



**RayWhite**

**SUBURB REPORT**  
**EVERTON HILLS**

[raywhitealderley.com.au](http://raywhitealderley.com.au)

# EVERTON HILLS - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2006	125	\$ 330,000	0.0 %	\$ 205,000	\$ 595,000
2007	136	\$ 390,375	18.3 %	\$ 280,000	\$ 1,110,000
2008	86	\$ 441,000	13.0 %	\$ 241,500	\$ 750,000
2009	96	\$ 435,000	-1.4 %	\$ 295,000	\$ 680,000
2010	88	\$ 472,500	8.6 %	\$ 360,000	\$ 830,000
2011	74	\$ 455,000	-3.7 %	\$ 340,000	\$ 780,000
2012	77	\$ 445,000	-2.2 %	\$ 315,000	\$ 727,500
2013	86	\$ 463,500	4.2 %	\$ 325,000	\$ 1,000,000
2014	95	\$ 495,640	6.9 %	\$ 400,000	\$ 1,330,000
2015	91	\$ 523,050	5.5 %	\$ 272,000	\$ 1,200,000
2016	107	\$ 540,000	3.2 %	\$ 300,000	\$ 912,500
2017	90	\$ 570,000	5.6 %	\$ 425,000	\$ 965,500
2018	82	\$ 597,500	4.8 %	\$ 430,000	\$ 895,000
2019	93	\$ 580,000	-2.9 %	\$ 350,000	\$ 1,115,000
2020	106	\$ 611,750	5.5 %	\$ 280,000	\$ 990,000
2021	116	\$ 830,250	35.7 %	\$ 465,000	\$ 1,600,000
2022	74	\$ 867,500	4.5 %	\$ 560,000	\$ 1,545,000
2023	97	\$ 890,000	2.6 %	\$ 610,000	\$ 1,650,000
2024	4	\$ 890,000	0.0 %	\$ 800,000	\$ 927,000

## Median Sale Price

# \$890k

Based on 97 recorded House sales within the last 12 months (2023)

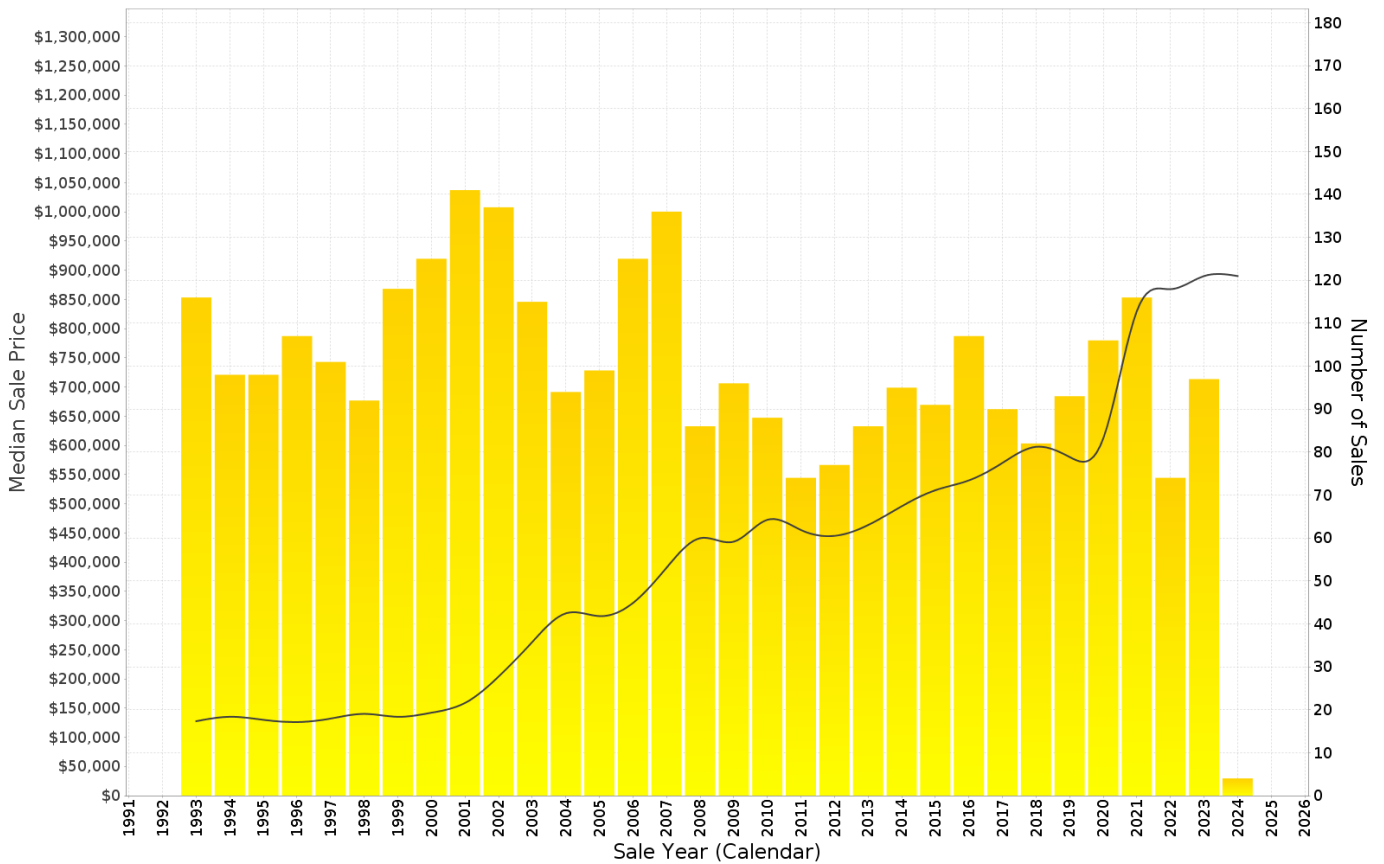
Based on a rolling 12 month period and may differ from calendar year statistics

## Suburb Growth

# +2.6%

Current Median Price: \$890,000  
Previous Median Price: \$867,500

Based on 171 recorded House sales compared over the last two rolling 12 month periods





# EVERTON HILLS - Recently Sold Properties

Median Sale Price

**\$890k**

Based on 97 recorded House sales within the last 12 months (2023)

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

Suburb Growth

**+2.6%**

Current Median Price: \$890,000  
Previous Median Price: \$867,500

Based on 171 recorded House sales compared over the last two rolling 12 month periods


# Sold Properties

**97**

Based on recorded House sales within the 12 months (2023)

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

**20 NYORA ST**



**\$990,000**

Sold Mar 2024  
22 Days

618 m<sup>2</sup> 3 2 6

**9 JACQUELINE CRT**



**\$1,013,000**

Sold Mar 2024  
19 Days

600 m<sup>2</sup> 4 2 3

**76 OLEARIA STREET W**




**\$937,000**

Sold Mar 2024  
9 Days

614 m<sup>2</sup> 3 2 2

**15 ALKIRA LA**



**\$800,000**

Sold Feb 2024  
N/A

610 m<sup>2</sup> - - -

**26 FRANCISCEA ST**



**\$927,000**

Sold Feb 2024  
5 Days

650 m<sup>2</sup> 3 1 2

**28 BUNYA RD**




**\$910,000**

Sold Feb 2024  
5 Days

810 m<sup>2</sup> 3 2 3

**980 SOUTH PINE ROAD OF**




**\$870,000**

Sold Jan 2024  
19 Days

741 m<sup>2</sup> 6 2 4

**55 BUCKLAND RD**



**\$882,000**

Sold Jan 2024  
19 Days

607 m<sup>2</sup> 3 1 2

**1040 SOUTH PINE ROAD OF**



**\$1,150,000**

Sold Dec 2023  
14 Days

642 m<sup>2</sup> 3 2 4



**4 FORMOSA CT**

**\$840,000**

2023  
19 Days

607 m<sup>2</sup> 3 1 1

**6B PEPPER RD**

**\$920,000**

2023

500 m<sup>2</sup> - - -

**19 ACACIA ST**

**\$1,220,000**

2023  
68 Days

609 m<sup>2</sup> 4 2 2

**26 ALREX ST**

**\$925,000**

Dec  
2023  
10 Days

651 m<sup>2</sup> 4 1 2

**2 CANEBY ST**

**\$1,100,000**

Dec  
2023  
17 Days

703 m<sup>2</sup> 5 2 4

**34 ACACIA ST**

**\$1,270,000**

Dec  
2023  
7 Days

614 m<sup>2</sup> 4 2 2

**34 QUANGONG CRES**

**\$998,000**

Nov  
2023  
14 Days

747 m<sup>2</sup> 3 2 2

**5 PEPPER RD**

**\$890,000**

Nov  
2023  
8 Days

1,454 m<sup>2</sup> 3 2 2

**1022 SOUTH PINE ROAD OF**

**\$690,000**

Nov  
2023  
7 Days

610 m<sup>2</sup> 3 2 2

**26A HENDERSON RD**

**\$980,000**

Nov  
2023  
34 Days

405 m<sup>2</sup> 4 2 2

**3 CANEBY ST**

**\$950,000**

Nov  
2023  
15 Days

667 m<sup>2</sup> 4 1 2

**14 CANEBY ST**

**\$815,000**

Nov  
2023  
58 Days

611 m<sup>2</sup> 4 2 2

# EVERTON HILLS - Sales Statistics (Units)

Year	# Sales	Median	Growth	Low	High
2006	8	\$ 285,000	0.0 %	\$ 235,000	\$ 480,000
2007	11	\$ 338,000	18.6 %	\$ 190,000	\$ 475,200
2008	4	\$ 392,000	16.0 %	\$ 345,000	\$ 417,500
2009	29	\$ 379,000	-3.3 %	\$ 365,000	\$ 425,000
2010	5	\$ 430,000	13.5 %	\$ 405,000	\$ 449,000
2011	15	\$ 439,000	2.1 %	\$ 305,000	\$ 450,000
2012	13	\$ 395,000	-10.0 %	\$ 342,000	\$ 454,000
2013	9	\$ 435,000	10.1 %	\$ 335,000	\$ 475,000
2014	54	\$ 470,000	8.0 %	\$ 180,000	\$ 525,000
2015	51	\$ 475,000	1.1 %	\$ 230,000	\$ 540,000
2016	38	\$ 499,000	5.1 %	\$ 365,000	\$ 539,500
2017	25	\$ 509,000	2.0 %	\$ 358,000	\$ 615,000
2018	75	\$ 505,000	-0.8 %	\$ 360,000	\$ 695,000
2019	89	\$ 516,000	2.2 %	\$ 338,000	\$ 700,000
2020	93	\$ 525,000	1.7 %	\$ 370,000	\$ 800,000
2021	70	\$ 515,000	-1.9 %	\$ 417,500	\$ 711,000
2022	36	\$ 595,000	15.5 %	\$ 385,000	\$ 860,000
2023	41	\$ 660,000	10.9 %	\$ 330,000	\$ 1,565,000
2024	1	\$ 175,000	-73.5 %	\$ 175,000	\$ 175,000

## Median Sale Price

# \$660k

Based on 41 recorded Unit sales within the last 12 months (2023)

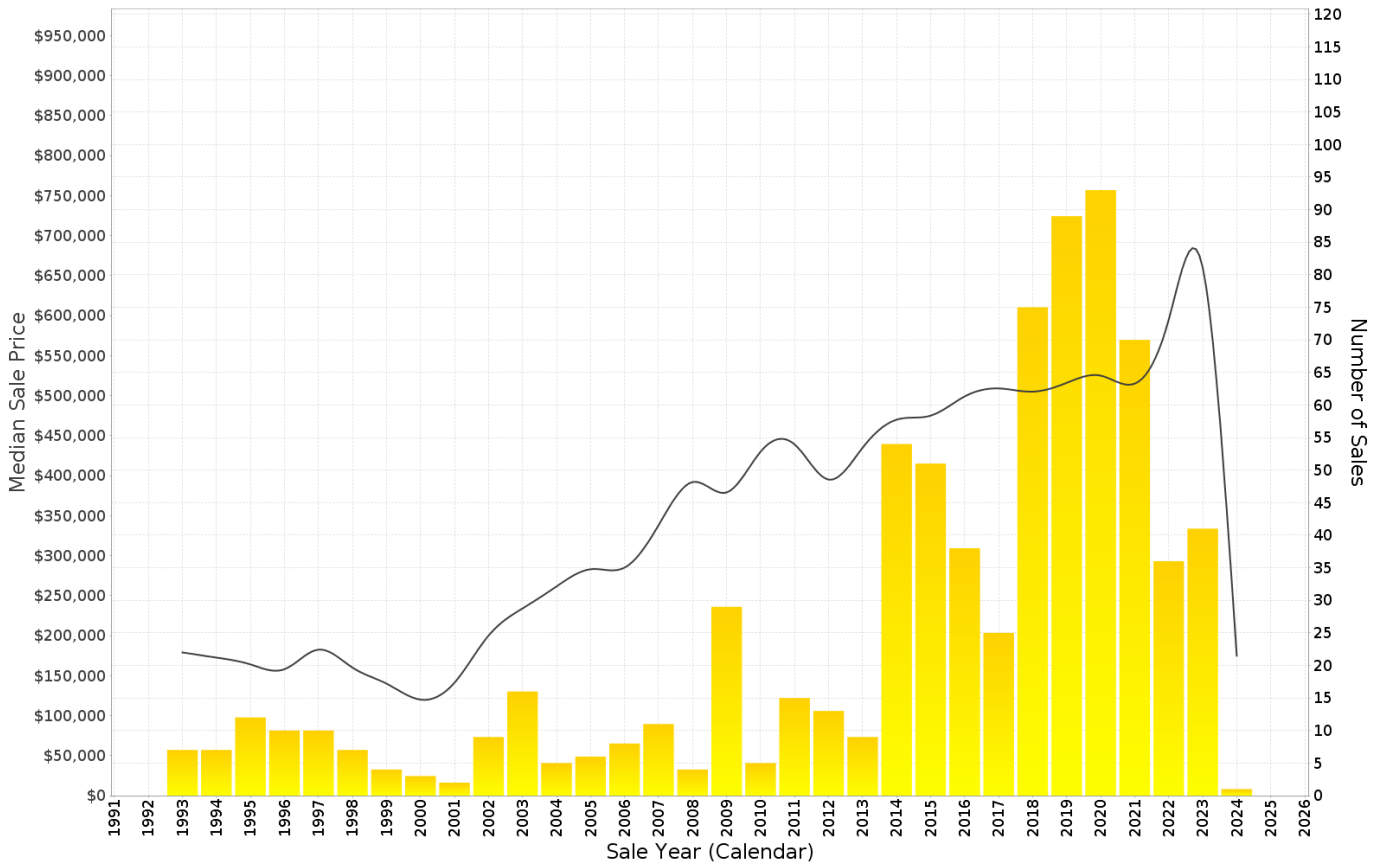
Based on a rolling 12 month period and may differ from calendar year statistics

## Suburb Growth

# +10.9%

Current Median Price: \$660,000  
Previous Median Price: \$595,000

Based on 77 recorded Unit sales compared over the last two rolling 12 month periods





# EVERTON HILLS - Recently Sold Properties

Median Sale Price

**\$660k**

Based on 41 recorded Unit sales within the last 12 months (2023)

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

Suburb Growth

**+10.9%**

Current Median Price: \$660,000  
Previous Median Price: \$595,000

Based on 77 recorded Unit sales compared over the last two rolling 12 month periods

# Sold Properties

**41**

Based on recorded Unit sales within the 12 months (2023)

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

**5/99 BUNYA RD**

**\$780,000**

Sold Mar 2024  
22 Days

177 m<sup>2</sup> 4 2 2

**19/8 PEPPER RD**

**\$175,000**

Sold Feb 2024  
N/A

426 m<sup>2</sup> - - -

**1/36 BUNYA RD**

**\$765,000**

Sold Feb 2024  
34 Days

4 2 -

**6/114 BUNYA RD**

**\$770,000**

Sold Feb 2024  
22 Days

201 m<sup>2</sup> 3 2 2

**34/40 BUNYA RD**

**\$700,000**

Sold Feb 2024  
N/A

141 m<sup>2</sup> 3 2 -

**29/8 PEPPER RD**

**\$756,000**

Sold Dec 2023  
26 Days

1.96 ha 3 2 2

**8/115 BUNYA RD**

**\$640,000**

Sold Dec 2023  
12 Days

153 m<sup>2</sup> 3 2 2

**26/36 BUNYA RD**

**\$660,000**

Sold Dec 2023  
N/A

170 m<sup>2</sup> - - -

**27 BUNYA RD**

**\$715,000**

Sold Nov 2023  
16 Days

173 m<sup>2</sup> 3 2 2

**20/40 BUNYA RD**

**\$715,000**

Nov 2023  
3 Days

174 m<sup>2</sup> 3 2 2

**29 TO 31 HENDERSON RD**

**\$530,000**

Nov 2023  
98 Days

113 m<sup>2</sup> 2 2 1

**5/77 CAMELIA AVE**

**\$330,000**

Nov 2023  
N/A

52 m<sup>2</sup> - - -

**39/40 BUNYA RD**

**\$645,000**

Oct 2023  
N/A

173 m<sup>2</sup> 3 2 3

**29 TO 31 HENDERSON RD**

**\$751,000**

Oct 2023  
3 Days

187 m<sup>2</sup> 3 2 2

**4/12 LEMM ST**

**\$1,565,000**

Oct 2023  
18 Days

2,383 m<sup>2</sup> 6 4 4

**2/89 QUEENS RD**

**\$756,000**

Oct 2023  
3 Days

169 m<sup>2</sup> 3 2 2