

**RayWhite**

# Maroubra Property report

Spring 2020

Courtesy of

Ray White Maroubra | South Coogee



# What's happening in our market?

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Many clients are keen to know what is going to happen in our property market. We can't tell the future, but we do have some facts.

Median property values are higher than they were 12 months ago in all our capital cities other than Perth. In August, Ray White auctions across Australia attracted an average of 4.6 registered bidders. Not only this but the number of buyers heading to raywhite.com and Ray White office websites to check out what's on offer is up an astonishing 44% on this time last year.

Overall the number of properties listed for sale is down 13.8% over the year. This is a key reason that property prices have, in general, held up. Well located, quality properties are selling quickly, or for premium prices, thanks to a queue of buyers waiting for them.

Long-term decisions like selling or buying a home or an investment property shouldn't be based on the most recent news bulletin. Human nature dictates many of us might prefer to sit on the sidelines until things become more clear but for those who have a secure job, current financing conditions make borrowing to buy or upgrade an opportunity that can't be ignored.

If you're thinking about making a move, keep calm and give us a call. We'd be delighted to arrange a no obligation, contact conscious appraisal of your home at a time to suit you.

**Philip Elmowy**  
Director

**Anthony Vella**  
Director

**Alex Santelli**  
Director

**Nader Hotait**  
Director

# Recent residential sales in your area



**SOLD**  
6 Lister Avenue, Little Bay  
House



**SOLD**  
5 Cairo Street, South Coogee  
House



**SOLD**  
146 Gale Road, Maroubra  
House



**SOLD**  
33 Prince Edward Street, Malabar  
House



**SOLD**  
2A Ivy Street, Botany  
House



**SOLD**  
64 Hinkler Street, Maroubra  
House



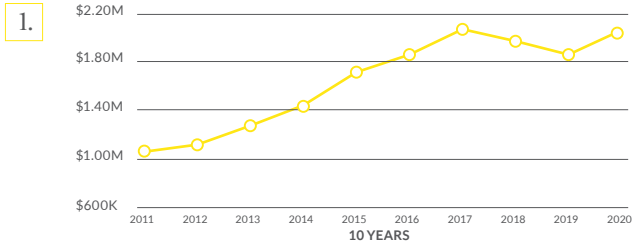
**SOLD**  
3/51 Willis Street, Kingsford  
Apartment



**SOLD**  
4 Cobham Street, Maroubra  
House

# Fast facts | Maroubra

The median sales price for houses in Maroubra now sits at \$2,050,000. Compared to five years ago, the median sales price has increased 17.1% which equates to a compound annual growth rate of 3.2%.



# Recent commercial activity



**SOLD**  
1148 Botany Road, Botany  
*DA approved Site*



**SOLD**  
8/14-16 Green Street, Banksmeadow  
*Industrial Unit*



**SOLD**  
360-364 Botany Road, Beaconsfield  
*Commercial/Retail*



**SOLD**  
21 Luland Street, Botany  
*Industrial*



**SOLD**  
217 Maroubra Road, Maroubra  
*Retail*



**SOLD**  
Suite 306, 69 - 75 King Street, Sydney  
*Office*



**LEASED**  
Suite 601, 83 York Street, Sydney  
*Office*



**LEASED**  
Suite 62, 104 Bathurst Street, Sydney  
*Office*

# Your Ray White team

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## DIRECTORS



**Phillip Elmowy**  
02 8347 6060  
0425 285 444



**Anthony Vella**  
02 8347 6085  
0412 232 904



**Alex Santelli**  
02 9101 8008  
0403 104 146



**Nader Hotait**  
02 8347 6075  
0402 636 320

No.1 Salesperson NSW & ACT 2019/2020

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## SALES

No.9 Blue Office Settled Commission 2019/2020

**Archibald Wadsworth**  
Sales Executive to  
Nader Hotait

**Jason Malouf**  
Licensed Real Estate Agent

**Joey Shatari**  
Sales Associate to  
Nader Hotait

**Naomi Ng**  
Sales Executive to  
Nader Hotait

**Tamara Heaps**  
Executive Assistant to  
Nader Hotait

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## PROPERTY MANAGEMENT

No.1 NSW/ACT Property Management Business of the Year 2019/2020

No.3 NSW/ACT Property Management Business Development of the Year 2019/2020

**Amy Vella**  
New Business Development

**Barbara Mackay**  
Property Manager

**Dean Cassidy**  
Property Manager

**Dennis Theodorou**  
Property Manager

**Eden Elmowy**  
Property Management

**Helena Apostolatos**  
Property Management

**James Papachristou**  
Property Manager

**Kerrie Pelayias**  
Property Manager

**Matt Skene**  
Property Manager

**Michael Guirguis**  
Property Manager

**Orazio Palazzolo**  
Property Manager

**Tim Psaltis**  
Property Manager

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## COMMERCIAL

**Domenic Severino**  
Leasing Executive

**John Skufris**  
Licensed Real Estate Agent

**Nicole Karet**  
Commercial Leasing

**Peter Kotzias**  
Commercial Sales & Projects  
Manager

**Victor Issa**  
Sales/Leasing

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## RAY WHITE MAROUBRA SOUTH COOGEE

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## RAY WHITE COMMERCIAL SOUTH SYDNEY

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