

RayWhite.

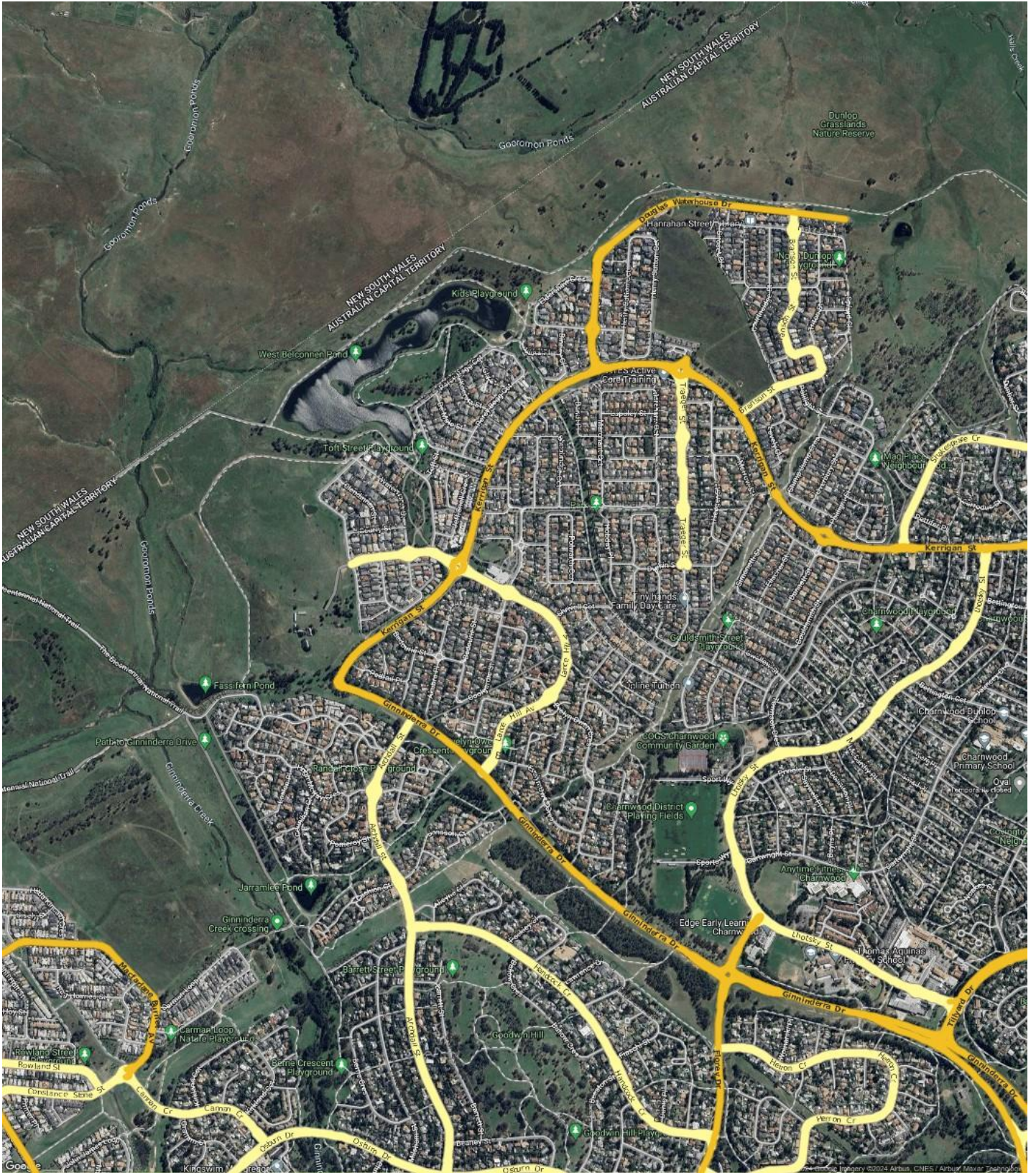
Suburb flyover report

DUNLOP (HOUSE)

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DUNLOP - Suburb Map



DUNLOP - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2006	215	\$ 369,950	0.0 %	\$ 85,000	\$ 585,000
2007	171	\$ 399,000	7.9 %	\$ 175,000	\$ 630,000
2008	148	\$ 410,000	2.8 %	\$ 12,500	\$ 646,500
2009	173	\$ 440,000	7.3 %	\$ 17,250	\$ 610,000
2010	109	\$ 465,000	5.7 %	\$ 207,500	\$ 720,000
2011	115	\$ 486,000	4.5 %	\$ 141,666	\$ 740,000
2012	109	\$ 480,000	-1.2 %	\$ 22,000	\$ 750,000
2013	118	\$ 486,500	1.4 %	\$ 175,000	\$ 690,000
2014	113	\$ 465,000	-4.4 %	\$ 4,100	\$ 850,000
2015	119	\$ 490,000	5.4 %	\$ 95,000	\$ 740,000
2016	121	\$ 510,000	4.1 %	\$ 270,000	\$ 810,000
2017	110	\$ 585,000	14.7 %	\$ 133,000	\$ 806,000
2018	100	\$ 577,500	-1.3 %	\$ 115,000	\$ 850,000
2019	105	\$ 590,000	2.2 %	\$ 325,000	\$ 945,000
2020	113	\$ 645,000	9.3 %	\$ 122,000	\$ 920,000
2021	125	\$ 760,000	17.8 %	\$ 415,000	\$ 1,081,000
2022	109	\$ 852,000	12.1 %	\$ 350,000	\$ 1,340,000
2023	104	\$ 803,500	-5.7 %	\$ 250,000	\$ 1,150,000
2024	31	\$ 831,000	3.4 %	\$ 590,000	\$ 1,050,000

Median Sale Price
\$806k

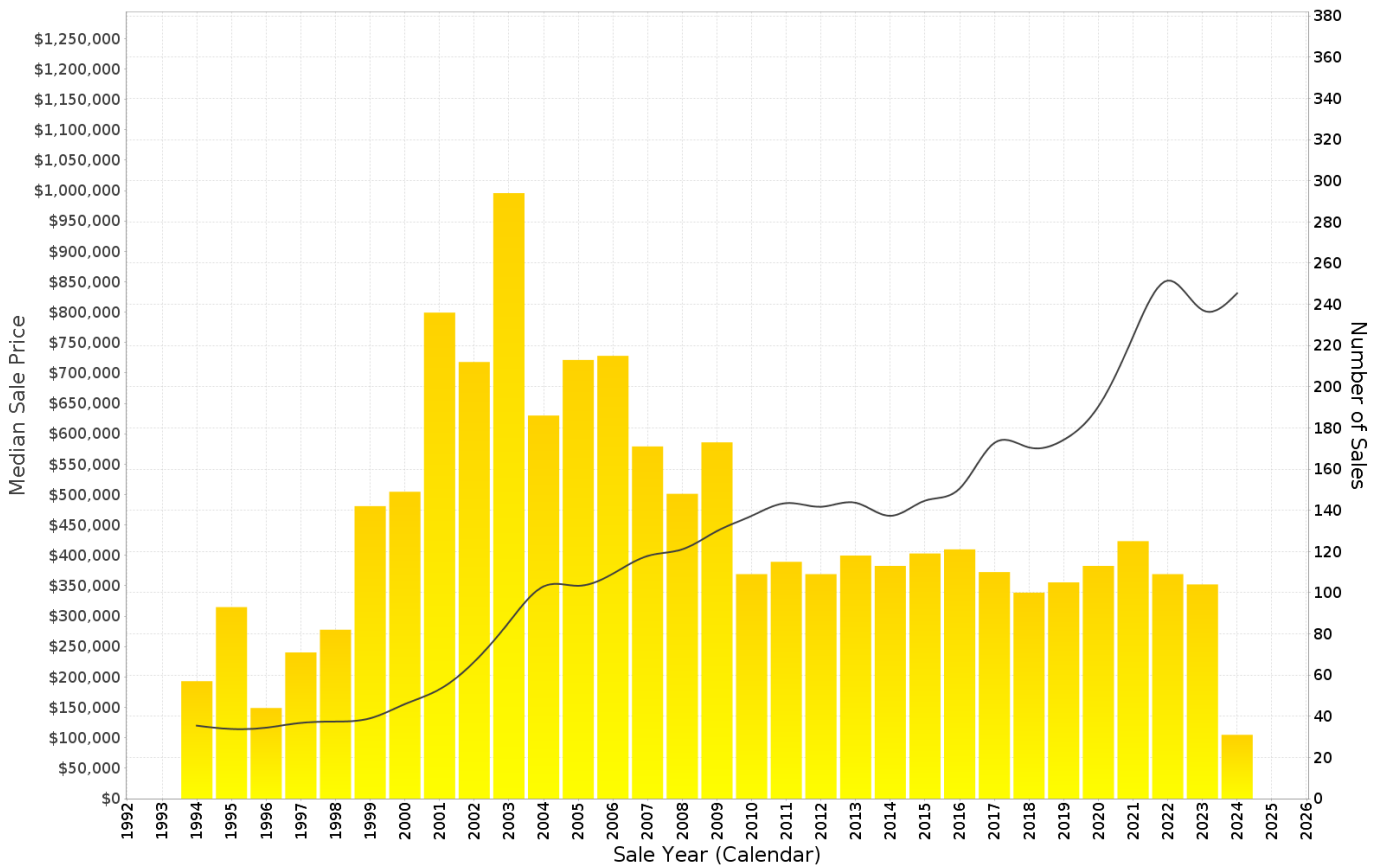
Based on 90 recorded House sales within the last 12 months (Financial Year 2024)

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

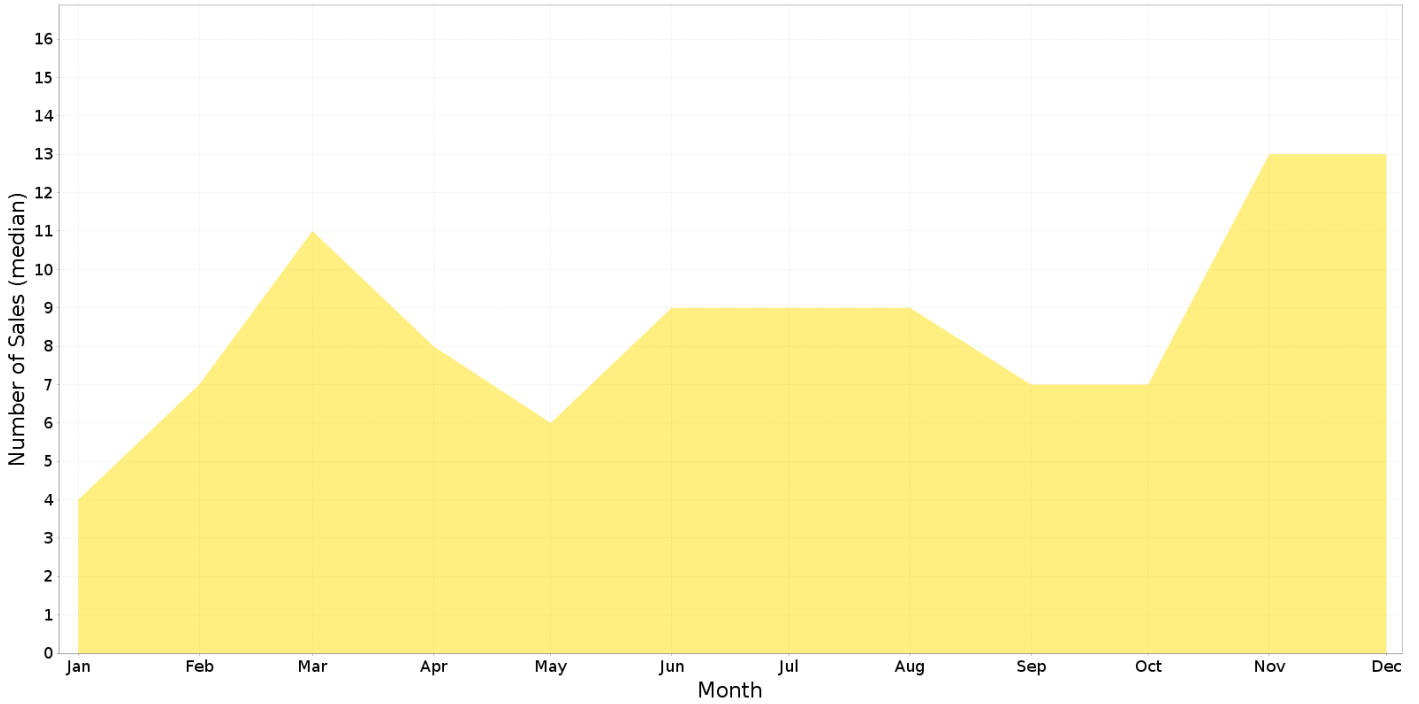
Suburb Growth
-4.0%

Current Median Price: \$806,500
Previous Median Price: \$840,000

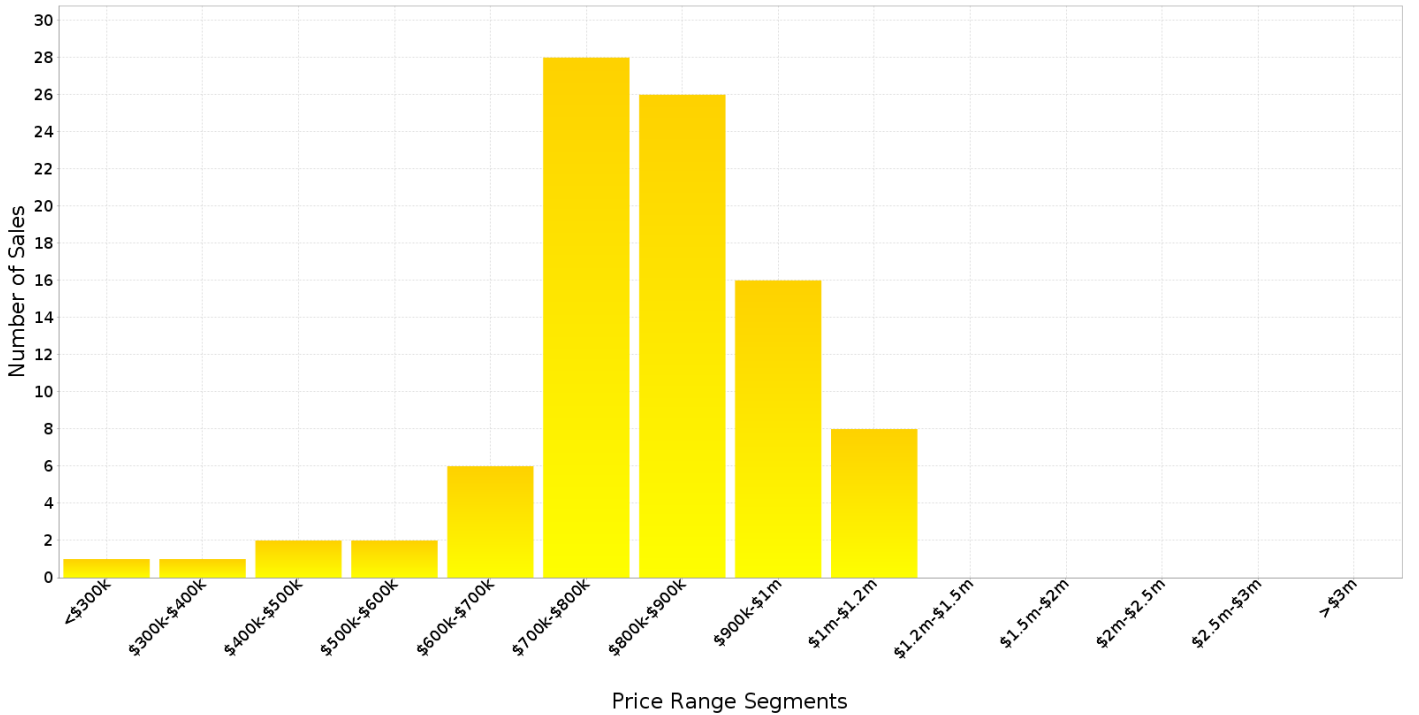
Based on 183 recorded House sales compared over the last two rolling 12 month periods



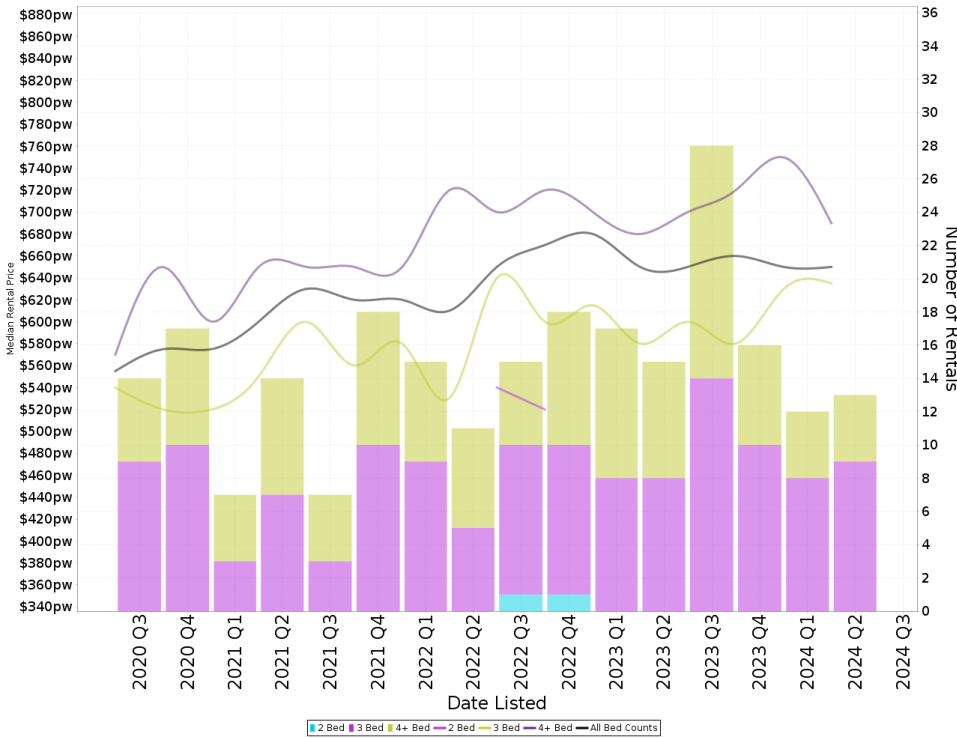
DUNLOP - Peak Selling Periods (3 years)



DUNLOP - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

-4.0%

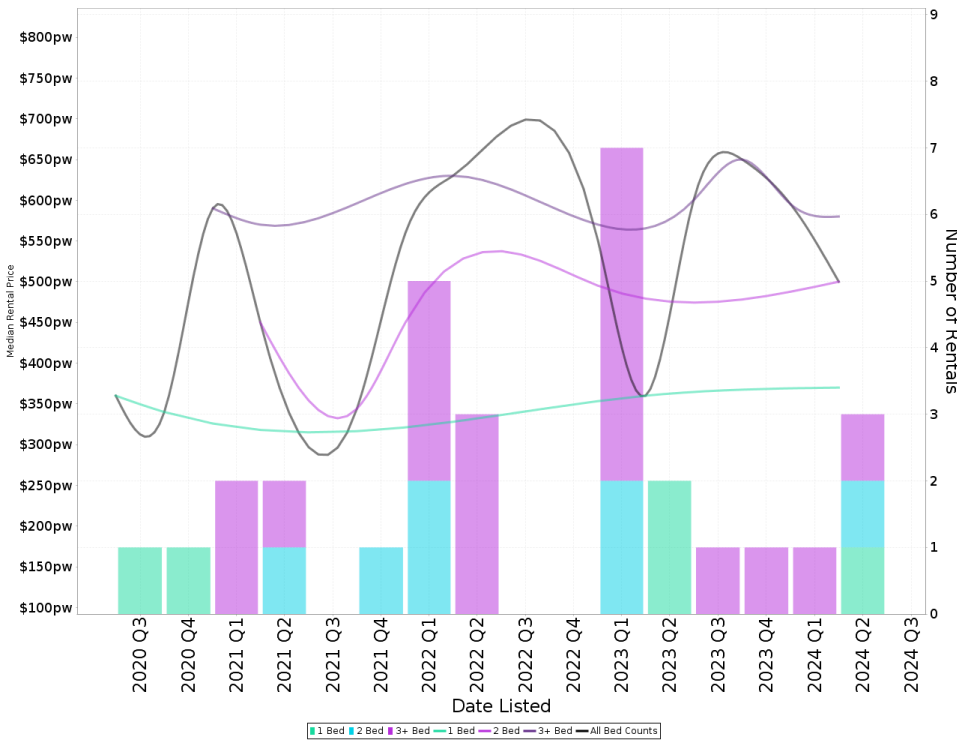
Current Median Price: \$806,500
 Previous Median Price: \$840,000
 Based on 183 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.2%

Current Median Price: \$806,500
 Current Median Rent: \$650
 Based on 69 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+17.7%

Current Median Price: \$730,000
 Previous Median Price: \$620,000
 Based on 21 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.1%

Current Median Price: \$730,000
 Current Median Rent: \$580
 Based on 6 registered Unit rentals compared over the last 12 months.

DUNLOP - Recently Sold Properties

Median Sale Price

\$806k

Based on 90 recorded House sales within the last 12 months (Financial Year 2024)

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

Suburb Growth

-4.0%

Current Median Price: \$806,500
Previous Median Price: \$840,000

Based on 183 recorded House sales compared over the last two rolling 12 month periods


Sold Properties

90

Based on recorded House sales within the 12 months (Financial Year 2024)

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

16 GOULDSMITH ST



\$902,075

470 m² 4 2 2

Sold Jul 2024, 48 Days

6 LADS PL



\$1,008,000

855 m² 4 2 3

Sold Jun 2024, 24 Days

58 MARCHANT CCT



\$690,000

604 m² 4 1 3

Sold Jun 2024, N/A

31 QUINLIVAN CRES

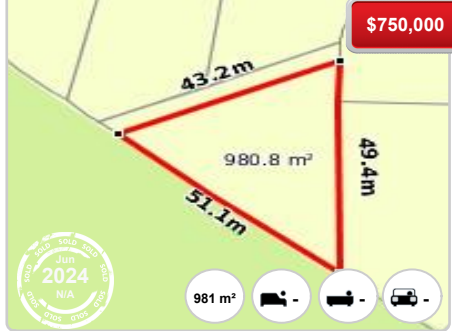


\$840,000

505 m² 3 2 2

Sold Jun 2024, 24 Days

41 BUCKMASTER CRES



\$750,000

981 m² - - -

Sold Jun 2024, N/A

1 AKUBRA PL



\$771,000

500 m² 3 1 2

Sold May 2024, 17 Days

34 SIMONETTI ST




\$928,000

506 m² 4 2 2

Sold May 2024, 16 Days

8 MENZEL CRES



\$970,000

771 m² 4 2 4

Sold May 2024, N/A

32 POLILIGHT ST



\$920,000

554 m² 3 2 2

Sold May 2024, 23 Days

22 LOVELY CL

\$835,000

Apr 2024
38 Days

491 m² 3 2 2

18 IKARA CL

\$1,000,000

Apr 2024
N/A

623 m² 4 1 2

48 GOULDSMITH ST

\$945,000

Apr 2024
7 Days

506 m² 4 2 2

60 HUGH MCKAY CRES

\$830,000

Apr 2024
128 Days

444 m² 4 2 2

80 SHOBRIDGE CCT

\$831,000

Apr 2024
21 Days

503 m² 3 2 2

77 HUGH MCKAY CRES

\$806,000

Apr 2024
55 Days

452 m² 3 2 2

75 POLWARTH CCT

\$970,000

Apr 2024
82 Days

650 m² 4 2 2

38 GOULDSMITH ST

\$791,000

Apr 2024
23 Days

480 m² 3 2 2

12 JONSSON CRT

\$828,000

Apr 2024
22 Days

506 m² 3 2 2

16 BERKELEY ST

\$750,000

Apr 2024
19 Days

496 m² 3 2 2

5 MORROW ST

\$1,035,000

Apr 2024
132 Days

782 m² 4 2 3

27 EXCALIBUR ST

\$720,000

Apr 2024
60 Days

329 m² 3 1 1

DUNLOP - Properties For Rent

Median Rental Price

\$650 /w

Based on 69 recorded House rentals within the last 12 months (Financial Year 2024)

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

Rental Yield

+4.2%

Current Median Price: \$806,500
Current Median Rent: \$650

Based on 90 recorded House sales and 69 House rentals compared over the last 12 months

Number of Rentals

69

Based on recorded House rentals within the last 12 months (Financial Year 2024)

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

22 EXCALIBUR STREET

\$530




2024

244 m² 2 1 1

204 KERRIGAN STREET

\$570



2024
Jun
36 Days

218 m² 3 1 1

9 THORNHILL CRESCENT

\$560 Per Week

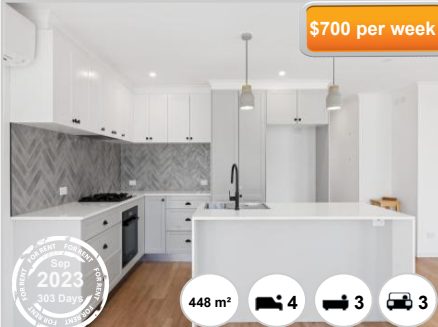


2024
May
49 Days

448 m² 3 1 1

13 Thornhill Crescent

\$700 per week



2023
Sep
303 Days

448 m² 4 3 3