



**RayWhite**

**SUBURB REPORT**

**ENOGGERA**

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

# ENOGGERA - Sales Statistics (Houses)

| Year | # Sales | Median       | Growth  | Low        | High         |
|------|---------|--------------|---------|------------|--------------|
| 2006 | 91      | \$ 410,000   | 0.0 %   | \$ 255,000 | \$ 925,000   |
| 2007 | 70      | \$ 500,500   | 22.1 %  | \$ 200,000 | \$ 930,000   |
| 2008 | 66      | \$ 542,550   | 8.4 %   | \$ 320,000 | \$ 950,000   |
| 2009 | 61      | \$ 502,000   | -7.5 %  | \$ 211,000 | \$ 870,000   |
| 2010 | 73      | \$ 575,000   | 14.5 %  | \$ 340,000 | \$ 1,187,000 |
| 2011 | 66      | \$ 512,500   | -10.9 % | \$ 190,000 | \$ 1,265,000 |
| 2012 | 58      | \$ 558,750   | 9.0 %   | \$ 362,500 | \$ 915,000   |
| 2013 | 64      | \$ 526,000   | -5.9 %  | \$ 245,000 | \$ 1,295,000 |
| 2014 | 61      | \$ 570,000   | 8.4 %   | \$ 382,000 | \$ 1,160,000 |
| 2015 | 72      | \$ 634,500   | 11.3 %  | \$ 400,000 | \$ 940,000   |
| 2016 | 66      | \$ 692,500   | 9.1 %   | \$ 460,000 | \$ 1,060,000 |
| 2017 | 76      | \$ 695,000   | 0.4 %   | \$ 368,500 | \$ 1,725,000 |
| 2018 | 64      | \$ 690,000   | -0.7 %  | \$ 445,000 | \$ 1,340,000 |
| 2019 | 61      | \$ 675,000   | -2.2 %  | \$ 410,000 | \$ 1,355,000 |
| 2020 | 75      | \$ 730,000   | 8.1 %   | \$ 400,000 | \$ 1,274,000 |
| 2021 | 87      | \$ 982,000   | 34.5 %  | \$ 513,750 | \$ 2,555,000 |
| 2022 | 49      | \$ 1,200,000 | 22.2 %  | \$ 735,000 | \$ 3,070,069 |
| 2023 | 61      | \$ 1,280,000 | 6.7 %   | \$ 699,000 | \$ 3,050,000 |
| 2024 | 2       | \$ 947,500   | -26.0 % | \$ 915,000 | \$ 980,000   |

Median Sale Price  
**\$1.28m**

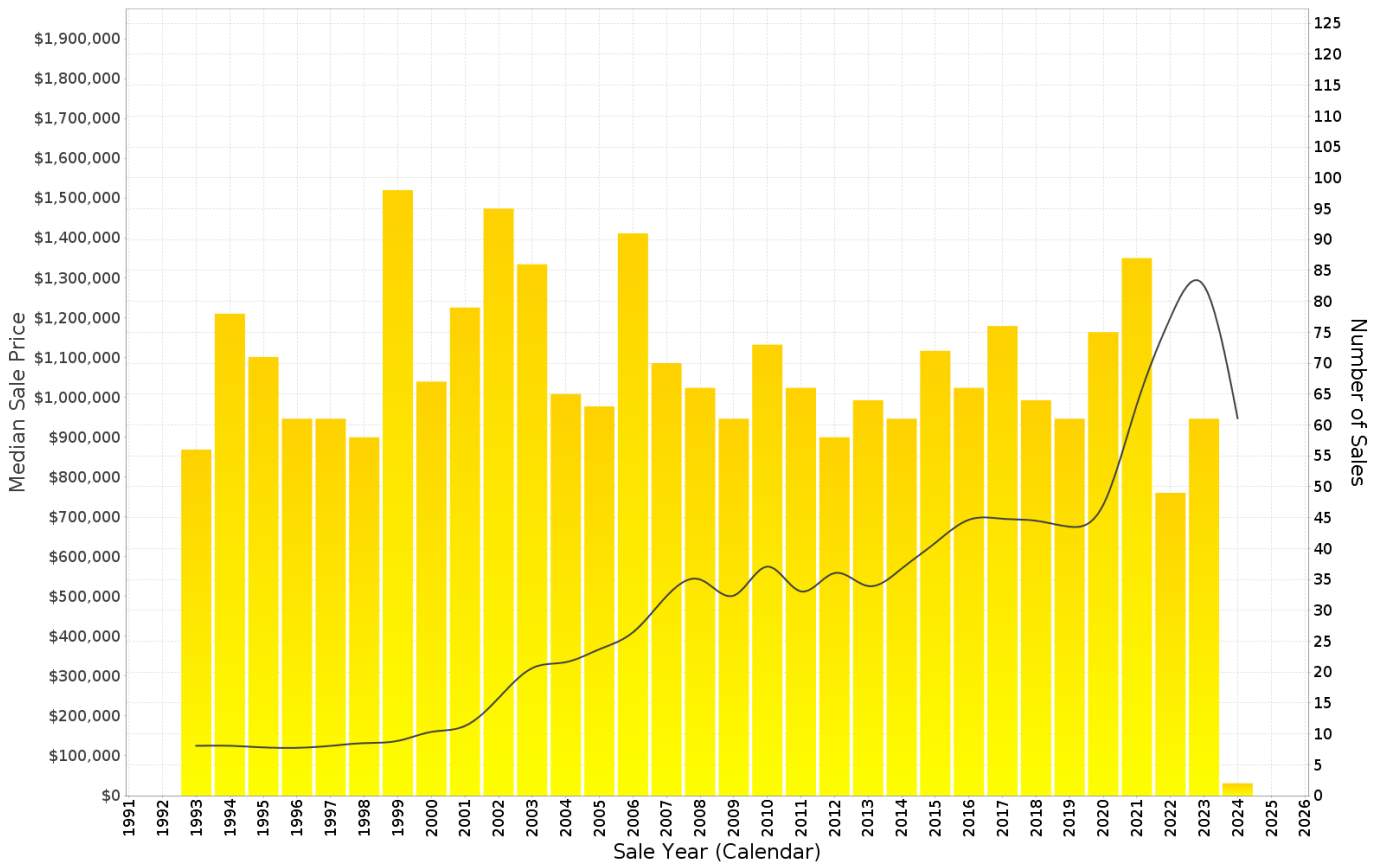
Based on 61 recorded House sales within the last 12 months (2023)

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

Suburb Growth  
**+6.7%**

Current Median Price: \$1,280,000  
Previous Median Price: \$1,200,000

Based on 110 recorded House sales compared over the last two rolling 12 month periods



# ENOGGERA - Recently Sold Properties

Median Sale Price  
**\$1.28m**

Based on 61 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  
**+6.7%**

Current Median Price: \$1,280,000  
Previous Median Price: \$1,200,000

Based on 110 recorded House sales compared over the last two rolling 12 month periods

# Sold Properties  
**61**

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

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

**309 WARDELL ST**

**\$1,080,000**

Mar 2024  
25 Days

688 m<sup>2</sup> 3 2 3

**56 ELKHORN ST**

**\$1,987,500**

Mar 2024  
25 Days

810 m<sup>2</sup> 5 3 2

**235 WARDELL ST**

**\$1,165,000**

Mar 2024  
31 Days

3 2 3

**38 NORMAN TCE**

**\$1,390,000**

Mar 2024  
19 Days

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

**66 PICNIC ST**

**\$1,950,000**

Feb 2024  
25 Days

810 m<sup>2</sup> 5 3 2

**65 ORCHID ST**

**\$1,325,000**

Feb 2024  
24 Days

405 m<sup>2</sup> 3 2 2

**194 SAMFORD ROAD OF**

**\$1,200,000**

Jan 2024  
11 Days

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

**28 HURDCOTTE ST**

**\$980,000**

Jan 2024  
10 Days

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

**120 SAMFORD ROAD OF**

**\$1,200,000**

Jan 2024  
14 Days

430 m<sup>2</sup> 5 10 4

**268 SAMFORD ROAD OF**

**\$915,000**

**Sold** Jan 2024  
38 Days

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

**10 BROWNS DIP RD**

**\$1,300,000**

**Sold** Dec 2023  
10 Days

415 m<sup>2</sup> 4 2 2

**36 AUDREY ST**

**\$1,106,000**

**Sold** Dec 2023  
9 Days

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

**29 HAWTHORNE ST**

**\$1,365,000**

**Sold** Nov 2023  
10 Days

354 m<sup>2</sup> 5 5 2

**39 MOORE ST**

**\$1,400,000**

**Sold** Dec 2023  
10 Days

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

**93 ELFREDA ST**

**\$1,050,000**

**Sold** Nov 2023  
10 Days

637 m<sup>2</sup> 3 2 2

**136 SAMFORD ROAD OF**

**\$885,000**

**Sold** Nov 2023  
84 Days

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

**182 LLOYD ST**

**\$1,325,000**

**Sold** Oct 2023  
26 Days

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

**28 STAGHORN ST**

**\$2,350,000**

**Sold** Dec 2023  
10 Days

604 m<sup>2</sup> 5 3 1

**39 SHIRLEY ST**

**\$3,050,000**

**Sold** Oct 2023  
18 Days

997 m<sup>2</sup> 5 3 2

**12 ARDENTALLEN RD**

**\$1,200,000**

**Sold** Oct 2023  
5 Days

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

**4 ELKHORN ST**

**\$1,225,000**

**Sold** Oct 2023  
15 Days

744 m<sup>2</sup> 4 2 2

# ENOGGERA - Sales Statistics (Units)

| Year | # Sales | Median     | Growth  | Low        | High         |
|------|---------|------------|---------|------------|--------------|
| 2006 | 40      | \$ 326,715 | 0.0 %   | \$ 172,000 | \$ 540,000   |
| 2007 | 52      | \$ 354,000 | 8.4 %   | \$ 227,050 | \$ 5,000,000 |
| 2008 | 71      | \$ 399,500 | 12.9 %  | \$ 250,000 | \$ 875,000   |
| 2009 | 30      | \$ 389,750 | -2.4 %  | \$ 288,500 | \$ 529,000   |
| 2010 | 25      | \$ 393,000 | 0.8 %   | \$ 314,000 | \$ 2,700,000 |
| 2011 | 28      | \$ 397,250 | 1.1 %   | \$ 295,000 | \$ 505,000   |
| 2012 | 39      | \$ 410,000 | 3.2 %   | \$ 260,000 | \$ 565,000   |
| 2013 | 36      | \$ 418,000 | 2.0 %   | \$ 255,000 | \$ 876,000   |
| 2014 | 34      | \$ 411,625 | -1.5 %  | \$ 285,000 | \$ 882,500   |
| 2015 | 69      | \$ 398,000 | -3.3 %  | \$ 170,500 | \$ 610,000   |
| 2016 | 42      | \$ 417,000 | 4.8 %   | \$ 210,000 | \$ 512,000   |
| 2017 | 55      | \$ 445,000 | 6.7 %   | \$ 201,000 | \$ 4,800,000 |
| 2018 | 44      | \$ 353,750 | -20.5 % | \$ 205,000 | \$ 4,595,655 |
| 2019 | 24      | \$ 387,500 | 9.5 %   | \$ 247,500 | \$ 510,000   |
| 2020 | 46      | \$ 465,000 | 20.0 %  | \$ 240,000 | \$ 715,000   |
| 2021 | 52      | \$ 457,500 | -1.6 %  | \$ 210,000 | \$ 1,100,000 |
| 2022 | 43      | \$ 442,500 | -3.3 %  | \$ 250,000 | \$ 3,105,000 |
| 2023 | 39      | \$ 525,000 | 18.6 %  | \$ 360,000 | \$ 754,000   |
| 2024 | 6       | \$ 691,425 | 31.7 %  | \$ 537,500 | \$ 1,000,000 |

## Median Sale Price

# \$525k

Based on 39 recorded Unit sales within the last 12 months (2023)

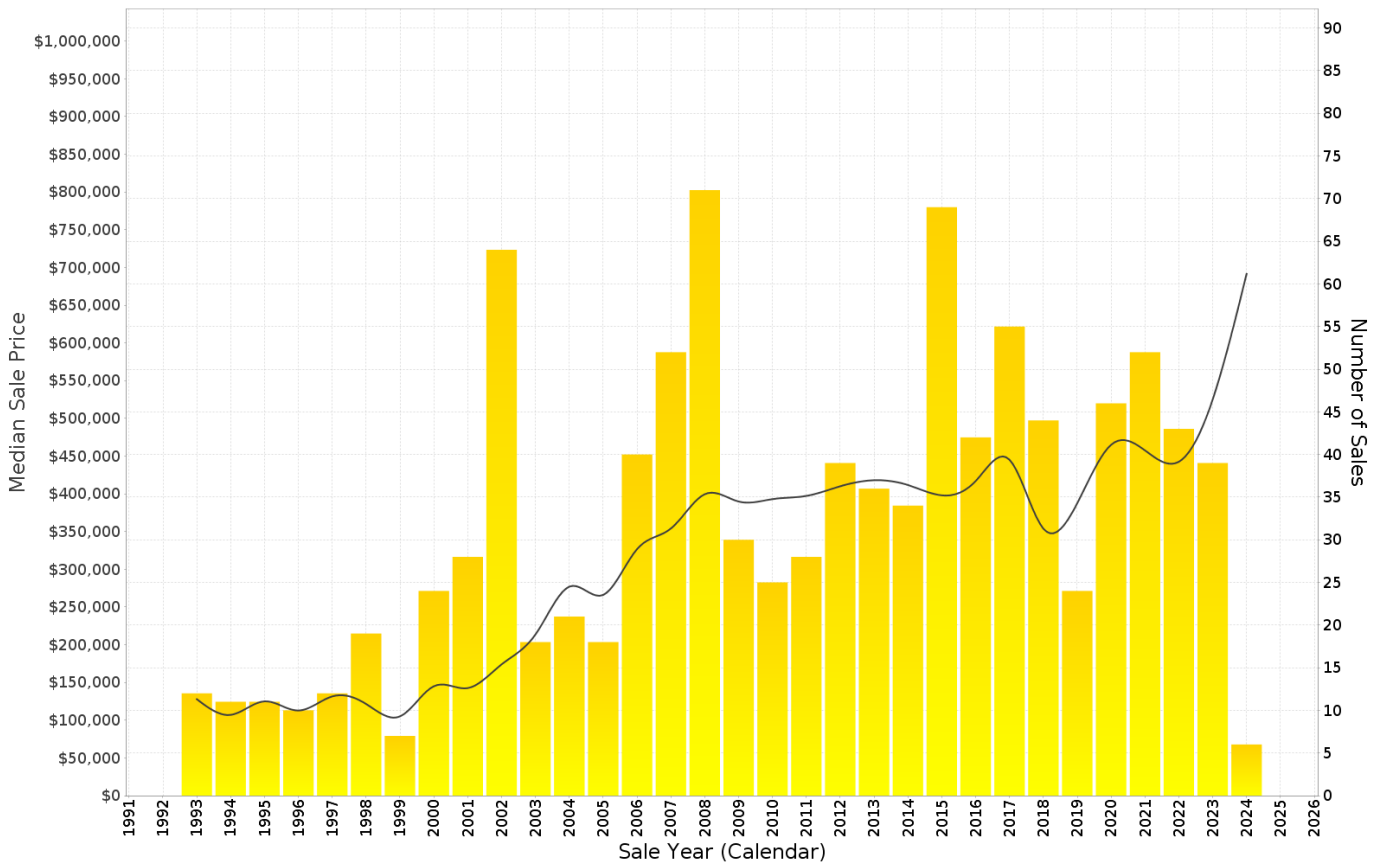
Based on a rolling 12 month period and may differ from calendar year statistics

## Suburb Growth

# +18.6%

Current Median Price: \$525,000  
Previous Median Price: \$442,500

Based on 82 recorded Unit sales compared over the last two rolling 12 month periods



Prepared on 28/03/2024 by Ray White Alderley. © Property Data Solutions Pty Ltd 2024 (pricfinder.com.au)

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# ENOGGERA - Recently Sold Properties

Median Sale Price

**\$525k**

Based on 39 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

**+18.6%**

Current Median Price: \$525,000  
Previous Median Price: \$442,500

Based on 82 recorded Unit sales compared over the last two rolling 12 month periods

# Sold Properties

**39**

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

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

**2/213 PICKERING ST**

**\$682,850**

Feb 2024  
21 Days

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

**5/192 PICKERING ST**

**\$647,000**

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

**4/17 HAWTHORNE ST**

**\$740,000**

Feb 2024  
N/A

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

**8/133 SAMFORD RD**

**\$1,000,000**

Jan 2024  
57 Days

226 m<sup>2</sup> 3 2 2

**39/110 CLOVER ST**

**\$700,000**

Jan 2024  
N/A

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

**8/90 GLENALVA TCE**

**\$537,500**

Jan 2024  
5 Days

92 m<sup>2</sup> 2 2 1

**18/110 CLOVER ST**

**\$660,000**

Dec 2023  
3 Days

176 m<sup>2</sup> 2 1 1

**10/30 GLENALVA TCE**

**\$754,000**

Dec 2023  
4 Days

136 m<sup>2</sup> 2 2 1

**4/108 GLENALVA TCE**

**\$736,500**

Dec 2023  
12 Days

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

**2/179 SAMFORD RD**

**\$425,000**

Nov 2023  
N/A

122 m<sup>2</sup> 2 1 -

**3/111 SAMFORD RD**

**\$511,000**

Nov 2023  
139 Days

122 m<sup>2</sup> 2 2 1

**3/110 CLOVER ST**

**\$625,000**

Nov 2023  
7 Days

190 m<sup>2</sup> 2 1 1

**16/25 HAWTHORNE ST**

**\$680,000**

Nov 2023  
14 Days

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

**2/32 TRUNDLE ST**

**\$524,999**

Nov 2023  
N/A

103 m<sup>2</sup> 2 2 1

**39/71 ELKHORN ST**

**\$700,000**

Nov 2023  
N/A

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

**3/88 GLENALVA TCE**

**\$445,000**

Oct 2023  
12 Days

106 m<sup>2</sup> 2 1 1

**4/20 HAWTHORNE ST**

**\$650,000**

Nov 2023  
N/A

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

**3/179 SAMFORD RD**

**\$410,000**

Oct 2023  
21 Days

123 m<sup>2</sup> 2 1 1

**2/31 TRUNDLE ST**

**\$512,000**

Oct 2023  
6 Days

80 m<sup>2</sup> 2 2 1

**2/19 PRATT ST**

**\$545,000**

Nov 2023  
11 Days

2 2 1

**13/25 HAWTHORNE ST**

**\$700,000**

Oct 2023  
8 Days

125 m<sup>2</sup> 3 2 2