$ 1,750,000
2010	11	$ 1,300,000	2.8 %	$ 773,000	$ 2,095,000
2011	15	$ 1,220,000	-6.2 %	$ 406,804	$ 2,150,000
2012	16	$ 1,135,000	-7.0 %	$ 710,000	$ 1,900,000
2013	9	$ 1,060,000	-6.6 %	$ 560,000	$ 1,800,000
2014	11	$ 1,126,000	6.2 %	$ 810,000	$ 1,953,000
2015	16	$ 1,335,000	18.6 %	$ 900,000	$ 3,770,000
2016	14	$ 1,435,000	7.5 %	$ 1,050,000	$ 2,130,000
2017	5	$ 1,350,000	-5.9 %	$ 980,000	$ 1,552,000
2018	5	$ 1,684,000	24.7 %	$ 920,000	$ 2,200,000

Median Sale Price

$1.35m

Based on 7 recorded House sales within the last 12 months (Financial Year 2018)

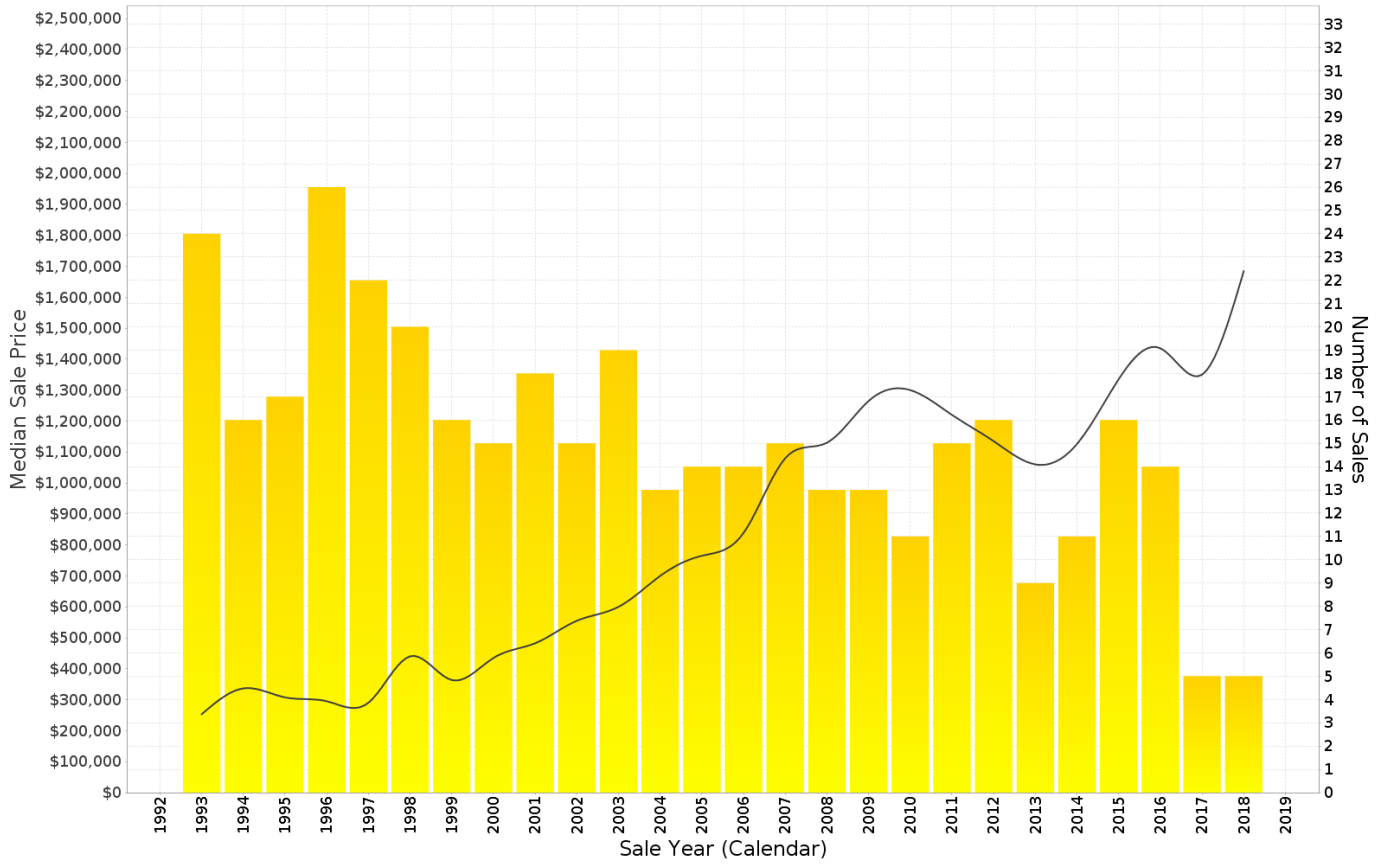
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

-9.5%

Current Median Price: $1,350,000
Previous Median Price: $1,492,000

Based on 20 recorded House sales compared over the last two rolling 12 month periods



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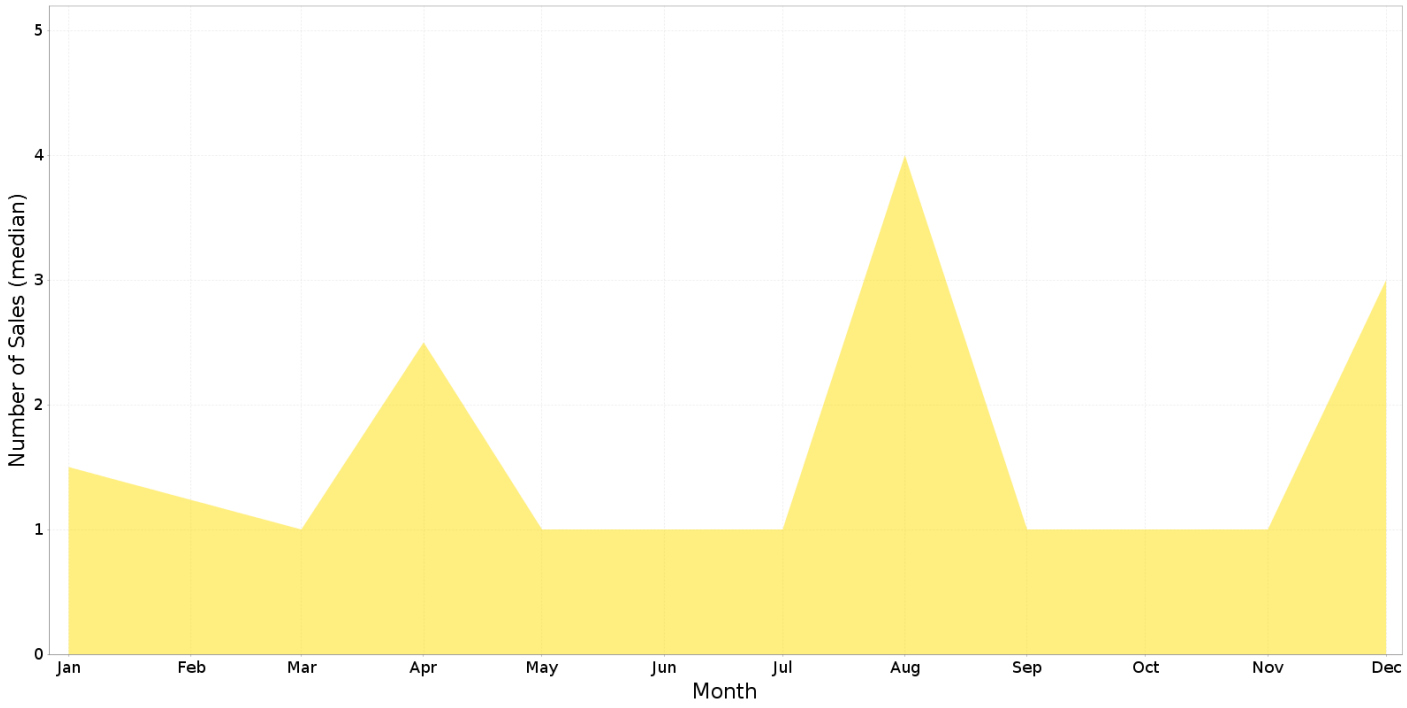
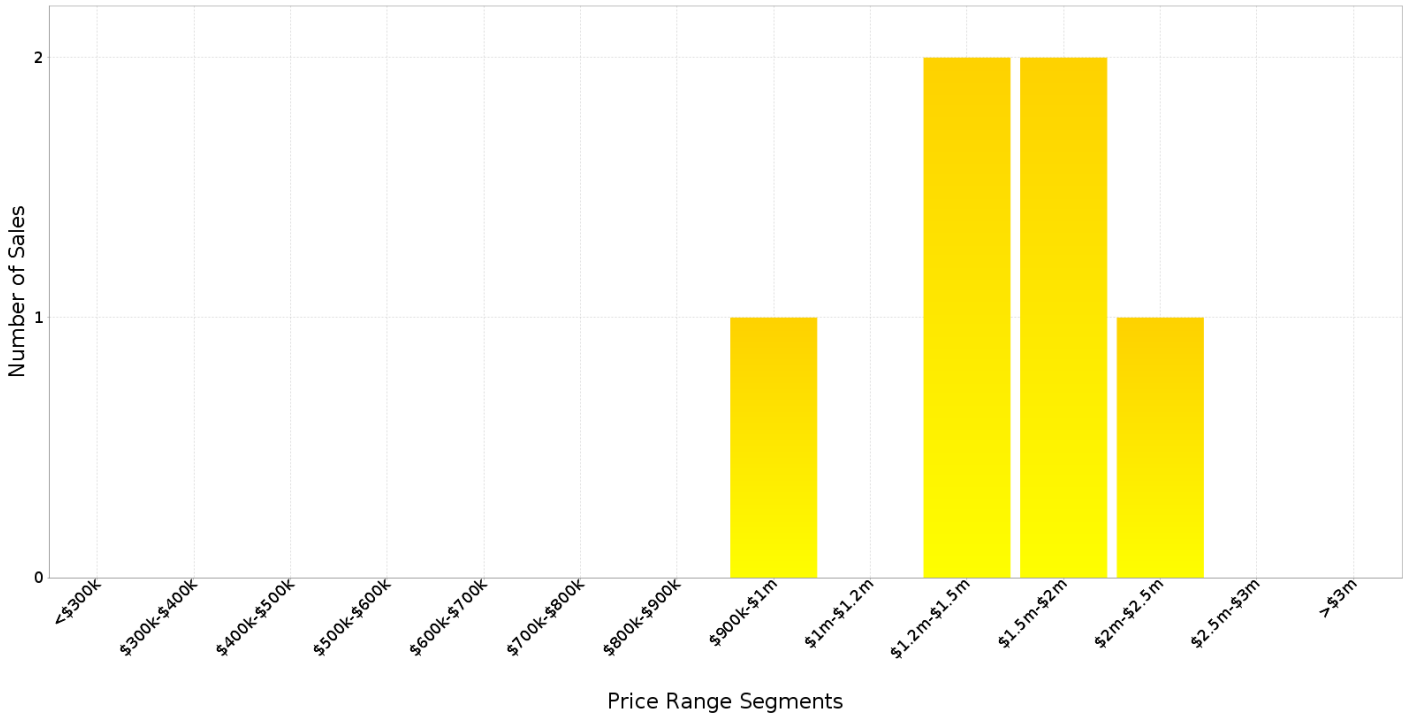
ROSE PARK - Peak Selling Periods



ROSE PARK - Price Range Segments



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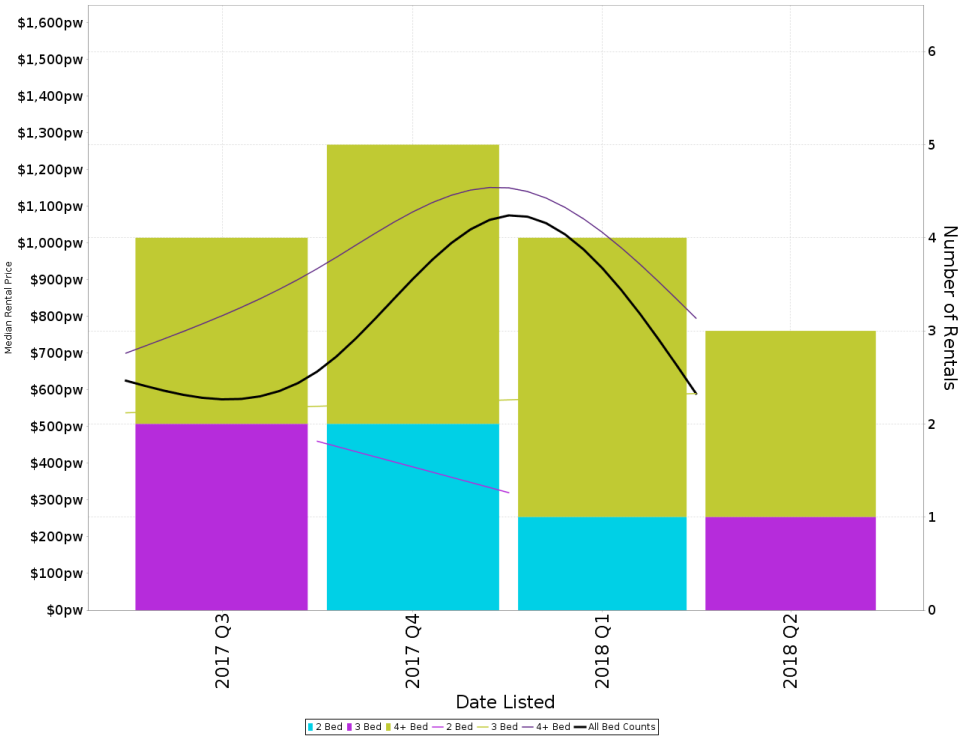
Median Weekly Rents (Houses)



Suburb Sale Price Growth

-9.5%

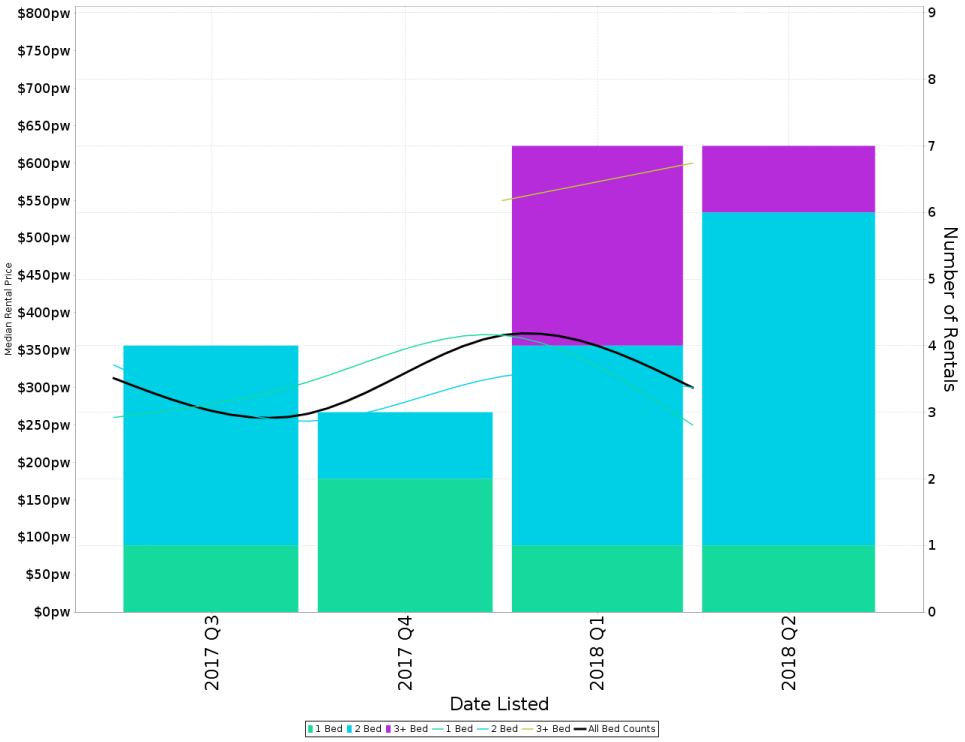
Current Median Price: $1,350,000
Previous Median Price: $1,492,000
Based on 20 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+2.5%

Current Median Price: $1,350,000
Current Median Rent: $650
Based on 16 registered House sales compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-38.3%

Current Median Price: $355,000
Previous Median Price: $575,500
Based on 25 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.6%

Current Median Price: $355,000
Current Median Rent: $315
Based on 21 registered Unit sales compared over the last 12 months.

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ROSE PARK - Recently Sold Properties

Median Sale Price

$1.35m

Based on 7 recorded House sales within the last 12 months (Financial Year 2018)

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

Suburb Growth

-9.5%

Current Median Price: $1,350,000
Previous Median Price: $1,492,000

Based on 20 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

7

Based on recorded House sales within the 12 months (Financial Year 2018)

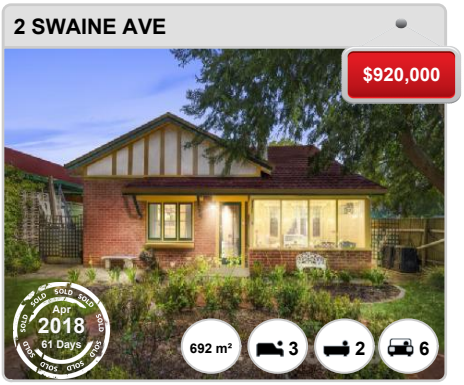
Based on a rolling 12 month period and may differ from calendar year statistics

10-12 WATSON AVE

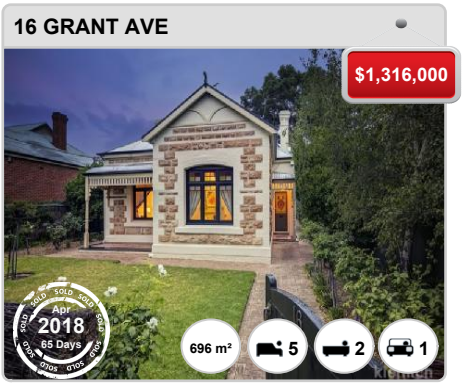
66 HEWITT AVE

17 PRESCOTT TCE

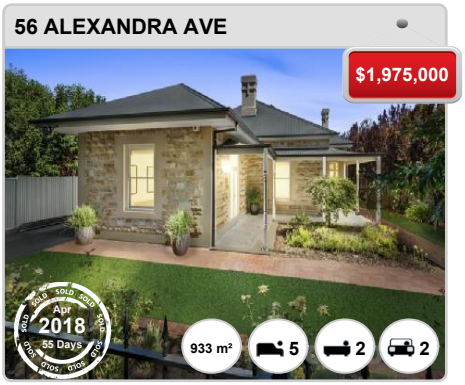
2 SWAINE AVE



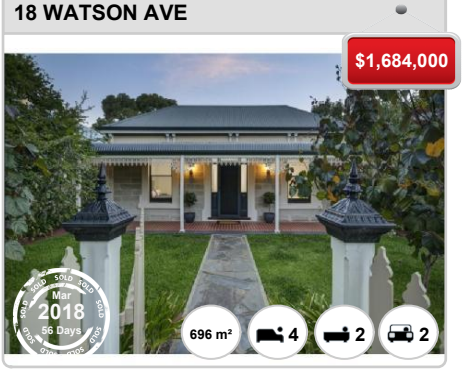
16 GRANT AVE



56 ALEXANDRA AVE



18 WATSON AVE



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ROSE PARK - Properties For Rent

Median Rental Price

$650 /w

Based on 16 recorded House rentals within the last 12 months (Financial Year 2018)

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

Rental Yield

+2.5%

Current Median Price: $1,350,000
Current Median Rent: $650

Based on 7 recorded House sales and 16 House rentals compared over the last 12 months

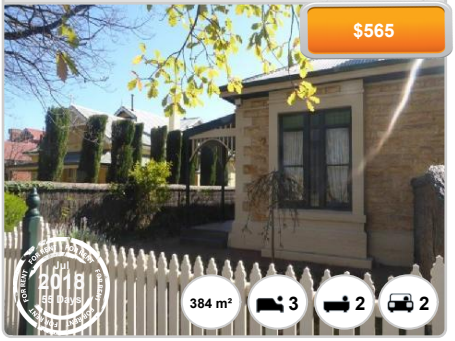
Number of Rentals

16

Based on recorded House rentals within the last 12 months (Financial Year 2018)

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

11 ALEXANDRA AVENUE



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