



RayWhite

SUBURB REPORT

WILSTON

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WILSTON - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2006	68	\$ 572,500	0.0 %	\$ 360,000	\$ 1,440,000
2007	59	\$ 725,000	26.6 %	\$ 430,000	\$ 1,800,000
2008	43	\$ 745,000	2.8 %	\$ 435,000	\$ 1,900,000
2009	49	\$ 750,000	0.7 %	\$ 485,000	\$ 3,250,000
2010	57	\$ 860,000	14.7 %	\$ 530,000	\$ 2,300,000
2011	40	\$ 725,750	-15.6 %	\$ 438,000	\$ 2,450,000
2012	44	\$ 900,000	24.0 %	\$ 410,000	\$ 2,500,000
2013	55	\$ 785,000	-12.8 %	\$ 500,000	\$ 2,125,000
2014	61	\$ 870,000	10.8 %	\$ 475,000	\$ 2,100,000
2015	59	\$ 969,000	11.4 %	\$ 520,000	\$ 3,100,000
2016	49	\$ 1,125,000	16.1 %	\$ 580,000	\$ 3,175,000
2017	44	\$ 985,000	-12.4 %	\$ 605,000	\$ 3,851,000
2018	38	\$ 1,035,000	5.1 %	\$ 625,000	\$ 2,325,000
2019	52	\$ 1,042,500	0.7 %	\$ 560,000	\$ 3,050,000
2020	57	\$ 1,200,000	15.1 %	\$ 550,000	\$ 3,575,000
2021	57	\$ 1,390,000	15.8 %	\$ 665,000	\$ 4,050,000
2022	37	\$ 1,690,000	21.6 %	\$ 760,000	\$ 4,200,000
2023	47	\$ 1,700,000	0.6 %	\$ 941,500	\$ 3,900,000
2024	1	\$ 1,380,000	-18.8 %	\$ 1,380,000	\$ 1,380,000

Median Sale Price

\$1.7m

Based on 47 recorded House sales within the last 12 months (2023)

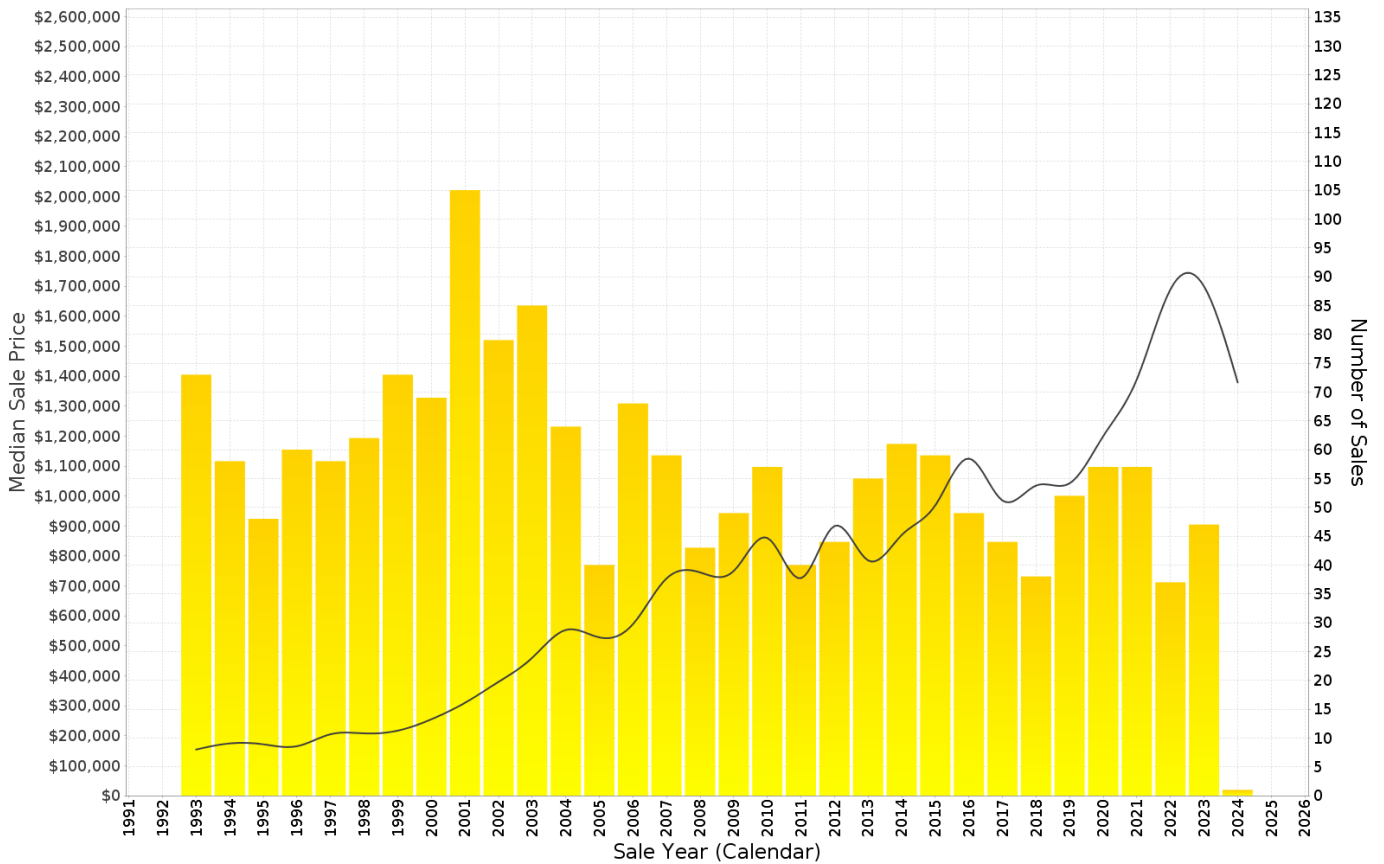
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

+0.6%

Current Median Price: \$1,700,000
Previous Median Price: \$1,690,000

Based on 84 recorded House sales compared over the last two rolling 12 month periods



WILSTON - Recently Sold Properties

Median Sale Price

\$1.7m

Based on 47 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

+0.6%

Current Median Price: \$1,700,000
Previous Median Price: \$1,690,000

Based on 84 recorded House sales compared over the last two rolling 12 month periods


Sold Properties

47

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

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

49 SILVESTER ST




\$1,830,000

Mar 2024
15 Days

405 m² 4 2 3

32 RALSTON ST



\$1,900,000

Mar 2024
22 Days

607 m² 4 2 2

53 MAIN AVE

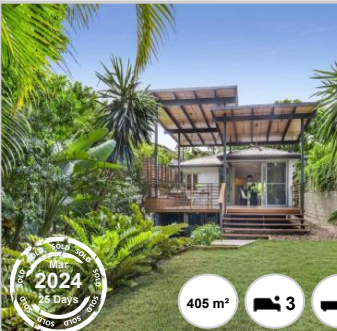


\$2,100,000

Mar 2024
N/A

photo not available 3 2 3

33 DOVER ST

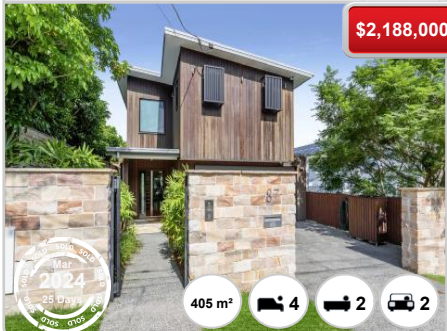


\$1,350,000

Mar 2024
25 Days

405 m² 3 2 1

87 DOVER ST




\$2,188,000

Mar 2024
25 Days

405 m² 4 2 2

17 NOBLE ST




\$1,440,000

Feb 2024
152 Days

607 m² 4 2 1

27 DALRYMPLE ST

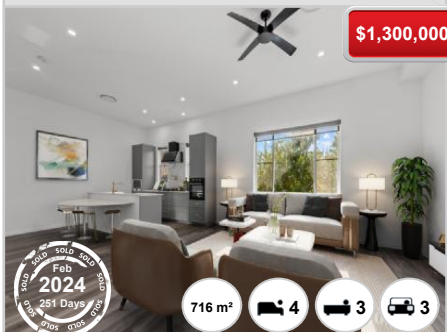


\$3,150,000

Feb 2024
28 Days

466 m² 5 3 2

246 NEWMARKET RD



\$1,300,000

Feb 2024
251 Days

716 m² 4 3 3

3 RAY ST



\$2,090,000

Feb 2024
N/A

photo not available 4 3 2

3 MURRAY ST

\$1,380,000

Jan 2024
29 Days

612 m² 3 1 2

218 KEDRON BROOK RD

\$1,180,000

Dec 2023
5 Days

607 m² 3 2 3

72 FIFTH AVE

\$1,250,000

2023
N/A

405 m² 3 1 1

21 FIFTH AVE

\$2,055,500

Nov 2023
19 Days

405 m² 4 3 2

74 MAIN AVE

\$2,475,000

Nov 2023
15 Days

405 m² 5 3 3

12 MELVIN ST

\$1,025,000

Nov 2023
25 Days

405 m² 3 1 1

1/62 ABUKLEA ST

\$1,130,000

Nov 2023
25 Days

678 m² 4 3 3

49 LAMONT RD

\$1,101,000

Nov 2023
5 Days

404 m² 3 1 2

54 MAIN AVE

\$1,325,000

Nov 2023
21 Days

486 m² 2 1 -

1/4 CLIFTON ST

\$1,540,000

Nov 2023
25 Days

439 m² 4 2 2

44 PROSPECT ST

\$3,700,000

Nov 2023
38 Days

1,202 m² 5 4 3

24 ANGLISS ST

\$2,075,000

Oct 2023
16 Days

405 m² 4 3 2

WILSTON - Sales Statistics (Units)

Year	# Sales	Median	Growth	Low	High
2006	33	\$ 346,000	0.0 %	\$ 199,000	\$ 1,590,000
2007	46	\$ 472,000	36.4 %	\$ 200,000	\$ 926,500
2008	18	\$ 377,500	-20.0 %	\$ 285,000	\$ 1,450,000
2009	28	\$ 396,000	4.9 %	\$ 275,000	\$ 675,000
2010	30	\$ 460,000	16.2 %	\$ 307,000	\$ 957,000
2011	15	\$ 500,000	8.7 %	\$ 310,000	\$ 602,000
2012	36	\$ 415,500	-16.9 %	\$ 220,000	\$ 910,000
2013	18	\$ 456,000	9.7 %	\$ 283,000	\$ 1,500,000
2014	25	\$ 485,000	6.4 %	\$ 300,000	\$ 975,000
2015	25	\$ 475,000	-2.1 %	\$ 260,000	\$ 765,000
2016	17	\$ 435,000	-8.4 %	\$ 268,000	\$ 1,925,000
2017	20	\$ 521,250	19.8 %	\$ 306,000	\$ 1,750,000
2018	24	\$ 512,500	-1.7 %	\$ 262,500	\$ 1,500,000
2019	13	\$ 520,000	1.5 %	\$ 220,800	\$ 625,000
2020	29	\$ 530,000	1.9 %	\$ 232,000	\$ 1,000,000
2021	31	\$ 535,000	0.9 %	\$ 272,000	\$ 1,860,000
2022	26	\$ 565,000	5.6 %	\$ 284,000	\$ 2,100,000
2023	32	\$ 597,500	5.8 %	\$ 325,000	\$ 1,650,000
2024	2	\$ 605,475	1.3 %	\$ 515,950	\$ 695,000

Median Sale Price
\$598k

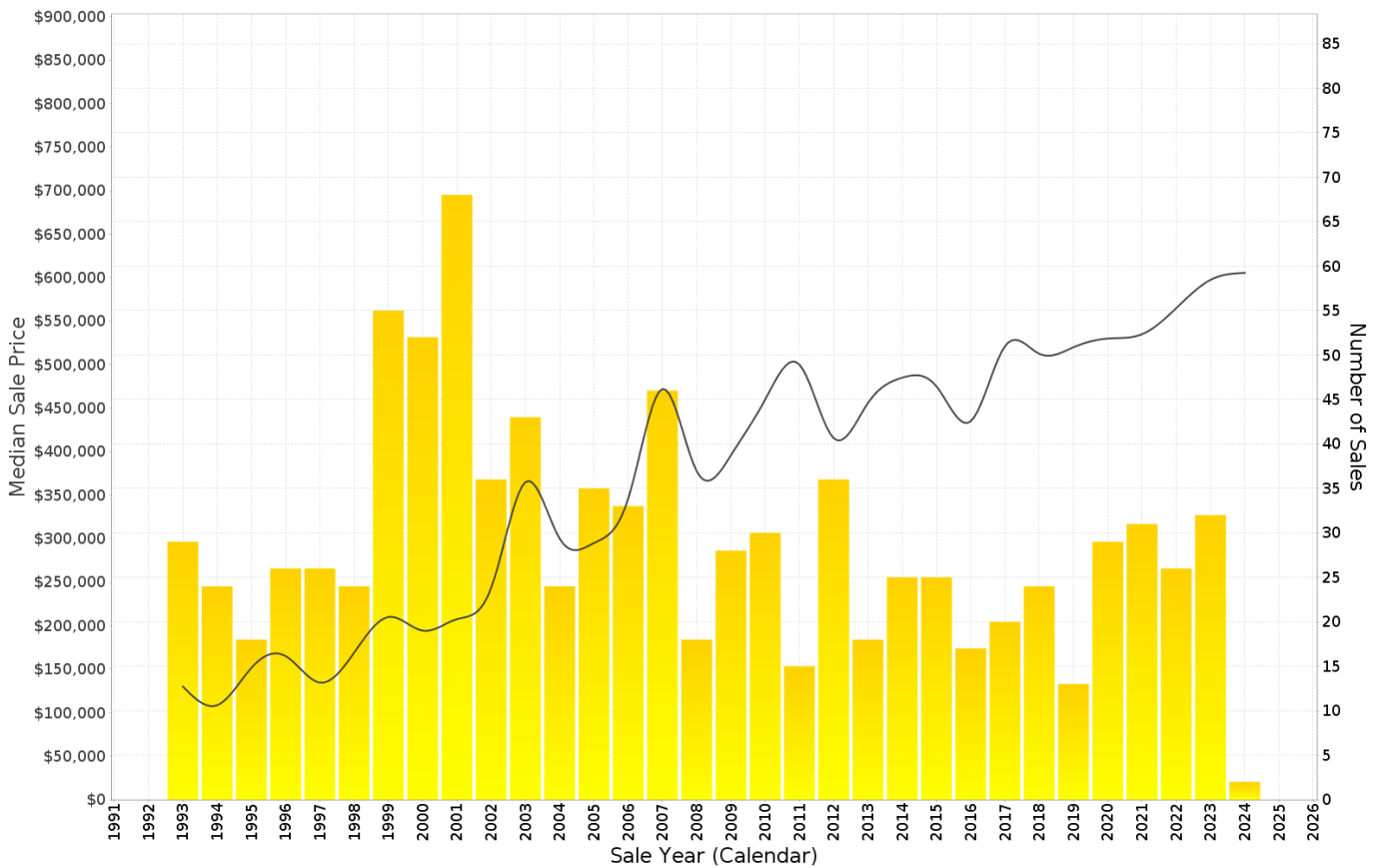
Based on 32 recorded Unit sales within the last 12 months (2023)

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

Suburb Growth
+5.8%

Current Median Price: \$597,500
Previous Median Price: \$565,000

Based on 58 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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WILSTON - Recently Sold Properties

Median Sale Price

\$598k

Based on 32 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

+5.8%

Current Median Price: \$597,500
Previous Median Price: \$565,000

Based on 58 recorded Unit sales compared over the last two rolling 12 month periods


Sold Properties

32

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

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

3/6 HEWITT ST




\$530,000

116 m² 2 1 1

Sold Mar 2024 N/A

2/69 KEDRON BROOK RD



\$550,000

118 m² 2 1 2

Sold Mar 2024

12/64 KEDRON BROOK RD




\$695,000

132 m² 2 2 1

Sold Feb 2024 3 Days

2/6 HEWITT ST




\$515,950

116 m² 2 1 1

Sold Jan 2024 13 Days

2/254 NEWMARKET RD



\$415,000

61 m² 2 1 1

Sold Dec 2023 11 Days

1/220 KEDRON BROOK RD




\$750,000

288 m² 3 2 1

Sold 2023 N/A

1/23 ABUKLEA ST



\$800,000

132 m² 3 2 1

Sold Dec 2023 18 Days

7/6 HEWITT ST




\$520,000

116 m² 2 1 2

Sold Nov 2023 40 Days

4/39 ANTILL ST



\$412,000

82 m² 1 1 1

Sold Nov 2023 7 Days

1/6 HEWITT ST

\$517,000



116 m² 2 1 1

3/32 MACGREGOR ST

\$1,360,000



202 m² 3 3 1

1/49 KEDRON BROOK RD

\$1,077,000



223 m² 3 2 2

8/6 HEWITT ST

\$500,000



116 m² 2 1 1