Ray White

MAROUBRA

Property Report

Spring 2016

COURTESY OF RAY WHITE MAROUBRA I SOUTH COOGEE

WHAT'S HAPPENING IN OUR MARKET

Creating competition for your home creates demand and a higher sale price. As the most Googled real estate brand in Australia, the largest print advertiser AND the brand that conducts more open homes, we can create more buyer interest and competition for your home to achieve a premium price.

With the election and colder nights behind us, now is the perfect time to call us for an obligation-free market appraisal.

Find out how much your property has grown in value and how we can create maximum competition for your home.

List your home with the Network of the Year!
Ray White was recently crowned the Network of the Year at the annual Real Estate Business Awards. The award recognises the major real estate network that has most effectively driven business growth and innovation. As a 115 year old business we are so humbled to be recognised as being the best we've ever been.

Loan Market

Gary Phillips
0413 100 302
gary.phillips@loanmarket.com.au

Nelson Bedoya
0403 888 072
nelson.bedoya@loanmarket.com.au

Phillip Elmowy
Principal, Ray White Maroubra I South Coogee

Anthony Vella
Principal, Ray White Maroubra I South Coogee

RECENT SALES IN YOUR AREA

SOLD
203/33 Harvey Street, Little Bay

SOLD
4/78A Dudley Street, Coogee

SOLD
22 Coldstream Street, South Coogee

SOLD
66/551 Elizabeth Street, Surry Hills

SOLD
127 Moverly Road, South Coogee

SOLD
100 Gale Road, Maroubra

SOLD
702/97 Boyce Road, Maroubra

SOLD
122 Moverly Road, South Coogee

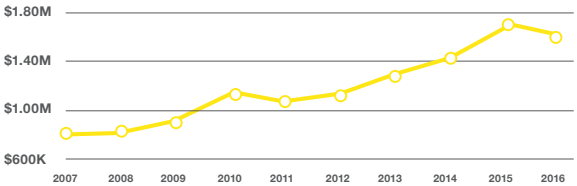
SOLD
6/60 Rhodes Street, Hillsdale

SOLD
315 Maroubra Road, Maroubra

FAST FACTS: MAROUBRA

The median sales price for houses in Maroubra now sits at $1,693,500. Compared to five years ago, the median sales price has increased 56.4% which equates to a compound annual growth rate of 9.4%.

1.



10 YEARS

2.

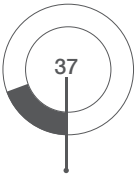
38
Houses sold last quarter

47
Units sold last quarter

84%
House auction clearance rate

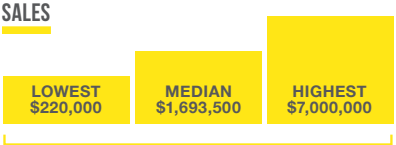
3.

HOUSE AVERAGE DAYS ON MARKET

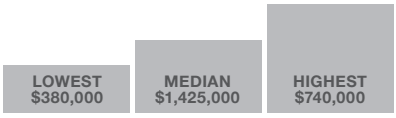


MAROUBRA

4. SALES



HOUSES



APARTMENTS

5. LEASE

$850
MEDIAN HOUSE RENT

$570
MEDIAN APARTMENT RENT

LOW
RENTAL YIELD

Source: Pricefinder

SOLD/LEASED COMMERCIAL PROPERTIES

SOLD
826 Anzac Parade, Maroubra

LEASED
1575A Botany Road, Botany

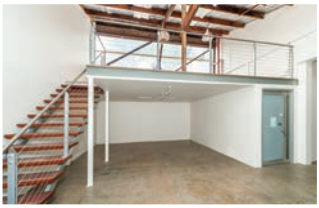
SOLD
108 The Boulevarde, Wiley Park

LEASED
236 Coogee Bay Road, Coogee

SOLD
12 Bream Street, Coogee

LEASED
23A, Level 16, 327 Pitt Street, Sydney

SOLD
809, Level 8, 99 Bathurst Street, Sydney



LEASED
13 & 19 /40-42 O'Riordan Street, Alexandria

SOLD
Suite 318, Level 3, 185 Elizabeth Street, Sydney

LEASED
1234 Anzac Parade, Malabar

YOUR RAY WHITE TEAM

DIRECTORS

Phillip Elmowy
02 8347 6060
0425 285 444
p.elmowy@rwre.com.au

Anthony Vella
02 8347 6085
0412 232 904
a.vella@rwre.com.au

PROPERTY MANAGEMENT

Teresa Mullins
Business Development

Michael Guirguis
Property Manager

Kerrie Pelayias
Property Manager

Georgia Morris
Property Manager Associate

Dennis Theodorou
Property Manager

Koxan Oey
Property Manager

Britta Jordan
Property Manager

Orazio Palazzolo
Property Manager

Amber Halil
Property Manager

Juliana Gestakovski
Property Manager

Matt Skene
Property Manager

SALES

Joe Khederlian
Licensed Real Estate Agent

Naomi Ng
Sales Associate to Nader Hotait

Dimitri Kentrotis
Licensed Real Estate Agent

Andrew Malouf
Licensed Real Estate Agent

Paul Thomas
Licensed Real Estate Agent

Peter Bakas
Sales Executive

Nadar Hotait
Licensed Real Estate Agent

Jason Malouf
Licensed Real Estate Agent

Christopher Keverian
Sales Consultant

COMMERCIAL

Alex Santelli
Licensed Real Estate Agent

Luke Dooner
Leasing Agent

John Skufris
Licensed Real Estate Agent

Tamara Brown
Manager of Operations

Peter Kotzias
Commercial Sales & Projects Manager

Brandon Elsaneh
Commercial Leasing

Jesse Ucak
Commercial Sales & Leasing

Loughlin Bataille
Sales

RAY WHITE MAROUBRA I SOUTH COOGEE
781 Anzac Parade
Maroubra NSW 2035
(02) 8347 6000
info@rwre.com.au

RAY WHITE COMMERCIAL SOUTH SYDNEY
14/9 Danks Street
Waterloo NSW 2017
(02) 9101 8000
info@rwcss.com