

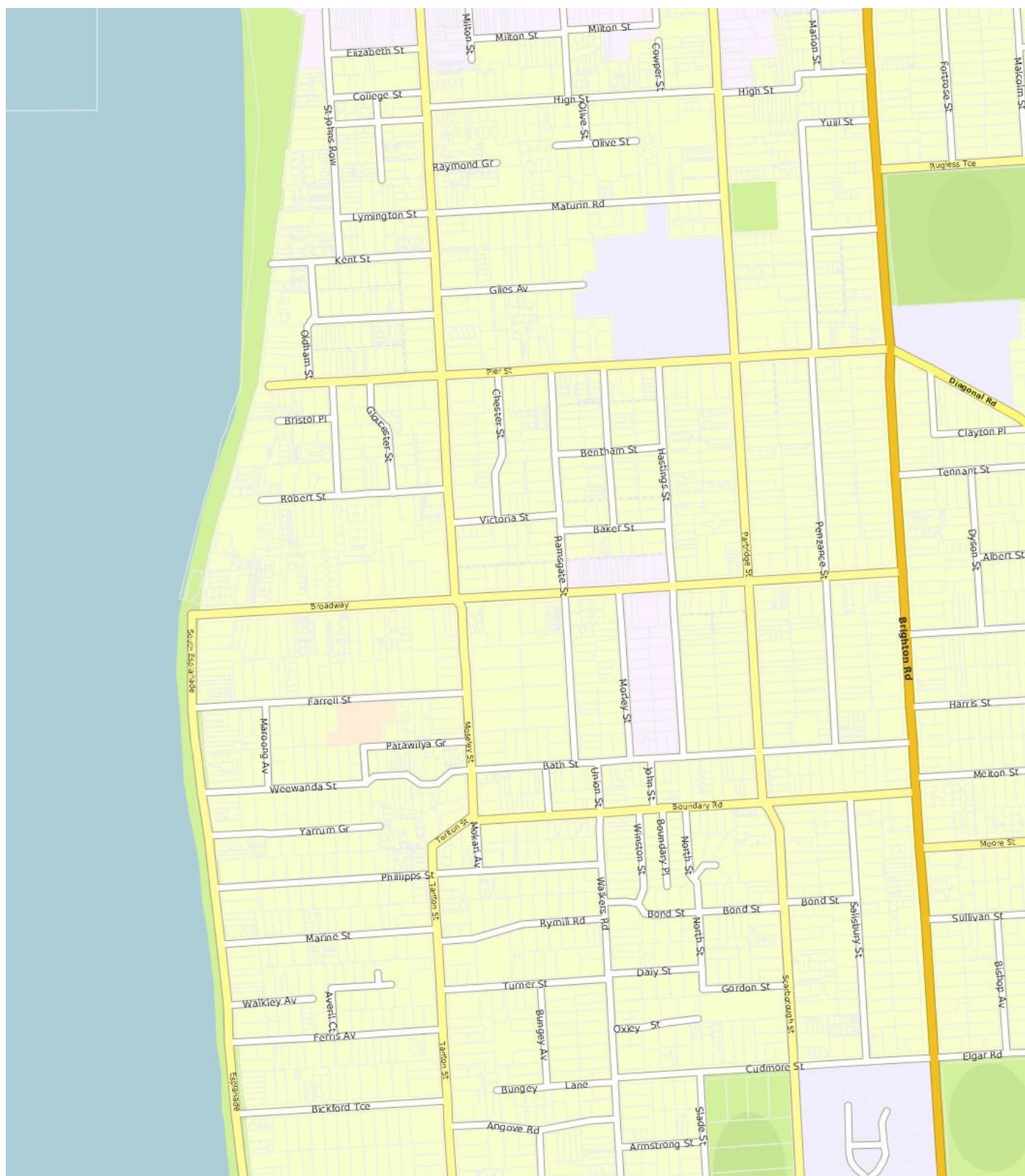
Suburb flyover report



GLENELG SOUTH (UNIT)

PREPARED BY: YOUR PROPERTY EXPERT, RAY WHITE ADELAIDE

GLENELG SOUTH - Suburb Map



GLENELG SOUTH - Sales Statistics (Units)

Year	# Sales	Median	Growth	Low	High
2000	62	\$ 128,000	0.0 %	\$ 69,500	\$ 1,080,000
2001	71	\$ 160,000	25.0 %	\$ 72,000	\$ 1,250,000
2002	47	\$ 195,050	21.9 %	\$ 105,000	\$ 1,515,000
2003	59	\$ 255,000	30.7 %	\$ 117,000	\$ 1,405,000
2004	59	\$ 280,000	9.8 %	\$ 69,500	\$ 1,400,000
2005	41	\$ 261,000	-6.8 %	\$ 157,500	\$ 1,100,000
2006	39	\$ 290,000	11.1 %	\$ 145,000	\$ 938,000
2007	74	\$ 331,500	14.3 %	\$ 170,000	\$ 3,250,000
2008	43	\$ 330,000	-0.5 %	\$ 210,000	\$ 1,630,000
2009	38	\$ 360,000	9.1 %	\$ 194,000	\$ 1,200,000
2010	45	\$ 405,000	12.5 %	\$ 120,000	\$ 815,000
2011	38	\$ 440,000	8.6 %	\$ 217,000	\$ 1,220,000
2012	38	\$ 413,000	-6.1 %	\$ 241,500	\$ 2,050,000
2013	42	\$ 361,000	-12.6 %	\$ 220,000	\$ 1,425,000
2014	31	\$ 359,000	-0.6 %	\$ 153,000	\$ 1,680,000
2015	29	\$ 436,000	21.4 %	\$ 230,000	\$ 1,680,000
2016	30	\$ 484,750	11.2 %	\$ 248,000	\$ 955,000
2017	30	\$ 406,250	-16.2 %	\$ 261,500	\$ 1,485,000
2018	29	\$ 423,000	4.1 %	\$ 245,000	\$ 630,000

Median Sale Price

\$410k

Based on 39 recorded Unit sales within the last 12 months (Financial Year 2018)

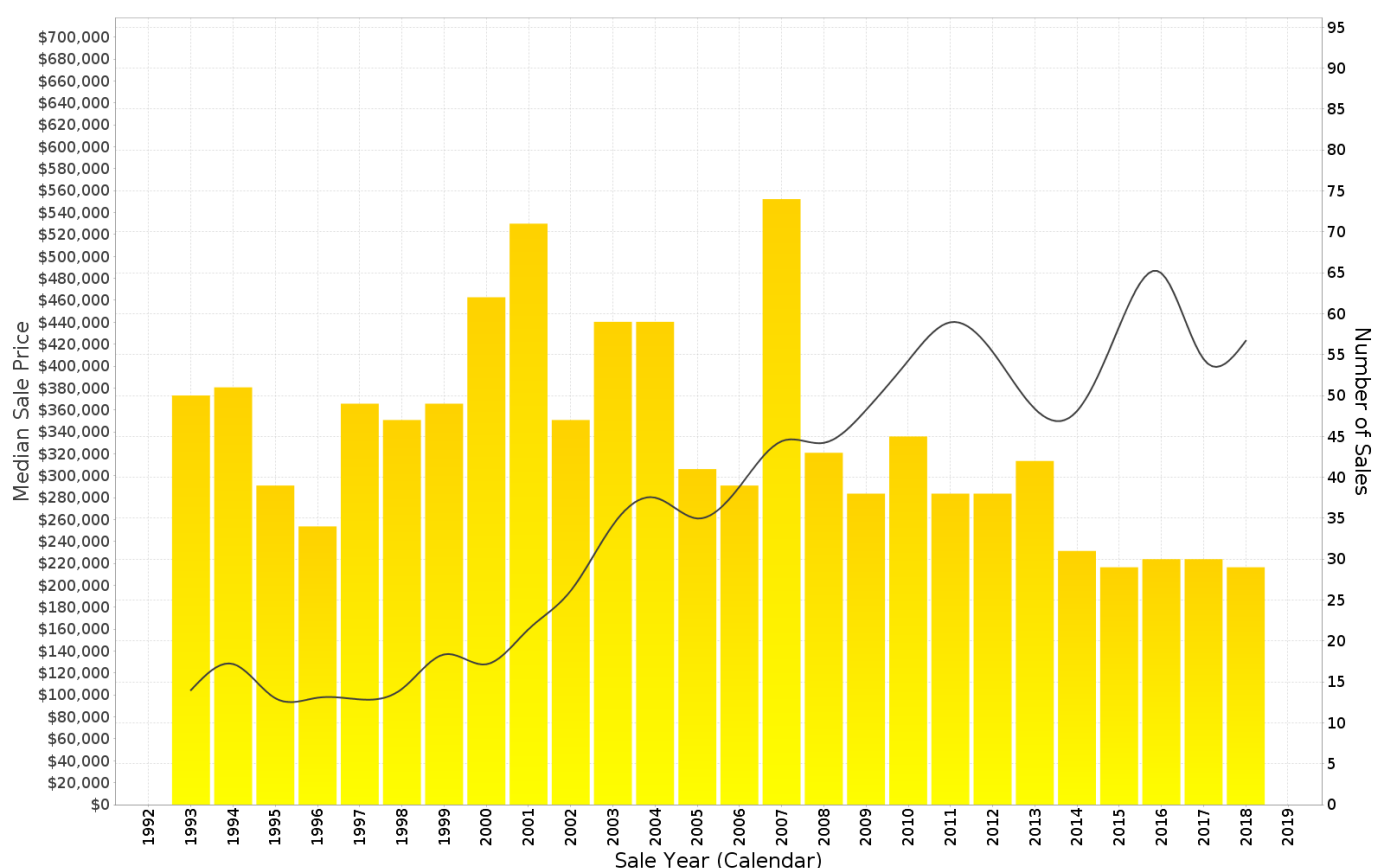
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

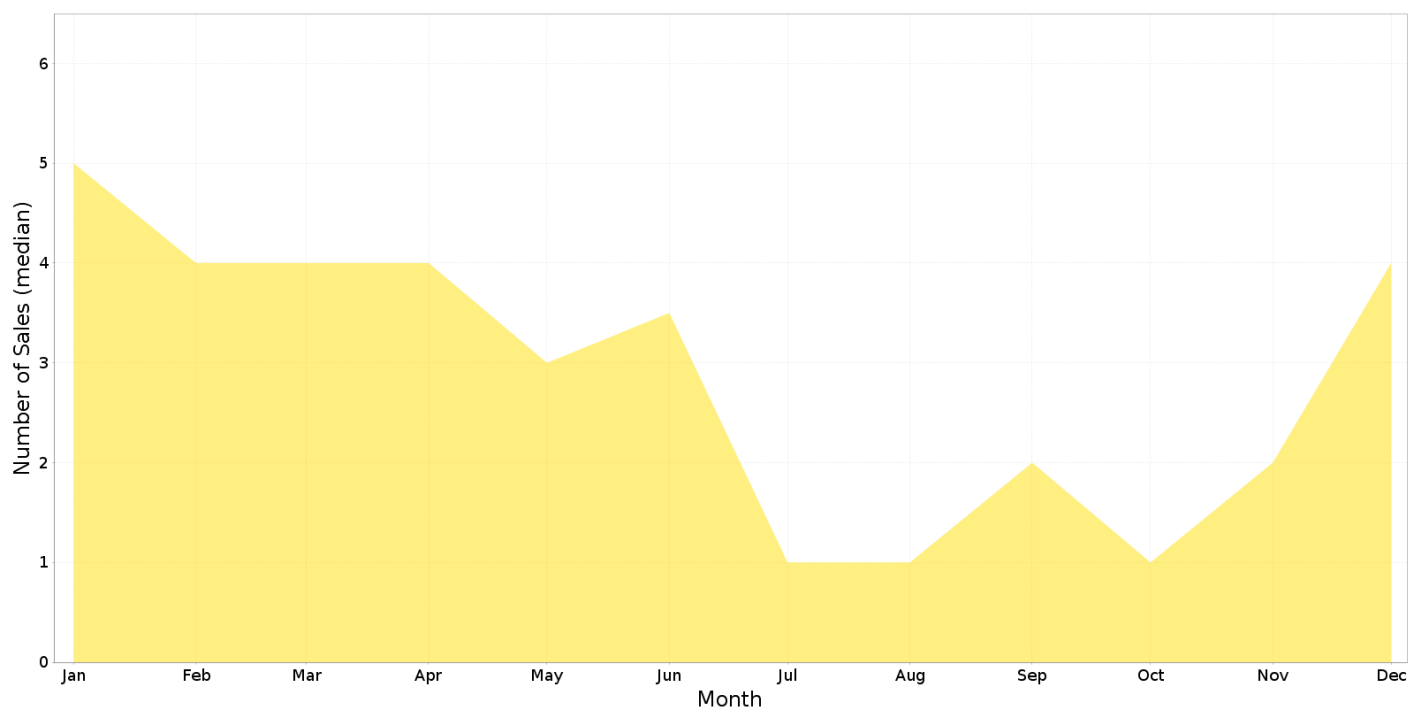
-7.7%

Current Median Price: \$410,000
Previous Median Price: \$444,250

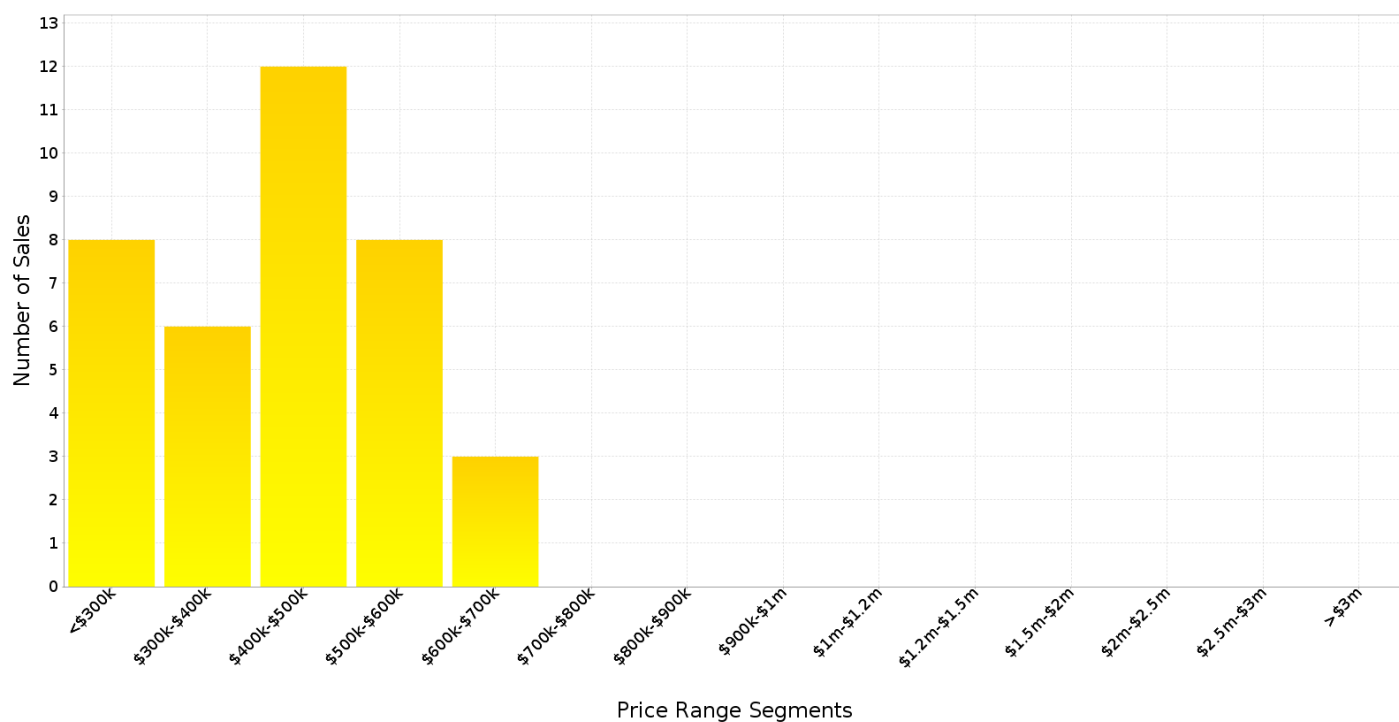
Based on 71 recorded Unit sales compared over the last two rolling 12 month periods



GLENELG SOUTH - Peak Selling Periods



GLENELG SOUTH - Price Range Segments



GLENELG SOUTH - Recently Sold Properties

Median Sale Price

\$410k

Based on 39 recorded Unit 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

-7.7%

Current Median Price: \$410,000
Previous Median Price: \$444,250

Based on 71 recorded Unit sales compared over the last two rolling 12 month periods

Sold Properties

39

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

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

8/31 SOUTH ESP

\$530,000




Aug 2018
64 Days

2 1 1

4/32 BATH ST

\$417,500



Jul 2018
N/A

119 m² 2 1 2

2/42 PIER ST

\$402,500



1,252 m² 2 1 1

1/42 PIER ST

\$402,500




Jun 2018
N/A

1,252 m² - - -

3 ROBERT ST

\$630,000

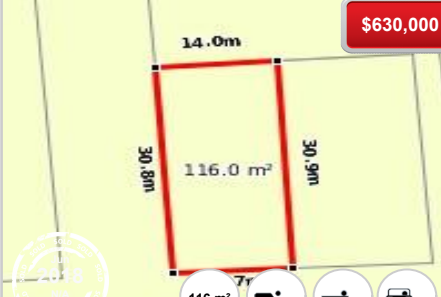


Jun 2018
73 Days

116 m² 2 1 1

3A ROBERT ST


\$630,000



116 m² - - -

10/28 PIER ST

\$299,500




Jun 2018
N/A

11 m² 2 1 1

6/42 PIER ST

\$402,500




Jun 2018
11 Days

1,251 m² 2 1 1

13/4 BRISTOL PL

\$355,000



Jun 2018
100 Days

15 m² 2 1 1

<p>2/34 SOUTH ESP</p> <p>\$390,000</p> <p>May 2018 N/A</p> <p>91 m² 2 1 1</p>	<p>11/9 BROADWAY</p> <p>\$405,000</p> <p>May 2018 45 Days</p> <p>160 m² 2 1 1</p>	<p>2/25 BOUNDARY RD</p> <p>\$465,000</p> <p>May 2018 66 Days</p> <p>222 m² 2 1 1</p>
<p>4/9 WEEWANDA</p> <p>\$560,000</p> <p>Apr 2018 N/A</p> <p>19 m² 2 1 1</p>	<p>2/34B SOUTH ESPLANADE</p> <p>\$390,000</p> <p>Apr 2018 17 Days</p> <p>2 1 1</p>	<p>2/34B SOUTH ESP</p> <p>\$390,000</p> <p>Apr 2018 18 Days</p> <p>2 1 1</p>
<p>7/1 RAMSGATE ST</p> <p>\$270,000</p> <p>Apr 2018 52 Days</p> <p>11 m² 2 1 1</p>	<p>5/4 BRISTOL PL</p> <p>\$400,000</p> <p>Apr 2018 63 Days</p> <p>158 m² 2 1 2</p>	<p>1/88 MOSELEY ST</p> <p>\$550,000</p> <p>Apr 2018 65 Days</p> <p>172 m² 2 1 1</p>
<p>5/24 BROADWAY</p> <p>\$595,000</p> <p>Mar 2018 N/A</p> <p>163 m² 2 1 1</p>	<p>2/12 HASTINGS ST</p> <p>\$260,000</p> <p>Mar 2018 N/A</p> <p>80 m² 2 1 1</p>	<p>4/31 SOUTH ESP</p> <p>\$480,000</p> <p>Mar 2018 55 Days</p> <p>100 m² 2 1 1</p>

GLENELG SOUTH - Properties For Rent

Median Rental Price

\$333 /w

Based on 82 recorded Unit 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

+4.2%

Current Median Price: \$410,000
Current Median Rent: \$333

Based on 39 recorded Unit sales and 82 Unit rentals compared over the last 12 months

Number of Rentals

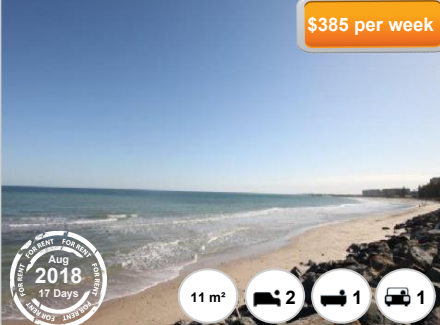
82

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

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

9/3 THE BROADWAY

\$385 per week



11 m² 2 1 1

Aug 2018 17 Days

2/36A PIER STREET

\$235




104 m² 1 1 1

Aug 2018 21 Days

6/48 BROADWAY

\$350 per week




216 m² 2 1 2

Aug 2018 23 Days

1/48 -50 BROADWAY

\$315 pw




2 1 2

Jul 2018 33 Days

23/18 THE BROADWAY

\$395




3 1 1

Jul 2018 45 Days

2/41 SOUTH ESPLANADE

\$345

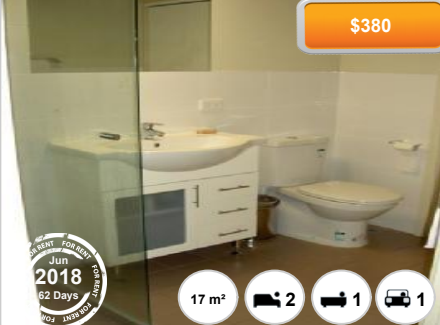


14 m² 1 1 1

Jul 2018 54 Days

21/18 BROADWAY

\$380

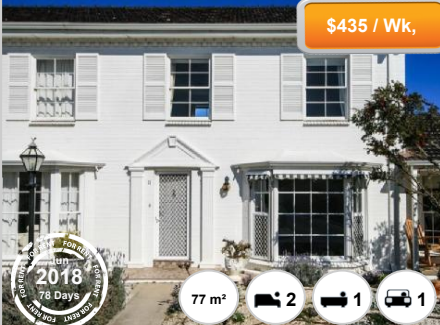


17 m² 2 1 1

Jun 2018 62 Days

11/8 -10 ROBERT STREET

\$435 / Wk,




77 m² 2 1 1

2018 78 Days

2/26 SOUTH ESPLANADE

\$600 per week



207 m² 2 2 2

May 2018 108 Days

2/34B SOUTH ESPLANADE

\$320.00 - \$340

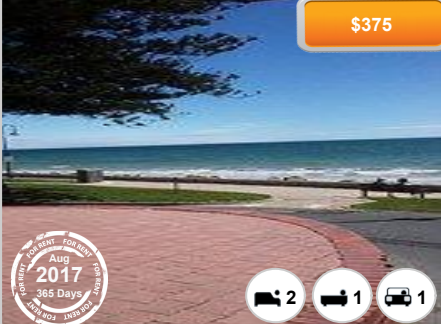


Feb 2018
210 Days

91 m² 2 1 1

U7/18 ROBERT STREET

\$375



Aug 2017
355 Days

2 1 1