

BEST of the BEST - 2011

Where were Australia's best performing property markets for the year?

In the last Property Pulse for 2011, RP Data research analysts have compiled a list of where the Best Performing Property Markets were in Australia during 2011 by using the following selection criteria at a capital city, state and national level:

- Highest median sale prices
- Most affordable median sale prices
- Most affordable median sale prices within 10km of the capital city
- Highest indicative gross rental yields
- Highest indicative gross rental yields within 10km of the capital city
- Greatest increase in median selling price over the past 12 months
- Greatest increase in median selling price over the past five years
- Highest median weekly advertised rental rates
- Most affordable median weekly advertised rental rates
- Highest gross value of sales

(Note: September 2011 quarter used for today's 'Best of the Best' analysis)

When compiling the analysis for the property market over 2011, analyst Cameron Kusher said that it was not surprising to find that 2011 was the weakest performing year for the residential housing market where based on capital city home values, falls of -4.0 per cent over the year were recorded.

The latest RP Data-Rismark Home Value Index results to October shows that values fell by -4.0 per cent across the combined capital cities while rest of state house values dropped by -3.5 per cent. As a comparison, over the first 10 months of 2010, capital city home values had increased by 4.9 per cent and regional house values had increased by 2.1 per cent.

Cameron Kusher cites a number of reasons as to why the market conditions over 2011 have been so poor. Topping his list is the fact that housing credit growth has been extremely limited, coupled with low consumer confidence and affordability barriers. Having said that, and although 2011 did deliver weaker property market conditions over the year, the good news is that there are areas around Australia that actually performed extremely well as shown below:

AUSTRALIA'S TOP TEN NATIONAL PERFORMERS

(Note: Additional areas also included in this release)

	Houses		Units	
Highest median sale prices	Point Piper, Sydney	\$8,000,000	Point Piper, Sydney	\$2,850,000
Most affordable median sale prices	Brewarrina, North Western	\$35,000	Millicent, South East	\$77,000
Most affordable median sale prices within 10km of capital city	Clarendon Vale, Hobart	\$155,000	Glenorchy, Hobart	\$217,000
Highest indicative gross rental yields	Dysart, Mackay	13.4%	Bowen, Mackay	11.1%
Highest indicative gross rental yields within 10km of capital city	Risdon Vale, Hobart	8.0%	City, Canberra	7.0%
Greatest 12 month change in median sale prices	Sandy Point, Gippsland	49.0%	Altona North, Melbourne	43.5%
Greatest 5 year change in median sale prices	Rosebery, Darwin	160.6%	Hughes, Canberra	143.8%
Highest median weekly advertised rent	Vaucluse, Sydney	\$2,250	Port Hedland, Pilbara	\$1,500
Most affordable median weekly advertised rent	Peterborough, Northern	\$140	Newborough, Gippsland	\$110
Highest gross value of total sales	Mosman, Sydney	\$707,390,099	Melbourne, Melbourne	\$461,615,095

Important points to keep in mind reviewing today's Property Pulse:

- Median sale prices are only calculated across properties which have sold so they may not be reflective of the entire housing market
- The change in median sale price is only calculated across those properties which have been sold, as such they may be volatile and not represent the large volume of stock which has not transacted. These figures can also be compositionally biased if the type of stock transacting has changed over one year to the other.
- Rental rates quoted are based on advertised rents only.
- Indicative gross rental yields are based on annualised median weekly advertised rents divided by the median price, as such they should be used as a guide only.

Highest median sale prices

HOUSES

UNITS

National

	Suburb	City	Number Sold	Median Price
NSW	Point Piper	Sydney	11	\$8,000,000
WA	Peppermint Grove	Perth	10	\$3,770,000
NSW	Bellevue Hill	Sydney	71	\$3,300,000
NSW	Vaucluse	Sydney	77	\$3,100,000
NSW	Double Bay	Sydney	29	\$2,920,000
WA	Dalkeith	Perth	58	\$2,700,000
NSW	Tamarama	Sydney	12	\$2,625,000
Vic	Deepdene	Melbourne	14	\$2,540,000
NSW	Dover Heights	Sydney	45	\$2,490,000
Vic	Toorak	Melbourne	120	\$2,465,000

	Suburb	City	Number Sold	Median Price
NSW	Point Piper	Sydney	17	\$2,850,000
NSW	Dawes Point	Sydney	13	\$1,800,000
SA	North Coogee	Perth	14	\$1,500,000
WA	Darling Point	Sydney	79	\$1,230,000
Qld	Hollywell	Gold Coast	21	\$1,200,000
NSW	Tamarama	Sydney	20	\$1,055,000
NSW	The Rocks	Sydney	30	\$990,000
NSW	Cremorne Point	Sydney	56	\$971,400
Qld	Tennyson	Brisbane	10	\$965,000
NSW	Cabarita	Sydney	17	\$945,000

Sydney

NSW	Point Piper	Sydney	11	\$8,000,000
NSW	Bellevue Hill	Sydney	71	\$3,300,000
NSW	Vaucluse	Sydney	77	\$3,100,000
NSW	Double Bay	Sydney	29	\$2,920,000
NSW	Tamarama	Sydney	12	\$2,625,000
NSW	Dover Heights	Sydney	45	\$2,490,000
NSW	Longueville	Sydney	29	\$2,300,000
NSW	Mosman	Sydney	256	\$2,300,000
NSW	Clontarf	Sydney	20	\$2,147,500
NSW	Henley	Sydney	11	\$2,100,000

NSW	Point Piper	Sydney	17	\$2,850,000
NSW	Dawes Point	Sydney	13	\$1,800,000
NSW	Darling Point	Sydney	79	\$1,230,000
NSW	Tamarama	Sydney	20	\$1,055,000
NSW	The Rocks	Sydney	30	\$990,000
NSW	Cremorne Point	Sydney	56	\$971,400
NSW	Cabarita	Sydney	17	\$945,000
NSW	Dover Heights	Sydney	10	\$926,000
NSW	Birchgrove	Sydney	33	\$865,000
NSW	North Turramurra	Sydney	20	\$857,500

Melbourne

Vic	Deepdene	Melbourne	14	\$2,540,000
Vic	Toorak	Melbourne	120	\$2,465,000
Vic	Canterbury	Melbourne	99	\$1,830,000
Vic	St Kilda West	Melbourne	16	\$1,695,000
Vic	Brighton	Melbourne	252	\$1,675,000
Vic	East Melbourne	Melbourne	15	\$1,667,000
Vic	Portsea	Melbourne	45	\$1,650,000
Vic	Malvern	Melbourne	106	\$1,632,500
Vic	Kew	Melbourne	222	\$1,550,000
Vic	Armadale	Melbourne	80	\$1,545,250

Vic	Ashburton	Melbourne	14	\$782,500
Vic	Brighton	Melbourne	199	\$740,000
Vic	Canterbury	Melbourne	33	\$730,000
Vic	Beaumaris	Melbourne	54	\$730,000
Vic	Albert Park	Melbourne	35	\$727,000
Vic	Toorak	Melbourne	199	\$712,000
Vic	Mont Albert North	Melbourne	27	\$701,000
Vic	Brighton East	Melbourne	91	\$690,000
Vic	Mckinnon	Melbourne	18	\$668,000
Vic	Black Rock	Melbourne	48	\$667,500

Brisbane

Qld	Chandler	Brisbane	13	\$1,300,000
Qld	New Farm	Brisbane	53	\$1,250,000
Qld	Newstead	Brisbane	26	\$1,151,500
Qld	Hamilton	Brisbane	37	\$1,075,000
Qld	St Lucia	Brisbane	56	\$1,032,500
Qld	Pullenvale	Brisbane	23	\$1,030,000
Qld	Ascot	Brisbane	57	\$940,000
Qld	Bulimba	Brisbane	75	\$910,000
Qld	Clayfield	Brisbane	80	\$875,000
Qld	Spring Hill	Brisbane	12	\$865,000

Qld	Tennyson	Brisbane	10	\$965,000
Qld	Point Lookout	Brisbane	16	\$632,500
Qld	Newstead	Brisbane	186	\$550,000
Qld	Bulimba	Brisbane	77	\$535,000
Qld	New Farm	Brisbane	187	\$525,000
Qld	Bardon	Brisbane	22	\$507,500
Qld	Wilston	Brisbane	17	\$500,000
Qld	Carindale	Brisbane	37	\$495,000
Qld	Milton	Brisbane	23	\$485,000
Qld	West End	Brisbane	131	\$480,000

Adelaide

SA	College Park	Adelaide	10	\$1,961,500
SA	Medindie	Adelaide	16	\$1,675,000
SA	Unley Park	Adelaide	22	\$1,325,000
SA	Toorak Gardens	Adelaide	26	\$1,128,500
SA	Rose Park	Adelaide	14	\$1,118,250
SA	Tennyson	Adelaide	14	\$1,045,000
SA	North Adelaide	Adelaide	36	\$1,042,500
SA	Leabrook	Adelaide	11	\$1,020,000
SA	Malvern	Adelaide	23	\$965,000
SA	Tusmore	Adelaide	21	\$963,000

SA	Roslyn Park	Adelaide	10	\$703,750
SA	Kent Town	Adelaide	23	\$625,000
SA	Eastwood	Adelaide	14	\$598,750
SA	Saint Georges	Adelaide	11	\$587,500
SA	Flinders Park	Adelaide	17	\$507,000
SA	Norwood	Adelaide	110	\$500,000
SA	North Adelaide	Adelaide	92	\$480,000
SA	Gilberton	Adelaide	11	\$480,000
SA	Parkside	Adelaide	51	\$475,000
SA	Unley	Adelaide	63	\$452,000

Perth

WA	Peppermint Grove	Perth	10	\$3,770,000
WA	Dalkeith	Perth	58	\$2,700,000
WA	City Beach	Perth	84	\$1,850,000
WA	Cottesloe	Perth	87	\$1,800,000
WA	Nedlands	Perth	100	\$1,532,500
WA	Swanbourne	Perth	47	\$1,490,000
WA	Applecross	Perth	88	\$1,380,000
WA	Claremont	Perth	84	\$1,300,000
WA	Mosman Park	Perth	90	\$1,237,500
WA	South Perth	Perth	69	\$1,215,000

WA	North Coogee	Perth	14	\$1,500,000
WA	Cottesloe	Perth	52	\$917,500
WA	Burswood	Perth	61	\$820,000
WA	North Fremantle	Perth	40	\$782,500
WA	Applecross	Perth	38	\$621,500
WA	Claremont	Perth	70	\$620,000
WA	Crawley	Perth	44	\$617,000
WA	East Fremantle	Perth	39	\$585,000
WA	South Fremantle	Perth	18	\$585,000
WA	Subiaco	Perth	95	\$580,000

Hobart

Tas	Battery Point	Hobart	17	\$750,000
Tas	Sandy Bay	Hobart	120	\$652,500
Tas	Tolmans Hill	Hobart	10	\$596,250
Tas	Acton Park	Hobart	21	\$555,000
Tas	Tranmere	Hobart	17	\$504,000
Tas	Mount Nelson	Hobart	27	\$502,250
Tas	Dynnyrne	Hobart	18	\$477,500
Tas	West Hobart	Hobart	77	\$455,000
Tas	Taroona	Hobart	46	\$450,000
Tas	South Hobart	Hobart	57	\$437,000

Tas	Hobart	Hobart	28	\$497,500
Tas	Battery Point	Hobart	42	\$475,000
Tas	North Hobart	Hobart	12	\$345,000
Tas	Sandy Bay	Hobart	75	\$345,000
Tas	West Hobart	Hobart	21	\$330,000
Tas	Lindisfarne	Hobart	22	\$315,500
Tas	Howrah	Hobart	44	\$313,750
Tas	Dynnyrne	Hobart	18	\$313,500
Tas	Kingston Beach	Hobart	11	\$308,000
Tas	Bellerive	Hobart	35	\$305,000

Darwin

NT	Fannie Bay	Darwin	22	\$866,500
NT	Parap	Darwin	16	\$817,500
NT	Lyons	Darwin	12	\$750,000
NT	Nightcliff	Darwin	17	\$725,000
NT	Stuart Park	Darwin	24	\$680,000
NT	Marlow Lagoon	Darwin	11	\$680,000
NT	Rapid Creek	Darwin	35	\$650,000
NT	Marrara	Darwin	16	\$635,000
NT	Howard Springs	Darwin	37	\$600,000
NT	Leanyer	Darwin	49	\$575,000

NT	Bayview	Darwin	31	\$750,000
NT	The Gardens	Darwin	16	\$522,500
NT	Fannie Bay	Darwin	29	\$512,000
NT	Parap	Darwin	57	\$490,000
NT	Woolner	Darwin	22	\$457,500
NT	Darwin	Darwin	111	\$455,000
NT	Larrakeyah	Darwin	56	\$450,000
NT	Stuart Park	Darwin	75	\$438,000
NT	Coconut Grove	Darwin	40	\$422,000
NT	Leanyer	Darwin	32	\$403,750

Canberra

ACT	Forrest	Canberra	12	\$2,325,000
ACT	Reid	Canberra	11	\$1,265,000
ACT	Turner	Canberra	11	\$1,125,000
ACT	Red Hill	Canberra	33	\$1,100,000
ACT	Griffith	Canberra	41	\$1,000,000
ACT	Yarralumla	Canberra	34	\$985,000
ACT	Deakin	Canberra	39	\$940,000
ACT	Braddon	Canberra	13	\$915,000
ACT	Campbell	Canberra	41	\$875,000
ACT	Isaacs	Canberra	19	\$860,000

ACT	Deakin	Canberra	28	\$825,000
ACT	Yarralumla	Canberra	13	\$790,000
ACT	Ainslie	Canberra	20	\$722,500
ACT	Forrest	Canberra	45	\$700,000
ACT	Barton	Canberra	80	\$593,500
ACT	Hughes	Canberra	21	\$585,000
ACT	Garran	Canberra	26	\$542,500
ACT	Isaacs	Canberra	20	\$522,500
ACT	Duffy	Canberra	14	\$498,000
ACT	Turner	Canberra	120	\$485,000

Most affordable median sale prices

HOUSES

UNITS

National

	Suburb	City	Number Sold	Median Price
NSW	Brewarrina	North Western	11	\$35,000
NSW	Ardlethan	Murrumbidgee	10	\$55,000
NSW	Peak Hill	Central West	10	\$58,250
WA	Norseman	South Eastern	10	\$60,000
NSW	Hillston	Murrumbidgee	11	\$60,000
Qld	Cunnamulla	South West	18	\$61,500
Tas	Zeehan	Mersey-Lyell	15	\$67,000
Tas	Rosebery	Mersey-Lyell	19	\$72,000
NSW	Bourke	North Western	36	\$75,000
Tas	Queenstown	Mersey-Lyell	61	\$75,000

	Suburb	City	Number Sold	Median Price
SA	Millicent	South East	11	\$77,000
Vic	Newborough	Gippsland	14	\$99,000
Qld	Clermont	Mackay	24	\$99,000
Qld	Mission Beach	Far North	23	\$110,000
Vic	Moe	Gippsland	40	\$115,000
SA	Whyalla Stuart	Northern	52	\$117,500
NSW	Leeton	Murrumbidgee	19	\$125,000
Qld	Middlemount	Mackay	35	\$137,000
Qld	Kooralbyn	West Moreton	15	\$137,500
Tas	Kings Meadows	Northern	11	\$138,000

Sydney

	Suburb	City	Number Sold	Median Price
NSW	Willmot	Sydney	26	\$220,000
NSW	Llandilo	Sydney	13	\$227,000
NSW	Tregear	Sydney	47	\$228,000
NSW	Lethbridge Park	Sydney	57	\$230,000
NSW	Blackett	Sydney	45	\$235,000
NSW	Whalan	Sydney	66	\$241,250
NSW	Emerton	Sydney	27	\$246,500
NSW	Shalvey	Sydney	34	\$250,000
NSW	San Remo	Sydney	71	\$255,000
NSW	Manning Park	Sydney	37	\$258,000

	Suburb	City	Number Sold	Median Price
NSW	Berkeley Vale	Sydney	26	\$180,500
NSW	Bradbury	Sydney	20	\$201,500
NSW	Carramar	Sydney	44	\$210,000
NSW	Toukley	Sydney	36	\$217,000
NSW	Leumeah	Sydney	48	\$217,143
NSW	Winston Hills	Sydney	27	\$217,500
NSW	Warwick Farm	Sydney	80	\$219,500
NSW	Tahmoor	Sydney	10	\$220,000
NSW	Gorokan	Sydney	32	\$221,500
NSW	Ambarvale	Sydney	13	\$226,500

Melbourne

	Suburb	City	Number Sold	Median Price
Vic	Millgrove	Melbourne	49	\$245,000
Vic	Melton South	Melbourne	143	\$252,000
Vic	Melton	Melbourne	123	\$256,000
Vic	Diggers Rest	Melbourne	23	\$275,000
Vic	Frankston North	Melbourne	102	\$280,000
Vic	Cannons Creek	Melbourne	11	\$285,000
Vic	Lang Lang	Melbourne	22	\$287,500
Vic	Kurunjang	Melbourne	151	\$296,000
Vic	Warneet	Melbourne	12	\$297,500
Vic	Badger Creek	Melbourne	24	\$299,500

	Suburb	City	Number Sold	Median Price
Vic	Albion	Melbourne	31	\$225,000
Vic	Melton South	Melbourne	40	\$236,000
Vic	Melton	Melbourne	29	\$244,000
Vic	Whittlesea	Melbourne	17	\$250,000
Vic	Kurunjang	Melbourne	14	\$250,500
Vic	Melton West	Melbourne	28	\$254,875
Vic	Cranbourne	Melbourne	47	\$255,000
Vic	Werribee	Melbourne	124	\$265,000
Vic	Hoppers Crossing	Melbourne	40	\$267,500
Vic	Junction Village	Melbourne	10	\$272,500

Brisbane

	Suburb	City	Number Sold	Median Price
Qld	Lamb Island	Brisbane	15	\$165,000
Qld	North Booval	Brisbane	22	\$204,500
Qld	Russell Island	Brisbane	70	\$209,000
Qld	Basin Pocket	Brisbane	11	\$225,000
Qld	Gailes	Brisbane	15	\$230,000
Qld	Leichhardt	Brisbane	27	\$230,000
Qld	Riverview	Brisbane	28	\$230,500
Qld	One Mile	Brisbane	26	\$240,500
Qld	Macleay Island	Brisbane	42	\$242,500
Qld	Carole Park	Brisbane	13	\$247,000

	Suburb	City	Number Sold	Median Price
Qld	Deagon	Brisbane	10	\$145,000
Qld	Logan Central	Brisbane	26	\$183,750
Qld	Woodridge	Brisbane	76	\$195,000
Qld	Caboolture	Brisbane	79	\$200,000
Qld	Mount Warren Park	Brisbane	14	\$211,000
Qld	Bellbird Park	Brisbane	11	\$220,000
Qld	Waterford West	Brisbane	16	\$220,000
Qld	Meadowbrook	Brisbane	10	\$228,500
Qld	Beenleigh	Brisbane	40	\$230,500
Qld	Loganlea	Brisbane	22	\$234,500

Adelaide

	Suburb	City	Number Sold	Median Price
SA	Elizabeth North	Adelaide	39	\$188,500
SA	Davoren Park	Adelaide	78	\$199,500
SA	Elizabeth Downs	Adelaide	72	\$201,000
SA	Elizabeth Park	Adelaide	43	\$203,000
SA	Smithfield Plains	Adelaide	36	\$205,000
SA	Elizabeth South	Adelaide	20	\$211,500
SA	Elizabeth East	Adelaide	41	\$215,000
SA	Elizabeth Vale	Adelaide	30	\$223,750
SA	Elizabeth Grove	Adelaide	18	\$228,500
SA	Elizabeth	Adelaide	12	\$229,500

	Suburb	City	Number Sold	Median Price
SA	Davoren Park	Adelaide	34	\$145,000
SA	Elizabeth South	Adelaide	24	\$146,625
SA	Elizabeth Downs	Adelaide	14	\$148,500
SA	Elizabeth Vale	Adelaide	18	\$153,125
SA	Elizabeth	Adelaide	11	\$154,000
SA	Elizabeth Grove	Adelaide	18	\$156,625
SA	Elizabeth East	Adelaide	28	\$157,500
SA	Evanston	Adelaide	12	\$165,000
SA	Elizabeth North	Adelaide	43	\$166,000
SA	Salisbury North	Adelaide	49	\$194,500

Perth

	Suburb	City	Number Sold	Median Price
WA	Medina	Perth	43	\$230,000
WA	Parmelia	Perth	113	\$265,000
WA	Brookdale	Perth	32	\$268,000
WA	Orelia	Perth	74	\$278,750
WA	Hillman	Perth	33	\$279,000
WA	Armadale	Perth	206	\$279,500
WA	Camillo	Perth	65	\$280,000
WA	Calista	Perth	25	\$280,000
WA	Cooloongup	Perth	113	\$285,000
WA	Leda	Perth	44	\$295,000

	Suburb	City	Number Sold	Median Price
WA	Armadale	Perth	44	\$209,000
WA	Shoalwater	Perth	22	\$227,000
WA	Bayswater	Perth	55	\$266,500
WA	Rockingham	Perth	102	\$269,500
WA	Kelmscott	Perth	19	\$272,500
WA	Thornlie	Perth	12	\$277,000
WA	Balga	Perth	34	\$284,500
WA	Wembley	Perth	142	\$285,000
WA	Girrawheen	Perth	18	\$286,500
WA	Seville Grove	Perth	11	\$289,000

Hobart

	Suburb	City	Number Sold	Median Price
Tas	Herdsmans Cove	Hobart	13	\$145,000
Tas	Gagebrook	Hobart	10	\$148,125
Tas	Clarendon Vale	Hobart	14	\$155,000
Tas	Primrose Sands	Hobart	53	\$175,000
Tas	Risdon Vale	Hobart	44	\$176,500
Tas	Bridgewater	Hobart	37	\$179,000
Tas	Chigwell	Hobart	25	\$201,000
Tas	Rokeby	Hobart	35	\$210,000
Tas	New Norfolk	Hobart	74	\$210,000
Tas	Goodwood	Hobart	10	\$216,250

	Suburb	City	Number Sold	Median Price
Tas	Berriedale	Hobart	11	\$206,000
Tas	Bridgewater	Hobart	11	\$207,500
Tas	Glenorchy	Hobart	53	\$217,000
Tas	Brighton	Hobart	24	\$220,250
Tas	Mount Stuart	Hobart	10	\$225,500
Tas	Lutana	Hobart	13	\$230,000
Tas	West Moonah	Hobart	23	\$230,000
Tas	Claremont	Hobart	44	\$242,500
Tas	Blackmans Bay	Hobart	20	\$247,000
Tas	Mount Nelson	Hobart	16	\$250,000

Darwin

	Suburb	City	Number Sold	Median Price
NT	Bellamack	Darwin	193	\$195,000
NT	Johnston	Darwin	132	\$227,950
NT	Farrar	Darwin	63	\$249,000
NT	Moulden	Darwin	51	\$400,000
NT	Gray	Darwin	30	\$410,000
NT	Woodroffe	Darwin	42	\$437,500
NT	Driver	Darwin	36	\$450,000
NT	Bakewell	Darwin	41	\$460,000
NT	Malak	Darwin	25	\$470,000
NT	Alawa	Darwin	24	\$472,500

	Suburb	City	Number Sold	Median Price
NT	Moulden	Darwin	13	\$310,000
NT	Driver	Darwin	16	\$313,000
NT	Gray	Darwin	19	\$319,000
NT	Malak	Darwin	12	\$337,500
NT	Karama	Darwin	22	\$343,500
NT	Bakewell	Darwin	45	\$359,000
NT	Nightcliff	Darwin	45	\$377,000
NT	Brinkin	Darwin	12	\$380,000
NT	Rapid Creek	Darwin	38	\$383,500
NT	Millner	Darwin	32	\$386,500

Canberra

	Suburb	City	Number Sold	Median Price
ACT	Charnwood	Canberra	55	\$382,000
ACT	Macgregor	Canberra	145	\$425,000
ACT	Ngunnawal	Canberra	114	\$430,000
ACT	Holt	Canberra	52	\$433,000
ACT	Richardson	Canberra	38	\$437,500
ACT	Higgins	Canberra	47	\$440,000
ACT	Latham	Canberra	34	\$447,000
ACT	Scullin	Canberra	33	\$450,000
ACT	Calwell	Canberra	68	\$460,000
ACT	Gilmore	Canberra	33	\$462,000

	Suburb	City	Number Sold	Median Price
ACT	Dunlop	Canberra	19	\$304,900
ACT	Curtin	Canberra	28	\$321,385
ACT	Lyons	Canberra	27	\$326,000
ACT	Franklin	Canberra	50	\$326,250
ACT	Gungahlin	Canberra	78	\$333,000
ACT	Chifley	Canberra	26	\$342,500
ACT	Holt	Canberra	78	\$356,000
ACT	Macgregor	Canberra	13	\$358,000
ACT	Farrer	Canberra	14	\$360,000
ACT	Bonner	Canberra	12	\$367,500

Most affordable median sale prices within 10km of capital city

HOUSES

UNITS

National

	Suburb	City	Number Sold	Median Price
Tas	Clarendon Vale	Hobart	14	\$155,000
Tas	Risdon Vale	Hobart	44	\$176,500
Tas	Rokeby	Hobart	35	\$210,000
Tas	Goodwood	Hobart	10	\$216,250
Tas	Warrane	Hobart	24	\$237,500
Tas	Glenorchy	Hobart	114	\$265,000
Tas	Mornington	Hobart	29	\$265,000
Tas	Derwent Park	Hobart	12	\$266,500
Tas	Lutana	Hobart	38	\$272,000
Tas	Montrose	Hobart	28	\$277,500

	Suburb	City	Number Sold	Median Price
Tas	Glenorchy	Hobart	53	\$217,000
Tas	Mount Stuart	Hobart	10	\$225,500
Tas	West Moonah	Hobart	23	\$230,000
SA	Enfield	Adelaide	21	\$230,000
Tas	Lutana	Hobart	13	\$230,000
SA	Millswood	Adelaide	10	\$240,000
SA	Keswick	Adelaide	15	\$242,000
Tas	Mount Nelson	Hobart	16	\$250,000
SA	Kilburn	Adelaide	41	\$250,000
Tas	Moonah	Hobart	22	\$251,000

Sydney

	Suburb	City	Number Sold	Median Price
NSW	Sydenham	Sydney	19	\$649,000
NSW	Tempe	Sydney	47	\$665,000
NSW	Waterloo	Sydney	19	\$665,000
NSW	Beaconsfield	Sydney	13	\$675,000
NSW	Turrella	Sydney	16	\$685,000
NSW	St Peters	Sydney	41	\$694,000
NSW	Darlington	Sydney	29	\$712,000
NSW	Chippendale	Sydney	21	\$750,000
NSW	Marrickville	Sydney	234	\$751,250
NSW	Mascot	Sydney	71	\$765,000

	Suburb	City	Number Sold	Median Price
NSW	Croydon Park	Sydney	61	\$365,000
NSW	Eastlakes	Sydney	73	\$390,000
NSW	Hillsdale	Sydney	96	\$400,500
NSW	Lewisham	Sydney	16	\$404,500
NSW	Arncliffe	Sydney	37	\$405,000
NSW	Newtown	Sydney	110	\$415,500
NSW	Potts Point	Sydney	258	\$420,000
NSW	Ultimo	Sydney	148	\$420,000
NSW	Chippendale	Sydney	72	\$432,500
NSW	Alexandria	Sydney	207	\$442,000

Melbourne

	Suburb	City	Number Sold	Median Price
Vic	Maidstone	Melbourne	88	\$540,000
Vic	Footscray	Melbourne	110	\$546,000
Vic	Bellfield	Melbourne	22	\$567,000
Vic	Kingsville	Melbourne	56	\$606,000
Vic	Coburg	Melbourne	305	\$607,500
Vic	Preston	Melbourne	290	\$610,000
Vic	Yarraville	Melbourne	220	\$615,000
Vic	Seddon	Melbourne	77	\$620,000
Vic	Pascoe Vale South	Melbourne	81	\$635,000
Vic	Maribyrnong	Melbourne	119	\$635,000

	Suburb	City	Number Sold	Median Price
Vic	Carlton	Melbourne	207	\$295,000
Vic	Essendon West	Melbourne	15	\$330,000
Vic	Flemington	Melbourne	62	\$368,000
Vic	South Kingsville	Melbourne	22	\$375,500
Vic	Melbourne	Melbourne	996	\$385,250
Vic	Maribyrnong	Melbourne	103	\$417,500
Vic	Essendon	Melbourne	152	\$420,000
Vic	Coburg North	Melbourne	24	\$421,500
Vic	Kensington	Melbourne	121	\$425,000
Vic	Pascoe Vale South	Melbourne	16	\$441,750

Brisbane

	Suburb	City	Number Sold	Median Price
Qld	Rocklea	Brisbane	37	\$280,000
Qld	Keperra	Brisbane	103	\$432,000
Qld	Salisbury	Brisbane	73	\$432,000
Qld	Chermside	Brisbane	58	\$442,500
Qld	Mount Gravatt	Brisbane	39	\$451,000
Qld	Stafford	Brisbane	94	\$454,300
Qld	Virginia	Brisbane	40	\$459,000
Qld	Chermside West	Brisbane	88	\$459,500
Qld	Stafford Heights	Brisbane	95	\$460,000
Qld	Murarie	Brisbane	55	\$461,000

	Suburb	City	Number Sold	Median Price
Qld	Wooloowin	Brisbane	21	\$335,000
Qld	Lutwyche	Brisbane	22	\$335,500
Qld	Greenslopes	Brisbane	100	\$347,000
Qld	Everton Park	Brisbane	55	\$350,000
Qld	Northgate	Brisbane	39	\$350,000
Qld	Stafford	Brisbane	52	\$353,250
Qld	Kedron	Brisbane	41	\$354,000
Qld	Salisbury	Brisbane	15	\$357,000
Qld	Holland Park	Brisbane	18	\$362,500
Qld	Mcdowall	Brisbane	10	\$364,000

Adelaide

	Suburb	City	Number Sold	Median Price
SA	Northfield	Adelaide	58	\$345,000
SA	Woodville Gardens	Adelaide	13	\$346,500
SA	Woodville North	Adelaide	20	\$347,500
SA	Clearview	Adelaide	55	\$350,000
SA	Kilburn	Adelaide	35	\$350,000
SA	Hendon	Adelaide	22	\$358,000
SA	Greenacres	Adelaide	47	\$360,000
SA	Pennington	Adelaide	29	\$360,000
SA	Enfield	Adelaide	72	\$360,250
SA	Mansfield Park	Adelaide	26	\$363,500

	Suburb	City	Number Sold	Median Price
SA	Enfield	Adelaide	21	\$230,000
SA	Millswood	Adelaide	10	\$240,000
SA	Keswick	Adelaide	15	\$242,000
SA	Kilburn	Adelaide	41	\$250,000
SA	Ferryden Park	Adelaide	36	\$253,500
SA	Kurrulta Park	Adelaide	34	\$254,250
SA	Woodville North	Adelaide	29	\$255,000
SA	Clearview	Adelaide	11	\$260,000
SA	Northfield	Adelaide	13	\$261,000
SA	Mansfield Park	Adelaide	11	\$269,000

Perth

	Suburb	City	Number Sold	Median Price
WA	Westminster	Perth	145	\$395,000
WA	Queens Park	Perth	76	\$400,000
WA	Nollamara	Perth	250	\$415,000
WA	Ashfield	Perth	25	\$426,000
WA	Redcliffe	Perth	102	\$435,000
WA	Bentley	Perth	87	\$438,000
WA	Bassendean	Perth	161	\$440,000
WA	Osborne Park	Perth	36	\$460,000
WA	Morley	Perth	316	\$465,000
WA	Balcatta	Perth	137	\$480,000

	Suburb	City	Number Sold	Median Price
WA	Bayswater	Perth	55	\$266,500
WA	Wembley	Perth	142	\$285,000
WA	Glendalough	Perth	51	\$305,500
WA	Osborne Park	Perth	82	\$306,500
WA	Maylands	Perth	211	\$309,000
WA	Morley	Perth	15	\$315,000
WA	Kewdale	Perth	16	\$325,000
WA	Belmont	Perth	19	\$340,000
WA	Highgate	Perth	40	\$342,500
WA	Churchlands	Perth	21	\$347,000

Hobart

	Suburb	City	Number Sold	Median Price
Tas	Clarendon Vale	Hobart	14	\$155,000
Tas	Risdon Vale	Hobart	44	\$176,500
Tas	Rokeby	Hobart	35	\$210,000
Tas	Goodwood	Hobart	10	\$216,250
Tas	Warrane	Hobart	24	\$237,500
Tas	Mornington	Hobart	29	\$265,000
Tas	Glenorchy	Hobart	114	\$265,000
Tas	Derwent Park	Hobart	12	\$266,500
Tas	Lutana	Hobart	38	\$272,000
Tas	Montrose	Hobart	28	\$277,500

	Suburb	City	Number Sold	Median Price
Tas	Glenorchy	Hobart	53	\$217,000
Tas	Mount Stuart	Hobart	10	\$225,500
Tas	Lutana	Hobart	13	\$230,000
Tas	West Moonah	Hobart	23	\$230,000
Tas	Mount Nelson	Hobart	16	\$250,000
Tas	Moonah	Hobart	22	\$251,000
Tas	New Town	Hobart	41	\$270,000
Tas	Geilston Bay	Hobart	10	\$274,500
Tas	Lenah Valley	Hobart	24	\$281,500
Tas	South Hobart	Hobart	29	\$295,000

Darwin

	Suburb	City	Number Sold	Median Price
NT	Alawa	Darwin	24	\$472,500
NT	Moi	Darwin	22	\$497,500
NT	Millner	Darwin	18	\$522,000
NT	Ludmilla	Darwin	16	\$523,000
NT	Anula	Darwin	45	\$530,000
NT	Jingili	Darwin	31	\$565,000
NT	Marrara	Darwin	16	\$635,000
NT	Rapid Creek	Darwin	35	\$650,000
NT	Stuart Park	Darwin	24	\$680,000
NT	Nightcliff	Darwin	17	\$725,000

	Suburb	City	Number Sold	Median Price
NT	Malak	Darwin	12	\$337,500
NT	Nightcliff	Darwin	45	\$377,000
NT	Millner	Darwin	32	\$386,500
NT	Marrara	Darwin	14	\$387,500
NT	Cocoon Grove	Darwin	40	\$422,000
NT	Stuart Park	Darwin	75	\$438,000
NT	Larrakeyah	Darwin	56	\$450,000
NT	Darwin	Darwin	111	\$455,000
NT	Woolner	Darwin	22	\$457,500
NT	Parap	Darwin	57	\$490,000

Canberra

	Suburb	City	Number Sold	Median Price
ACT	Scullin	Canberra	33	\$450,000
ACT	Evatt	Canberra	76	\$469,500
ACT	Page	Canberra	26	\$472,400
ACT	Giralang	Canberra	45	\$494,000
ACT	Crace	Canberra	50	\$515,000
ACT	Kaleen	Canberra	58	\$518,750
ACT	Macquarie	Canberra	20	\$529,500
ACT	Cook	Canberra	24	\$533,500
ACT	Florey	Canberra	25	\$551,000
ACT	Chifley	Canberra	22	\$562,500

	Suburb	City	Number Sold	Median Price
ACT	Curtin	Canberra	28	\$321,385
ACT	Lyons	Canberra	27	\$326,000
ACT	Chifley	Canberra	26	\$342,500
ACT	Dickson	Canberra	27	\$385,000
ACT	Macquarie	Canberra	10	\$386,000
ACT	Scullin	Canberra	13	\$389,500
ACT	Belconnen	Canberra	113	\$390,000
ACT	Bruce	Canberra	152	\$390,000
ACT	Downer	Canberra	15	\$390,000
ACT	Hawker	Canberra	35	\$391,000

Highest indicative gross rental yields

HOUSES

UNITS

National

Suburb	City	Median Price	Weekly Median Advertised Rent	Indicative Gross Rental Yield	
Qld	Dysart	Mackay	\$465,000	\$1,200	13.4%
WA	Pegs Creek	Pilbara	\$680,000	\$1,675	12.8%
Qld	Moranbah	Mackay	\$510,500	\$1,150	11.7%
Tas	Zeehan	Mersey-Lyell	\$67,000	\$148	11.4%
WA	Millars Well	Pilbara	\$768,500	\$1,600	10.8%
WA	Bulgarra	Pilbara	\$737,000	\$1,475	10.4%
NSW	Boggabri	Northern	\$145,000	\$290	10.4%
WA	South Hedland	Pilbara	\$750,000	\$1,500	10.4%
WA	Port Hedland	Pilbara	\$1,110,000	\$2,200	10.3%
Tas	Rosebery	Mersey-Lyell	\$72,000	\$140	10.1%

Sydney

NSW	Koolewong	Sydney	\$356,000	\$480	7.0%
NSW	Blackett	Sydney	\$235,000	\$310	6.9%
NSW	Willmot	Sydney	\$220,000	\$290	6.9%
NSW	Tregear	Sydney	\$228,000	\$300	6.8%
NSW	Lethbridge Park	Sydney	\$230,000	\$300	6.8%
NSW	Whalan	Sydney	\$241,250	\$310	6.7%
NSW	Charmhaven	Sydney	\$260,000	\$330	6.6%
NSW	Emerton	Sydney	\$246,500	\$310	6.5%
NSW	Dharuk	Sydney	\$274,000	\$340	6.5%
NSW	Shalvey	Sydney	\$250,000	\$310	6.4%

Melbourne

Vic	Millgrove	Melbourne	\$245,000	\$268	5.7%
Vic	Coolaroo	Melbourne	\$310,000	\$320	5.4%
Vic	Coldstream	Melbourne	\$390,000	\$400	5.3%
Vic	Belgrave	Melbourne	\$367,500	\$370	5.2%
Vic	Cranbourne West	Melbourne	\$318,000	\$320	5.2%
Vic	Sandhurst	Melbourne	\$530,000	\$530	5.2%
Vic	Melton South	Melbourne	\$252,000	\$250	5.2%
Vic	Meadow Heights	Melbourne	\$328,000	\$325	5.2%
Vic	Melton	Melbourne	\$256,000	\$253	5.1%
Vic	Dallas	Melbourne	\$320,000	\$315	5.1%

Brisbane

Qld	North Booval	Brisbane	\$204,500	\$275	7.0%
Qld	Lamb Island	Brisbane	\$165,000	\$210	6.6%
Qld	Rocklea	Brisbane	\$280,000	\$350	6.5%
Qld	Slacks Creek	Brisbane	\$280,000	\$335	6.2%
Qld	Riverview	Brisbane	\$230,500	\$275	6.2%
Qld	Kingston	Brisbane	\$260,000	\$310	6.2%
Qld	Blackstone	Brisbane	\$248,750	\$295	6.2%
Qld	Gailes	Brisbane	\$230,000	\$273	6.2%
Qld	Woodridge	Brisbane	\$255,000	\$300	6.1%
Qld	Logan Central	Brisbane	\$258,000	\$300	6.0%

Adelaide

SA	Elizabeth North	Adelaide	\$188,500	\$245	6.8%
SA	Elizabeth Downs	Adelaide	\$201,000	\$250	6.5%
SA	Elizabeth Park	Adelaide	\$203,000	\$250	6.4%
SA	Davoren Park	Adelaide	\$199,500	\$240	6.3%
SA	Elizabeth East	Adelaide	\$215,000	\$255	6.2%
SA	Smithfield Plains	Adelaide	\$205,000	\$243	6.2%
SA	Elizabeth Vale	Adelaide	\$223,750	\$260	6.0%
SA	Hackham	Adelaide	\$257,000	\$298	6.0%
SA	Hackham West	Adelaide	\$250,000	\$280	5.8%
SA	Brahma Lodge	Adelaide	\$255,000	\$283	5.8%

Perth

WA	Brookdale	Perth	\$268,000	\$310	6.0%
WA	Medina	Perth	\$230,000	\$260	5.9%
WA	Camillo	Perth	\$280,000	\$310	5.8%
WA	Parmelia	Perth	\$265,000	\$290	5.7%
WA	Kenwick	Perth	\$320,000	\$350	5.7%
WA	Cooloongup	Perth	\$285,000	\$310	5.7%
WA	Maddington	Perth	\$305,000	\$330	5.6%
WA	Orelia	Perth	\$278,750	\$300	5.6%
WA	Hillman	Perth	\$279,000	\$300	5.6%
WA	Armadale	Perth	\$279,500	\$300	5.6%

Hobart

Tas	Gagebrook	Hobart	\$148,125	\$235	8.2%
Tas	Risdon Vale	Hobart	\$176,500	\$273	8.0%
Tas	Clarendon Vale	Hobart	\$155,000	\$235	7.9%
Tas	Bridgewater	Hobart	\$179,000	\$250	7.3%
Tas	Chigwell	Hobart	\$201,000	\$275	7.1%
Tas	Goodwood	Hobart	\$216,250	\$280	6.7%
Tas	Primrose Sands	Hobart	\$175,000	\$223	6.6%
Tas	Rokeyby	Hobart	\$210,000	\$263	6.5%
Tas	Montrose	Hobart	\$277,500	\$340	6.4%
Tas	New Norfolk	Hobart	\$210,000	\$255	6.3%

Darwin

NT	Gray	Darwin	\$410,000	\$460	5.8%
NT	Moulden	Darwin	\$400,000	\$440	5.7%
NT	Woodroffe	Darwin	\$437,500	\$475	5.6%
NT	Malak	Darwin	\$470,000	\$495	5.5%
NT	Ludmilla	Darwin	\$523,000	\$550	5.5%
NT	Moil	Darwin	\$497,500	\$520	5.4%
NT	Driver	Darwin	\$450,000	\$470	5.4%
NT	Bakewell	Darwin	\$460,000	\$480	5.4%
NT	Gunn	Darwin	\$519,000	\$540	5.4%
NT	Rosebery	Darwin	\$559,000	\$580	5.4%

Canberra

ACT	Monash	Canberra	\$492,500	\$540	5.7%
ACT	Calwell	Canberra	\$460,000	\$503	5.7%
ACT	Charnwood	Canberra	\$382,000	\$401	5.5%
ACT	Macgregor	Canberra	\$425,000	\$445	5.4%
ACT	Higgins	Canberra	\$440,000	\$460	5.4%
ACT	Holt	Canberra	\$433,000	\$450	5.4%
ACT	Melba	Canberra	\$490,000	\$495	5.3%
ACT	Amaroo	Canberra	\$539,000	\$540	5.2%
ACT	Evatt	Canberra	\$469,500	\$470	5.2%
ACT	Ngunnawal	Canberra	\$430,000	\$430	5.2%

Suburb	City	Median Price	Weekly Median Advertised Rent	Indicative Gross Rental Yield	
Qld	Bowen	Mackay	\$160,000	\$340	11.1%
WA	Port Hedland	Pilbara	\$742,500	\$1,500	10.5%
SA	Millicent	South East	\$77,000	\$138	9.3%
NSW	Berkeley Vale	Sydney	\$180,500	\$310	8.9%
WA	Boulder	South Eastern	\$162,500	\$270	8.6%
WA	South Hedland	Pilbara	\$650,000	\$1,050	8.4%
SA	Whyalla Stuart	Northern	\$117,500	\$188	8.3%
Qld	Chinchilla	Darling Downs	\$252,500	\$400	8.2%
Qld	Minyama	Sunshine Coast	\$288,500	\$450	8.1%
NSW	Barrack Heights	Illawarra	\$167,000	\$260	8.1%

NSW	Berkeley Vale	Sydney	\$180,500	\$310	8.9%
NSW	Bradbury	Sydney	\$201,500	\$300	7.7%
NSW	South Penrith	Sydney	\$249,500	\$350	7.3%
NSW	Mardi	Sydney	\$237,000	\$320	7.0%
NSW	Lurnea	Sydney	\$275,000	\$370	7.0%
NSW	Carramar	Sydney	\$210,000	\$280	6.9%
NSW	Werrington	Sydney	\$233,250	\$310	6.9%
NSW	Fairfield	Sydney	\$255,500	\$330	6.7%
NSW	Toukley	Sydney	\$217,000	\$280	6.7%
NSW	Warwick Farm	Sydney	\$219,500	\$283	6.7%

Vic	Carlton	Melbourne	\$295,000	\$390	6.9%
Vic	Melbourne	Melbourne	\$385,250	\$450	6.1%
Vic	Whittlesea	Melbourne	\$250,000	\$285	5.9%
Vic	Meadow Heights	Melbourne	\$288,000	\$310	5.6%
Vic	Doveton	Melbourne	\$285,000	\$300	5.5%
Vic	Melton	Melbourne	\$244,000	\$255	5.4%
Vic	Caroline Springs	Melbourne	\$335,000	\$350	5.4%
Vic	Kurunjang	Melbourne	\$250,500	\$260	5.4%
Vic	Notting Hill	Melbourne	\$322,800	\$335	5.4%
Vic	Sydenham	Melbourne	\$310,000	\$320	5.4%

Qld	Meadowbrook	Brisbane	\$228,500	\$333	7.6%
Qld	Brookwater	Brisbane	\$354,000	\$500	7.3%
Qld	Caboolture	Brisbane	\$200,000	\$275	7.2%
Qld	Logan Central	Brisbane	\$183,750	\$250	7.1%
Qld	Brisbane City	Brisbane	\$454,000	\$600	6.9%
Qld	Woodridge	Brisbane	\$195,000	\$250	6.7%
Qld	Salisbury	Brisbane	\$357,000	\$453	6.6%
Qld	Brendale	Brisbane	\$255,000	\$320	6.5%
Qld	Fortitude Valley	Brisbane	\$380,000	\$455	6.2%
Qld	Browns Plains	Brisbane	\$268,250	\$320	6.2%

SA	Davoren Park	Adelaide	\$145,000	\$200	7.2%
SA	Elizabeth Downs	Adelaide	\$148,500	\$200	7.0%
SA	Elizabeth South	Adelaide	\$146,625	\$195	6.9%
SA	Elizabeth East	Adelaide	\$157,500	\$205	6.8%
SA	Millswood	Adelaide	\$240,000	\$310	6.7%
SA	Elizabeth North	Adelaide	\$166,000	\$210	6.6%
SA	Rose Park	Adelaide	\$323,500	\$408	6.6%
SA	Elizabeth Grove	Adelaide	\$156,625	\$195	6.5%
SA	Elizabeth Vale	Adelaide	\$153,125	\$190	6.5%
SA	Ferryden Park	Adelaide	\$253,500	\$310	6.4%

WA	Armadale	Perth	\$209,000	\$260	6.5%
WA	Thornlie	Perth	\$277,000	\$330	6.2%
WA	North Fremantle	Perth	\$782,500	\$900	6.0%
WA	Bayswater	Perth	\$266,500	\$295	5.8%
WA	Kewdale	Perth	\$325,000	\$355	5.7%
WA	Wembley	Perth	\$285,000	\$310	5.7%
WA	Kelmscott	Perth	\$272,500	\$295	5.6%
WA	Queens Park	Perth	\$331,500	\$355	5.6%
WA	Gosnells	Perth	\$296,000	\$315	5.5%
WA	Midland	Perth	\$311,000	\$330	5.5%

Tas	Brighton	Hobart	\$220,250	\$270	6.4%
Tas	Mount Stuart	Hobart	\$225,500	\$270	6.2%
Tas	Blackmans Bay	Hobart	\$247,000	\$293	6.2%
Tas	Glenorchy	Hobart	\$217,000	\$250	6.0%
Tas	Lutana	Hobart	\$230,000	\$260	5.9%
Tas	West Moonah	Hobart	\$230,000	\$260	5.9%
Tas	South Hobart	Hobart	\$295,000	\$320	5.6%
Tas	Austins Ferry	Hobart	\$268,000	\$283	5.5%
Tas	Mount Nelson	Hobart	\$250,000	\$263	5.5%
Tas	Hobart	Hobart	\$497,500	\$515	5.4%

NT	Gray	Darwin	\$319,000	\$385	6.3%
NT	Larrakeyah	Darwin	\$450,000	\$530	6.1%
NT	Driver	Darwin	\$313,000	\$360	6.0%
NT	Karama	Darwin	\$343,500	\$390	5.9%
NT	Moulden	Darwin	\$310,000	\$350	5.9%
NT	Rosebery	Darwin	\$390,000	\$440	5.9%
NT	Brinkin	Darwin	\$380,000	\$418	5.7%
NT	Stuart Park	Darwin	\$438,000	\$480	5.7%
NT	Woolner	Darwin	\$457,500	\$500	5.7%
NT	Bakewell	Darwin	\$359,000	\$380	5.5%

ACT	City	Canberra	\$437,500	\$585	7.0%
ACT	Gungahlin	Canberra	\$333,000	\$420	6.6%
ACT	Bruce	Canberra	\$390,000	\$480	6.4%
ACT	Narrabundah	Canberra	\$460,000	\$528	6.0%
ACT	Braddon	Canberra	\$425,000	\$475	5.8%
ACT	Reid	Canberra	\$405,250	\$450	5.8%
ACT	Greenway	Canberra	\$432,500	\$460	5.5%
ACT	Kingston	Canberra	\$465,000	\$493	5.5%
ACT	Isabella Plains	Canberra	\$388,250	\$410	5.5%
ACT	Palmerston	Canberra	\$398,000	\$420	5.5%

Highest indicative gross rental yields within 10km of capital city

HOUSES

UNITS

National

Suburb	City	Median Price	Weekly Median Advertised Rent	Indicative Gross Rental Yield	
Tas	Risdon Vale	Hobart	\$176,500	\$273	8.0%
Tas	Clarendon Vale	Hobart	\$155,000	\$235	7.9%
Tas	Goodwood	Hobart	\$216,250	\$280	6.7%
Tas	Rokeby	Hobart	\$210,000	\$263	6.5%
Qld	Rocklea	Brisbane	\$280,000	\$350	6.5%
Tas	Montrose	Hobart	\$277,500	\$340	6.4%
Tas	Hobart	Hobart	\$375,000	\$448	6.2%
Tas	Mornington	Hobart	\$265,000	\$315	6.2%
Tas	Lutana	Hobart	\$272,000	\$320	6.1%
Tas	Glenorchy	Hobart	\$265,000	\$310	6.1%

Sydney

NSW	North Balgowlah	Sydney	\$1,017,000	\$950	4.9%
NSW	Sydenham	Sydney	\$649,000	\$580	4.6%
NSW	Camperdown	Sydney	\$800,000	\$693	4.5%
NSW	Turrilla	Sydney	\$685,000	\$590	4.5%
NSW	Castlecrag	Sydney	\$1,600,000	\$1,350	4.4%
NSW	Surry Hills	Sydney	\$893,500	\$750	4.4%
NSW	Lane Cove West	Sydney	\$1,090,000	\$913	4.4%
NSW	Beaconsfield	Sydney	\$675,000	\$563	4.3%
NSW	Chippendale	Sydney	\$750,000	\$623	4.3%
NSW	Eastlakes	Sydney	\$853,000	\$700	4.3%

Melbourne

Vic	Burnley	Melbourne	\$810,000	\$648	4.2%
Vic	Brunswick East	Melbourne	\$686,500	\$500	3.8%
Vic	Windsor	Melbourne	\$825,000	\$600	3.8%
Vic	Balaclava	Melbourne	\$808,500	\$585	3.8%
Vic	Port Melbourne	Melbourne	\$925,000	\$650	3.7%
Vic	Coburg	Melbourne	\$607,500	\$420	3.6%
Vic	Brunswick	Melbourne	\$680,000	\$470	3.6%
Vic	Kensington	Melbourne	\$657,000	\$450	3.6%
Vic	Abbotsford	Melbourne	\$725,000	\$495	3.6%
Vic	Richmond	Melbourne	\$824,000	\$550	3.5%

Brisbane

Qld	Rocklea	Brisbane	\$280,000	\$350	6.5%
Qld	Murarie	Brisbane	\$461,000	\$420	4.7%
Qld	Keperra	Brisbane	\$432,000	\$380	4.6%
Qld	Chermside West	Brisbane	\$459,500	\$400	4.5%
Qld	Carina Heights	Brisbane	\$485,000	\$420	4.5%
Qld	Mount Gravatt	Brisbane	\$451,000	\$390	4.5%
Qld	Salisbury	Brisbane	\$432,000	\$370	4.5%
Qld	The Gap	Brisbane	\$540,000	\$460	4.4%
Qld	Stafford Heights	Brisbane	\$460,000	\$390	4.4%
Qld	Mount Gravatt East	Brisbane	\$466,000	\$390	4.4%

Adelaide

SA	Adelaide	Adelaide	\$477,500	\$450	4.9%
SA	Woodville North	Adelaide	\$347,500	\$325	4.9%
SA	Northfield	Adelaide	\$345,000	\$320	4.8%
SA	Woodville Gardens	Adelaide	\$346,500	\$320	4.8%
SA	Kilburn	Adelaide	\$350,000	\$320	4.8%
SA	Clarence Park	Adelaide	\$496,000	\$450	4.7%
SA	Enfield	Adelaide	\$360,250	\$325	4.7%
SA	West Richmond	Adelaide	\$404,000	\$360	4.6%
SA	Greenacres	Adelaide	\$360,000	\$320	4.6%
SA	Pennington	Adelaide	\$360,000	\$320	4.6%

Perth

WA	Burswood	Perth	\$862,500	\$850	5.1%
WA	Queens Park	Perth	\$400,000	\$380	4.9%
WA	Redcliffe	Perth	\$435,000	\$400	4.8%
WA	Stirling	Perth	\$760,000	\$680	4.7%
WA	Bentley	Perth	\$438,000	\$390	4.6%
WA	Westminster	Perth	\$395,000	\$350	4.6%
WA	Osborne Park	Perth	\$460,000	\$405	4.6%
WA	Ashfield	Perth	\$426,000	\$360	4.4%
WA	Bassendean	Perth	\$440,000	\$370	4.4%
WA	Nollamara	Perth	\$415,000	\$348	4.4%

Hobart

Tas	Risdon Vale	Hobart	\$176,500	\$273	8.0%
Tas	Clarendon Vale	Hobart	\$155,000	\$235	7.9%
Tas	Goodwood	Hobart	\$216,250	\$280	6.7%
Tas	Rokeby	Hobart	\$210,000	\$263	6.5%
Tas	Montrose	Hobart	\$277,500	\$340	6.4%
Tas	Hobart	Hobart	\$375,000	\$448	6.2%
Tas	Mornington	Hobart	\$265,000	\$315	6.2%
Tas	Lutana	Hobart	\$272,000	\$320	6.1%
Tas	Glenorchy	Hobart	\$265,000	\$310	6.1%
Tas	Warrane	Hobart	\$237,500	\$270	5.9%

Darwin

NT	Ludmilla	Darwin	\$523,000	\$550	5.5%
NT	Moil	Darwin	\$497,500	\$520	5.4%
NT	Alawa	Darwin	\$472,500	\$470	5.2%
NT	Jingili	Darwin	\$565,000	\$555	5.1%
NT	Marrara	Darwin	\$635,000	\$623	5.1%
NT	Fannie Bay	Darwin	\$866,500	\$830	5.0%
NT	Millner	Darwin	\$522,000	\$480	4.8%
NT	Anula	Darwin	\$530,000	\$485	4.8%
NT	Stuart Park	Darwin	\$680,000	\$600	4.6%
NT	Nightcliff	Darwin	\$725,000	\$620	4.4%

Canberra

ACT	Evatt	Canberra	\$469,500	\$470	5.2%
ACT	Bruce	Canberra	\$635,000	\$625	5.1%
ACT	Harrison	Canberra	\$585,000	\$570	5.1%
ACT	Weston	Canberra	\$583,500	\$565	5.0%
ACT	Kaleen	Canberra	\$518,750	\$485	4.9%
ACT	Scullin	Canberra	\$450,000	\$420	4.9%
ACT	Page	Canberra	\$472,400	\$440	4.8%
ACT	Giralang	Canberra	\$494,000	\$460	4.8%
ACT	Palmerston	Canberra	\$568,500	\$520	4.8%
ACT	Cook	Canberra	\$533,500	\$470	4.6%

Suburb	City	Median Price	Weekly Median Advertised Rent	Indicative Gross Rental Yield	
ACT	City	Canberra	\$437,500	\$585	7.0%
Vic	Carlton	Melbourne	\$295,000	\$390	6.9%
Qld	Brisbane City	Brisbane	\$454,000	\$600	6.9%
SA	Millswood	Adelaide	\$240,000	\$310	6.7%
Qld	Salisbury	Brisbane	\$357,000	\$453	6.6%
SA	Rose Park	Adelaide	\$323,500	\$408	6.6%
ACT	Bruce	Canberra	\$390,000	\$480	6.4%
SA	Ferryden Park	Adelaide	\$253,500	\$310	6.4%
NSW	Millers Point	Sydney	\$761,000	\$925	6.3%
NSW	Sydney	Sydney	\$535,000	\$650	6.3%

NSW	Millers Point	Sydney	\$761,000	\$925	6.3%
NSW	Sydney	Sydney	\$535,000	\$650	6.3%
NSW	Ultimo	Sydney	\$420,000	\$505	6.3%
NSW	Alexandria	Sydney	\$442,000	\$530	6.2%
NSW	Woolloomooloo	Sydney	\$475,000	\$550	6.0%
NSW	Haymarket	Sydney	\$650,000	\$720	5.8%
NSW	Chippendale	Sydney	\$432,500	\$460	5.5%
NSW	Waterloo	Sydney	\$537,500	\$570	5.5%
NSW	Croydon Park	Sydney	\$365,000	\$380	5.4%
NSW	Potts Point	Sydney	\$420,000	\$430	5.3%

Vic	Carlton	Melbourne	\$295,000	\$390	6.9%
Vic	Melbourne	Melbourne	\$385,250	\$450	6.1%
Vic	Southbank	Melbourne	\$572,550	\$550	5.0%
Vic	South Melbourne	Melbourne	\$540,000	\$500	4.8%
Vic	Docklands	Melbourne	\$605,001	\$560	4.8%
Vic	Kensington	Melbourne	\$425,000	\$380	4.6%
Vic	South Kingsville	Melbourne	\$375,500	\$330	4.6%
Vic	Port Melbourne	Melbourne	\$628,000	\$540	4.5%
Vic	Collingwood	Melbourne	\$553,500	\$465	4.4%
Vic	Coburg North	Melbourne	\$421,500	\$350	4.3%

Qld	Brisbane City	Brisbane	\$454,000	\$600	6.9%
Qld	Salisbury	Brisbane	\$357,000	\$453	6.6%
Qld	Fortitude Valley	Brisbane	\$380,000	\$455	6.2%
Qld	Holland Park	Brisbane	\$362,500	\$420	6.0%
Qld	Spring Hill	Brisbane	\$390,125	\$450	6.0%
Qld	Woolloongabba	Brisbane	\$420,000	\$480	5.9%
Qld	The Gap	Brisbane	\$462,000	\$520	5.9%
Qld	Mcdowall	Brisbane	\$364,000	\$395	5.6%
Qld	Stafford	Brisbane	\$353,250	\$380	5.6%
Qld	South Brisbane	Brisbane	\$462,500	\$490	5.5%

SA	Millswood	Adelaide	\$240,000	\$310	6.7%
SA	Rose Park	Adelaide	\$323,500	\$408	6.6%
SA	Ferryden Park	Adelaide	\$253,500	\$310	6.4%
SA	Keswick	Adelaide	\$242,000	\$275	5.9%
SA	Enfield	Adelaide	\$230,000	\$260	5.9%
SA	Mansfield Park	Adelaide	\$269,000	\$290	5.6%
SA	Ashford	Adelaide	\$285,000	\$300	5.5%
SA	Woodville North	Adelaide	\$255,000	\$268	5.5%
SA	Kilburn	Adelaide	\$250,000	\$260	5.4%
SA	Clearview	Adelaide	\$260,000	\$270	5.4%

WA	Bayswater	Perth	\$266,500	\$295	5.8%
WA	Kewdale	Perth	\$325,000	\$355	5.7%
WA	Wembley	Perth	\$285,000	\$310	5.7%
WA	Perth	Perth	\$475,000	\$500	5.5%
WA	Glendalough	Perth	\$305,500	\$320	5.4%
WA	Highgate	Perth	\$342,500	\$355	5.4%
WA	Rivervale	Perth	\$405,500	\$420	5.4%
WA	Maylands	Perth	\$309,000	\$315	5.3%
WA	Morley	Perth	\$315,000	\$320	5.3%
WA	Northbridge	Perth	\$472,500	\$480	5.3%

Tas	Mount Stuart	Hobart	\$225,500	\$270	6.2%
Tas	Glenorchy	Hobart	\$217,000	\$250	6.0%
Tas	Lutana	Hobart	\$230,000	\$260	5.9%
Tas	West Moonah	Hobart	\$230,000	\$260	5.9%
Tas	South Hobart	Hobart	\$295,000	\$320	5.6%
Tas	Mount Nelson	Hobart	\$250,000	\$263	5.5%
Tas	Hobart	Hobart	\$497,500	\$515	5.4%
Tas	Moonah	Hobart	\$251,000	\$248	5.1%
Tas	Lenah Valley	Hobart	\$281,500	\$275	5.1%
Tas	New Town	Hobart	\$270,000	\$260	5.0%

NT	Larrakeyah	Darwin	\$450,000	\$530	6.1%
NT	Stuart Park	Darwin	\$438,000	\$480	5.7%
NT	Woolner	Darwin	\$457,500	\$500	5.7%
NT	Darwin	Darwin	\$455,000	\$480	5.5%
NT	Marrara	Darwin	\$387,500	\$405	5.4%
NT	Coconut Grove	Darwin	\$422,000	\$420	5.2%
NT	Millner	Darwin	\$386,500	\$380	5.1%
NT	Nightcliff	Darwin	\$377,000	\$360	5.0%
NT	Parap	Darwin	\$490,000	\$460	4.9%
NT	The Gardens	Darwin	\$522,500	\$470	4.7%

ACT	City	Canberra	\$437,500	\$585	7.0%
ACT	Bruce	Canberra	\$390,000	\$480	6.4%
ACT	Narrabundah	Canberra	\$460,000	\$528	6.0%
ACT	Braddon	Canberra	\$425,000	\$475	5.8%
ACT	Reid	Canberra	\$405,250	\$450	5.8%
ACT	Kingston	Canberra	\$465,000	\$493	5.5%
ACT	Palmerston	Canberra	\$398,000	\$420	5.5%
ACT	Turner	Canberra	\$485,000	\$510	5.5%
ACT	Florey	Canberra	\$401,000	\$420	5.4%
ACT	Griffith	Canberra	\$421,000	\$440	5.4%

Greatest 12 month change in median sale prices

HOUSES

UNITS

National

Suburb	City	Number sold	Median price	12 month change	
Vic	Sandy Point	Gippsland	15	\$435,000	49.0%
Vic	Sea Lake	Mallee	18	\$90,000	46.9%
NT	Darwin River	Darwin	11	\$525,000	46.2%
SA	Brighton	Adelaide	35	\$840,000	44.8%
Vic	Murtoa	Wimmera	16	\$122,495	44.1%
WA	Derby	Kimberley	41	\$550,000	43.2%
SA	Mitcham	Adelaide	25	\$808,000	43.0%
NSW	Lismore	Western District	12	\$150,750	42.2%
NT	Marlow Lagoon	Darwin	11	\$680,000	41.7%
Vic	Rushworth	Goulburn	20	\$204,000	38.8%

Sydney

NSW	Homebush West	Sydney	15	\$790,000	31.7%
NSW	Tamarama	Sydney	12	\$2,625,000	28.4%
NSW	Church Point	Sydney	13	\$1,700,000	26.9%
NSW	Sylvania Waters	Sydney	38	\$1,152,500	26.0%
NSW	North Sydney	Sydney	39	\$1,250,000	22.5%
NSW	Pitt Town	Sydney	14	\$468,750	22.4%
NSW	Point Frederick	Sydney	13	\$777,000	21.4%
NSW	Middle Cove	Sydney	24	\$1,350,750	21.1%
NSW	Warwick Farm	Sydney	11	\$405,000	20.9%
NSW	Chittaway Point	Sydney	18	\$481,000	20.3%

Melbourne

Vic	Flinders	Melbourne	31	\$957,000	25.0%
Vic	St Andrews Beach	Melbourne	28	\$555,000	24.7%
Vic	Sandhurst	Melbourne	53	\$530,000	21.8%
Vic	Spotswood	Melbourne	36	\$650,000	20.6%
Vic	Attwood	Melbourne	26	\$601,000	17.8%
Vic	Botanic Ridge	Melbourne	23	\$475,000	15.9%
Vic	Portsea	Melbourne	45	\$1,650,000	15.8%
Vic	Wattle Glen	Melbourne	13	\$562,000	15.0%
Vic	Sorrento	Melbourne	101	\$890,000	14.8%
Vic	Koo Wee Rup	Melbourne	43	\$335,000	14.7%

Brisbane

Qld	New Farm	Brisbane	53	\$1,250,000	13.6%
Qld	Indooroopilly	Brisbane	96	\$743,500	11.1%
Qld	Spring Hill	Brisbane	12	\$865,000	10.9%
Qld	Sherwood	Brisbane	56	\$755,000	10.7%
Qld	Yeerongpilly	Brisbane	16	\$688,750	10.2%
Qld	Mount Crosby	Brisbane	20	\$605,000	9.5%
Qld	Lutwyche	Brisbane	18	\$635,000	9.5%
Qld	Shorncliffe	Brisbane	22	\$715,000	9.0%
Qld	Samford Village	Brisbane	12	\$663,750	8.5%
Qld	Herston	Brisbane	14	\$727,500	8.5%

Adelaide

SA	Brighton	Adelaide	35	\$840,000	44.8%
SA	Mitcham	Adelaide	25	\$808,000	43.0%
SA	Medindie	Adelaide	16	\$1,675,000	32.4%
SA	Netherby	Adelaide	17	\$950,000	26.1%
SA	Evanston Gardens	Adelaide	17	\$325,000	26.0%
SA	Tennyson	Adelaide	14	\$1,045,000	25.8%
SA	Port Adelaide	Adelaide	10	\$357,500	24.6%
SA	Heathfield	Adelaide	12	\$617,750	22.0%
SA	Gilles Plains	Adelaide	56	\$385,500	18.6%
SA	Glenunga	Adelaide	26	\$820,000	17.5%

Perth

WA	Martin	Perth	10	\$492,500	14.5%
WA	Maida Vale	Perth	60	\$512,000	13.9%
WA	Bullsbrook	Perth	44	\$435,000	11.5%
WA	Burswood	Perth	16	\$862,500	11.0%
WA	Banjup	Perth	14	\$1,062,500	10.1%
WA	Kallaroo	Perth	77	\$630,000	9.6%
WA	City Beach	Perth	84	\$1,850,000	8.8%
WA	Glen Forrest	Perth	42	\$565,500	8.8%
WA	Jarrahdale	Perth	19	\$451,000	8.7%
WA	Alfred Cove	Perth	45	\$720,000	8.3%

Hobart

Tas	Margate	Hobart	56	\$436,000	17.8%
Tas	South Hobart	Hobart	57	\$437,000	7.1%
Tas	Snug	Hobart	12	\$347,500	6.9%
Tas	Mount Nelson	Hobart	27	\$502,250	6.9%
Tas	West Moonah	Hobart	50	\$320,000	6.7%
Tas	Richmond	Hobart	16	\$399,000	5.6%
Tas	Moonah	Hobart	72	\$286,500	5.4%
Tas	Midway Point	Hobart	47	\$300,000	5.3%
Tas	Herdsmans Cove	Hobart	13	\$145,000	3.6%
Tas	Berriedale	Hobart	43	\$265,000	3.5%

Darwin

NT	Darwin River	Darwin	11	\$525,000	46.2%
NT	Marlow Lagoon	Darwin	11	\$680,000	41.7%
NT	Rapid Creek	Darwin	35	\$650,000	17.1%
NT	Humpty Doo	Darwin	48	\$570,000	16.3%
NT	Rosebery	Darwin	71	\$559,000	14.1%
NT	Jingili	Darwin	31	\$565,000	13.0%
NT	Parap	Darwin	16	\$817,500	9.0%
NT	Anula	Darwin	45	\$530,000	6.0%
NT	Bellamack	Darwin	193	\$195,000	5.4%
NT	Howard Springs	Darwin	37	\$600,000	2.6%

Canberra

ACT	Turner	Canberra	11	\$1,125,000	37.2%
ACT	Forrest	Canberra	12	\$2,325,000	30.8%
ACT	Oxley	Canberra	10	\$608,000	28.3%
ACT	Casey	Canberra	117	\$535,000	17.6%
ACT	Deakin	Canberra	39	\$940,000	12.6%
ACT	Fraser	Canberra	20	\$537,500	12.6%
ACT	Lyons	Canberra	27	\$670,000	11.5%
ACT	Palmerston	Canberra	53	\$568,500	11.0%
ACT	Red Hill	Canberra	33	\$1,100,000	10.6%
ACT	Bonython	Canberra	21	\$610,000	10.4%

Suburb	City	Number sold	Median price	12 month change	
Vic	Altona North	Melbourne	43	\$470,000	43.5%
Qld	Mulambin	Fitzroy	19	\$229,000	42.2%
Vic	Caulfield East	Melbourne	12	\$615,000	42.2%
NSW	Beecroft	Sydney	11	\$770,000	41.5%
WA	South Hedland	Pilbara	29	\$650,000	37.6%
NSW	Blue Bay	Sydney	26	\$444,506	36.4%
Vic	Bendigo	Loddon	13	\$305,930	36.0%
Qld	Ayr	Northern	15	\$320,000	35.3%
NSW	Casino	Richmond-Tweed	23	\$269,000	35.2%
Qld	Windaroo	Brisbane	15	\$490,000	35.2%

NSW	Beecroft	Sydney	11	\$770,000	41.5%
NSW	Blue Bay	Sydney	26	\$444,506	36.4%
NSW	Cromer	Sydney	10	\$490,000	29.1%
NSW	Dundas	Sydney	34	\$489,500	27.8%
NSW	Paddington	Sydney	95	\$625,000	27.6%
NSW	Belrose	Sydney	17	\$423,000	26.3%
NSW	The Entrance North	Sydney	22	\$305,000	24.4%
NSW	Rozelle	Sydney	94	\$697,500	23.5%
NSW	Wareemba	Sydney	13	\$655,000	23.3%

Vic	Altona North	Melbourne	43	\$470,000	43.5%
Vic	Caulfield East	Melbourne	12	\$615,000	42.2%
Vic	Williamstown	Melbourne	55	\$490,000	30.1%
Vic	Keilor Downs	Melbourne	11	\$375,000	28.0%
Vic	Avondale Heights	Melbourne	12	\$515,000	25.6%
Vic	Campbellfield	Melbourne	11	\$369,900	25.4%
Vic	Tarneit	Melbourne	24	\$293,000	22.8%
Vic	Murrumbeena	Melbourne	93	\$525,000	21.5%
Vic	Craigieburn	Melbourne	51	\$342,500	20.2%
Vic	Canterbury	Melbourne	33	\$730,000	19.7%

Qld	Windaroo	Brisbane	15	\$490,000	35.2%
Qld	Point Lookout	Brisbane	16	\$632,500	28.4%
Qld	Seventeen Mile Rocks	Brisbane	22	\$433,000	23.0%
Qld	Kenmore	Brisbane	11	\$580,000	18.4%
Qld	Underwood	Brisbane	29	\$384,500	18.3%
Qld	Wilston	Brisbane	17	\$500,000	17.0%
Qld	Goodna	Brisbane	22	\$272,000	15.3%
Qld	Eagleby	Brisbane	98	\$320,000	14.3%
Qld	The Gap	Brisbane	30	\$462,000	11.3%
Qld	Sandstone Point	Brisbane	16	\$470,000	10.6%

SA	Semaphore	Adelaide	16	\$361,000	33.7%
SA	Toorak Gardens	Adelaide	15	\$400,000	25.8%
SA	Kent Town	Adelaide	23	\$625,000	21.1%
SA	Seacliff	Adelaide	26	\$420,000	20.0%
SA	Taperoo	Adelaide	30	\$290,125	17.9%
SA	Windsor Gardens	Adelaide	14	\$282,000	17.5%
SA	Seaton	Adelaide	75	\$340,000	16.8%
SA	Parkside	Adelaide	51	\$475,000	14.5%
SA	Prospect	Adelaide	53	\$358,750	14.3%
SA	Pasadena	Adelaide	13	\$295,000	13.9%

WA	Kensington	Perth	16	\$512,500	30.4%
WA	Burswood	Perth	61	\$820,000	22.4%
WA	Kingsley	Perth	13	\$390,000	15.0%
WA	Shenton Park	Perth	21	\$550,000	14.7%
WA	Applecross	Perth	38	\$621,500	13.8%
WA	Cottesloe	Perth	52	\$917,500	11.9%
WA	Carlisle	Perth	17	\$450,000	11.1%
WA	Mount Pleasant	Perth	22	\$525,000	9.4%
WA	East Fremantle	Perth	39	\$585,000	9.0%
WA	Kelmscott	Perth	19	\$272,500	7.7%

Tas	Hobart	Hobart	28	\$497,500	22.8%
Tas	Claremont	Hobart	44	\$242,500	21.3%
Tas	Howrah	Hobart	44	\$313,750	6.4%
Tas	Sorell	Hobart	21	\$255,000	6.3%
Tas	New Town	Hobart	41	\$270,000	5.7%
Tas	Moonah	Hobart	22	\$251,000	3.5%
Tas	Kingston	Hobart	72	\$300,500	2.9%
Tas	Brighton	Hobart	24	\$220,250	0.6%
Tas	Geilston Bay	Hobart	10	\$274,500	0.4%
Tas	Mount Nelson	Hobart	16	\$250,000	0.0%

NT	Nightcliff	Darwin	45	\$377,000	13.7%
NT	Bayview	Darwin	31	\$750,000	12.3%
NT	Fannie Bay	Darwin	29	\$512,000	10.1%
NT	Cocunut Grove	Darwin	40	\$422,000	8.2%
NT	Moulden	Darwin	13	\$310,000	3.3%
NT	Karama	Darwin	22	\$343,500	2.4%
NT	Rapid Creek	Darwin	38	\$383,500	2.1%
NT	The Gardens	Darwin	16	\$522,500	0.5%
NT	Leanyer	Darwin	32	\$403,750	0.1%
NT	Rosebery	Darwin	35	\$390,000	-1.3%

ACT	Campbell	Canberra	22	\$437,500	25.0%
ACT	Macgregor	Canberra	13	\$358,000	24.6%
ACT	Red Hill	Canberra	11	\$475,000	23.4%
ACT	Garran	Canberra	26	\$542,500	19.0%
ACT	Deakin	Canberra	28	\$825,000	18.7%
ACT	Duffy	Canberra	14	\$498,000	15.9%
ACT	Harrison	Canberra	12	\$467,000	14.5%
ACT	Holder	Canberra	11	\$472,000	14.1%
ACT	Ainslie	Canberra	20	\$722,500	10.7%
ACT	Gungahlin	Canberra	78	\$333,000	9.7%

Greatest 5 year change in median sale prices

HOUSES

UNITS

National

Suburb	City	Number sold	Median price	5 year change	
NT	Rosebery	Darwin	71	\$559,000	160.6%
Qld	Quilpie	South West	10	\$113,500	145.4%
NT	Girraween	Darwin	14	\$535,000	102.8%
NT	Tennant Creek	Northern Territory - Bal	53	\$215,000	95.5%
SA	Orroroo	Northern	15	\$167,500	87.7%
NSW	Walgett	North Western	16	\$150,000	81.8%
WA	Piara Waters	Perth	27	\$505,000	78.9%
WA	Harrisdale	Perth	57	\$520,000	76.3%
Qld	Nanum	Far North	15	\$440,000	75.7%
NT	Darwin River	Darwin	11	\$525,000	71.0%

Suburb	City	Number sold	Median price	5 year change	
ACT	Hughes	Canberra	21	\$585,000	143.8%
NT	Braitling	Northern Territory - Bal	12	\$395,000	133.7%
Vic	Laverton	Melbourne	11	\$292,000	118.7%
Tas	Berriedale	Hobart	11	\$206,000	87.3%
Vic	Caulfield East	Melbourne	12	\$615,000	85.8%
NT	Parap	Darwin	57	\$490,000	84.9%
NT	Sadadeen	Northern Territory - Bal	27	\$335,000	81.1%
Tas	Hadspen	Northern	10	\$215,000	80.7%
NSW	Muswellbrook	Hunter	47	\$285,000	78.7%
Tas	Trevallyn	Northern	23	\$290,000	75.8%

Sydney

NSW	Warwick Farm	Sydney	11	\$405,000	50.0%
NSW	Wollstonecraft	Sydney	14	\$1,505,000	47.5%
NSW	Connells Point	Sydney	49	\$1,180,000	47.3%
NSW	Little Bay	Sydney	21	\$1,130,000	44.9%
NSW	Zetland	Sydney	21	\$907,000	44.4%
NSW	Yennora	Sydney	14	\$405,000	42.1%
NSW	Rosebery	Sydney	47	\$905,000	41.2%
NSW	Carramar	Sydney	16	\$381,500	40.5%
NSW	Canley Vale	Sydney	62	\$445,000	39.1%
NSW	Villawood	Sydney	47	\$390,000	38.8%

NSW	Greenwich	Sydney	30	\$544,000	62.1%
NSW	Birchgrove	Sydney	33	\$865,000	58.1%
NSW	Roseville	Sydney	40	\$733,000	54.3%
NSW	Canterbury	Sydney	52	\$449,000	50.4%
NSW	Cabramatta	Sydney	183	\$260,000	49.4%
NSW	Hillsdale	Sydney	96	\$400,500	48.3%
NSW	Carramar	Sydney	44	\$210,000	47.9%
NSW	Beaconsfield	Sydney	13	\$640,000	47.1%
NSW	Concord West	Sydney	19	\$587,500	45.1%
NSW	Belmore	Sydney	79	\$330,000	43.5%

Melbourne

Vic	Attwood	Melbourne	26	\$601,000	51.6%
Vic	Cairnlea	Melbourne	91	\$500,000	50.2%
Vic	Parkville	Melbourne	19	\$1,330,000	47.8%
Vic	Keilor East	Melbourne	126	\$604,000	46.2%
Vic	St Albans	Melbourne	288	\$387,500	46.2%
Vic	Essendon North	Melbourne	26	\$770,550	45.1%
Vic	Broadmeadows	Melbourne	118	\$360,000	44.0%
Vic	Coolaroo	Melbourne	38	\$310,000	43.9%
Vic	Macleod	Melbourne	93	\$610,000	42.5%
Vic	Dallas	Melbourne	69	\$320,000	42.2%

Vic	Laverton	Melbourne	11	\$292,000	118.7%
Vic	Caulfield East	Melbourne	12	\$615,000	85.8%
Vic	Sunshine	Melbourne	33	\$312,000	65.3%
Vic	Albert Park	Melbourne	35	\$727,000	64.1%
Vic	Oakleigh East	Melbourne	41	\$540,000	63.6%
Vic	Noble Park North	Melbourne	12	\$327,513	56.0%
Vic	Burwood	Melbourne	79	\$540,000	55.2%
Vic	Kingsbury	Melbourne	10	\$415,000	54.9%
Vic	Abbotsford	Melbourne	34	\$535,500	52.8%
Vic	Briar Hill	Melbourne	27	\$480,000	52.4%

Brisbane

Qld	Bahrs Scrub	Brisbane	20	\$797,500	34.0%
Qld	Mount Crosby	Brisbane	20	\$605,000	30.1%
Qld	Samford Village	Brisbane	12	\$663,750	26.1%
Qld	Shorncliffe	Brisbane	22	\$715,000	26.0%
Qld	Gumdale	Brisbane	19	\$730,000	25.9%
Qld	Seventeen Mile Rocks	Brisbane	33	\$552,000	20.9%
Qld	Doolandella	Brisbane	70	\$412,500	17.9%
Qld	Hendra	Brisbane	68	\$803,500	17.3%
Qld	Woolloongabba	Brisbane	46	\$677,500	16.3%
Qld	Mcdowall	Brisbane	72	\$569,000	14.5%

Qld	East Brisbane	Brisbane	57	\$457,500	35.8%
Qld	Corinda	Brisbane	21	\$430,000	32.7%
Qld	Tarragindi	Brisbane	12	\$405,000	32.0%
Qld	Wilston	Brisbane	17	\$500,000	29.0%
Qld	Kenmore	Brisbane	11	\$580,000	24.7%
Qld	Camp Hill	Brisbane	18	\$416,250	20.7%
Qld	Annerley	Brisbane	114	\$396,500	16.6%
Qld	Sunnybank Hills	Brisbane	28	\$375,000	15.8%
Qld	Carseldine	Brisbane	35	\$387,000	15.5%
Qld	Manly	Brisbane	17	\$450,000	15.4%

Adelaide

SA	Brighton	Adelaide	35	\$840,000	55.6%
SA	Evanston Gardens	Adelaide	17	\$325,000	52.0%
SA	Heathfield	Adelaide	12	\$617,750	42.8%
SA	Netherby	Adelaide	17	\$950,000	39.7%
SA	Tennyson	Adelaide	14	\$1,045,000	39.3%
SA	Sefton Park	Adelaide	14	\$555,000	35.4%
SA	West Croydon	Adelaide	43	\$500,000	31.2%
SA	Hampstead Gardens	Adelaide	18	\$427,500	31.1%
SA	Stepney	Adelaide	11	\$580,000	30.4%
SA	Royston Park	Adelaide	12	\$815,500	28.7%

SA	Woodville Gardens	Adelaide	25	\$282,000	50.8%
SA	Glenunga	Adelaide	21	\$426,667	42.7%
SA	Ascot Park	Adelaide	67	\$375,000	41.4%
SA	Toorak Gardens	Adelaide	15	\$400,000	39.7%
SA	Saint Peters	Adelaide	20	\$322,500	39.0%
SA	Pooraka	Adelaide	23	\$280,000	36.6%
SA	Kent Town	Adelaide	23	\$625,000	35.9%
SA	Woodville	Adelaide	56	\$315,000	34.0%
SA	West Beach	Adelaide	32	\$360,000	33.3%
SA	Park Holme	Adelaide	37	\$400,000	31.8%

Perth

WA	Piara Waters	Perth	27	\$505,000	78.9%
WA	Harrisdale	Perth	57	\$520,000	76.3%
WA	Viveash	Perth	11	\$560,000	45.8%
WA	Bullsbrook	Perth	44	\$435,000	24.1%
WA	North Lake	Perth	20	\$702,500	23.2%
WA	Jarrahdale	Perth	19	\$451,000	22.6%
WA	Lathlain	Perth	62	\$639,250	20.6%
WA	Maida Vale	Perth	60	\$512,000	20.5%
WA	Shelley	Perth	52	\$728,000	17.4%
WA	Attadale	Perth	90	\$1,125,000	16.6%

WA	West Leederville	Perth	41	\$380,000	29.9%
WA	Carlisle	Perth	17	\$450,000	22.0%
WA	East Fremantle	Perth	39	\$585,000	20.2%
WA	Osborne Park	Perth	82	\$306,500	20.2%
WA	Mosman Park	Perth	49	\$375,000	19.0%
WA	Mount Pleasant	Perth	22	\$525,000	18.5%
WA	Shenton Park	Perth	21	\$550,000	18.3%
WA	Attadale	Perth	28	\$505,550	18.0%
WA	Glendalough	Perth	51	\$305,500	17.5%
WA	Hamilton Hill	Perth	43	\$330,000	15.0%

Hobart

Tas	South Arm	Hobart	13	\$360,000	33.3%
Tas	North Hobart	Hobart	38	\$407,500	31.5%
Tas	Richmond	Hobart	16	\$399,000	25.9%
Tas	Dynnyrne	Hobart	18	\$477,500	20.9%
Tas	Austins Ferry	Hobart	44	\$308,500	20.4%
Tas	Margate	Hobart	56	\$436,000	19.5%
Tas	Oakdowns	Hobart	26	\$357,500	19.2%
Tas	South Hobart	Hobart	57	\$437,000	18.1%
Tas	New Town	Hobart	76	\$425,000	17.9%
Tas	Kingston Beach	Hobart	26	\$420,000	17.5%

Tas	Berriedale	Hobart	11	\$206,000	87.3%
Tas	Mount Nelson	Hobart	16	\$250,000	37.0%
Tas	Battery Point	Hobart	42	\$475,000	35.7%
Tas	Lenah Valley	Hobart	24	\$281,500	32.5%
Tas	Howrah	Hobart	44	\$313,750	29.4%
Tas	Bellerive	Hobart	35	\$305,000	28.4%
Tas	West Hobart	Hobart	21	\$330,000	26.9%
Tas	Claremont	Hobart	44	\$242,500	22.8%
Tas	New Town	Hobart	41	\$270,000	20.0%
Tas	Kingston Beach	Hobart	11	\$308,000	15.6%

Darwin

NT	Rosebery	Darwin	71	\$559,000	160.6%
NT	Girraween	Darwin	14	\$535,000	102.8%
NT	Darwin River	Darwin	11	\$525,000	71.0%
NT	Farrar	Darwin	63	\$249,000	46.5%
NT	Parap	Darwin	16	\$817,500	38.8%
NT	Wagaman	Darwin	17	\$518,000	36.0%
NT	Millner	Darwin	18	\$522,000	33.8%
NT	Humpty Doo	Darwin	48	\$570,000	33.5%
NT	Anula	Darwin	45	\$530,000	32.5%
NT	Gunn	Darwin	53	\$519,000	31.7%

NT	Parap	Darwin	57	\$490,000	84.9%
NT	Bayview	Darwin	31	\$750,000	53.1%
NT	Millner	Darwin	32	\$386,500	43.1%
NT	Stuart Park	Darwin	75	\$438,000	42.4%
NT	Karama	Darwin	22	\$343,500	41.9%
NT	Coconut Grove	Darwin	40	\$422,000	41.5%
NT	Nightcliff	Darwin	45	\$377,000	39.6%
NT	The Gardens	Darwin	16	\$522,500	39.3%
NT	Malak	Darwin	12	\$337,500	37.9%
NT	Gray	Darwin	19	\$319,000	32.9%

Canberra

ACT	Reid	Canberra	11	\$1,265,000	54.7%
ACT	Braddon	Canberra	13	\$915,000	44.3%
ACT	Turner	Canberra	11	\$1,125,000	43.3%
ACT	Mckellar	Canberra	34	\$654,500	33.6%
ACT	Macgregor	Canberra	145	\$425,000	33.0%
ACT	Lyons	Canberra	27	\$670,000	32.0%
ACT	Oxley	Canberra	10	\$608,000	30.8%
ACT	Bonython	Canberra	21	\$610,000	28.2%
ACT	Red Hill	Canberra	33	\$1,100,000	28.1%
ACT	Hackett	Canberra	37	\$645,000	26.5%

ACT	Hughes	Canberra	21	\$585,000	143.8%
ACT	Weetangera	Canberra	12	\$463,000	59.7%
ACT	Hackett	Canberra	28	\$462,500	56.8%
ACT	Campbell	Canberra	22	\$437,500	45.8%
ACT	Harrison	Canberra	12	\$467,000	37.4%
ACT	Ainslie	Canberra	20	\$722,500	34.4%
ACT	Melba	Canberra	11	\$383,000	27.7%
ACT	Scullin	Canberra	13	\$389,500	27.5%
ACT	Cook	Canberra	58	\$476,126	27.0%
ACT	Lyons	Canberra	27	\$326,000	25.1%

Highest median weekly advertised rent

HOUSES

UNITS

National

Suburb	City	Median weekly advertised rent	
NSW	Vaucluse	Sydney	\$2,250
WA	Port Hedland	Pilbara	\$2,200
WA	Baynton	Pilbara	\$1,850
WA	Nickol	Pilbara	\$1,700
WA	Pegs Creek	Pilbara	\$1,675
NSW	Dover Heights	Sydney	\$1,625
WA	Millars Well	Pilbara	\$1,600
NSW	Mosman	Sydney	\$1,500
WA	Dampier	Pilbara	\$1,500
WA	South Hedland	Pilbara	\$1,500

Suburb	City	Median weekly advertised rent	
WA	Port Hedland	Pilbara	\$1,500
WA	South Hedland	Pilbara	\$1,050
NSW	Millers Point	Sydney	\$925
WA	North Fremantle	Perth	\$900
NSW	Point Piper	Sydney	\$888
NSW	Tamarama	Sydney	\$850
NSW	Cabarita	Sydney	\$815
NSW	Darling Point	Sydney	\$795
Qld	Hollywell	Gold Coast	\$750
Qld	Tennyson	Brisbane	\$750

Sydney

NSW	Vaucluse	Sydney	\$2,250
NSW	Dover Heights	Sydney	\$1,625
NSW	Mosman	Sydney	\$1,500
NSW	Bellevue Hill	Sydney	\$1,450
NSW	Longueville	Sydney	\$1,350
NSW	Balmain East	Sydney	\$1,350
NSW	Castlecrag	Sydney	\$1,350
NSW	Clontarf	Sydney	\$1,318
NSW	Double Bay	Sydney	\$1,300
NSW	Queens Park	Sydney	\$1,300

NSW	Millers Point	Sydney	\$925
NSW	Point Piper	Sydney	\$888
NSW	Tamarama	Sydney	\$850
NSW	Cabarita	Sydney	\$815
NSW	Darling Point	Sydney	\$795
NSW	Haymarket	Sydney	\$720
NSW	Milsons Point	Sydney	\$680
NSW	Double Bay	Sydney	\$670
NSW	Breakfast Point	Sydney	\$660
NSW	Seaforth	Sydney	\$655

Melbourne

Vic	Toorak	Melbourne	\$1,100
Vic	Brighton	Melbourne	\$975
Vic	Canterbury	Melbourne	\$925
Vic	St Kilda West	Melbourne	\$850
Vic	Sandringham	Melbourne	\$825
Vic	Parkville	Melbourne	\$800
Vic	Middle Park	Melbourne	\$750
Vic	Malvern	Melbourne	\$750
Vic	Hampton	Melbourne	\$740
Vic	Black Rock	Melbourne	\$730

Vic	Docklands	Melbourne	\$560
Vic	Southbank	Melbourne	\$550
Vic	Port Melbourne	Melbourne	\$540
Vic	South Melbourne	Melbourne	\$500
Vic	West Melbourne	Melbourne	\$478
Vic	Mont Albert North	Melbourne	\$475
Vic	Brighton East	Melbourne	\$475
Vic	Brighton	Melbourne	\$475
Vic	Collingwood	Melbourne	\$465
Vic	Chirside Park	Melbourne	\$460

Brisbane

Qld	Newstead	Brisbane	\$895
Qld	Pullenvale	Brisbane	\$825
Qld	Brookfield	Brisbane	\$758
Qld	Mount Ommaney	Brisbane	\$713
Qld	Kenmore Hills	Brisbane	\$640
Qld	Ascot	Brisbane	\$625
Qld	Bridgeman Downs	Brisbane	\$600
Qld	Fig Tree Pocket	Brisbane	\$590
Qld	St Lucia	Brisbane	\$590
Qld	Bulimba	Brisbane	\$585

Qld	Tennyson	Brisbane	\$750
Qld	Brisbane City	Brisbane	\$600
Qld	The Gap	Brisbane	\$520
Qld	Newstead	Brisbane	\$515
Qld	Brookwater	Brisbane	\$500
Qld	West End	Brisbane	\$495
Qld	South Brisbane	Brisbane	\$490
Qld	Woolloongabba	Brisbane	\$480
Qld	Hendra	Brisbane	\$475
Qld	Redland Bay	Brisbane	\$470

Adelaide

SA	Tusmore	Adelaide	\$675
SA	Unley Park	Adelaide	\$650
SA	Glenelg	Adelaide	\$640
SA	Walkerville	Adelaide	\$618
SA	Toorak Gardens	Adelaide	\$600
SA	Glen Osmond	Adelaide	\$600
SA	Malvern	Adelaide	\$600
SA	Netherby	Adelaide	\$570
SA	Gilberton	Adelaide	\$550
SA	Dulwich	Adelaide	\$540

SA	Eastwood	Adelaide	\$530
SA	Hackney	Adelaide	\$435
SA	Glenelg	Adelaide	\$425
SA	Adelaide	Adelaide	\$420
SA	Rose Park	Adelaide	\$408
SA	New Port	Adelaide	\$400
SA	Seacombe Gardens	Adelaide	\$385
SA	West Croydon	Adelaide	\$380
SA	West Lakes Shore	Adelaide	\$375
SA	Hyde Park	Adelaide	\$363

Perth

WA	Cottesloe	Perth	\$995
WA	City Beach	Perth	\$925
WA	Swanbourne	Perth	\$925
WA	Dalkeith	Perth	\$900
WA	Churchlands	Perth	\$860
WA	Burswood	Perth	\$850
WA	Claremont	Perth	\$800
WA	Applecross	Perth	\$800
WA	Mount Claremont	Perth	\$800
WA	Subiaco	Perth	\$780

WA	North Fremantle	Perth	\$900
WA	Ascot	Perth	\$530
WA	Mindarie	Perth	\$520
WA	Cottesloe	Perth	\$500
WA	West Perth	Perth	\$500
WA	Perth	Perth	\$500
WA	South Fremantle	Perth	\$483
WA	Northbridge	Perth	\$480
WA	East Perth	Perth	\$480
WA	Subiaco	Perth	\$465

Hobart

Tas	Battery Point	Hobart	\$520
Tas	Sandy Bay	Hobart	\$470
Tas	Dynnyrne	Hobart	\$455
Tas	Hobart	Hobart	\$448
Tas	Tranmere	Hobart	\$430
Tas	Taroona	Hobart	\$420
Tas	West Hobart	Hobart	\$400
Tas	Seven Mile Beach	Hobart	\$400
Tas	Mount Nelson	Hobart	\$390
Tas	Mount Stuart	Hobart	\$390

Tas	Hobart	Hobart	\$515
Tas	Battery Point	Hobart	\$413
Tas	South Hobart	Hobart	\$320
Tas	Mornington	Hobart	\$320
Tas	Kingston	Hobart	\$310
Tas	North Hobart	Hobart	\$310
Tas	Sandy Bay	Hobart	\$310
Tas	Dynnyrne	Hobart	\$295
Tas	Oakdowns	Hobart	\$295
Tas	Blackmans Bay	Hobart	\$293

Darwin

NT	Fannie Bay	Darwin	\$830
NT	Bayview	Darwin	\$800
NT	Lyons	Darwin	\$750
NT	Parap	Darwin	\$683
NT	Coconut Grove	Darwin	\$650
NT	Bellamack	Darwin	\$630
NT	Marrara	Darwin	\$623
NT	Nightcliff	Darwin	\$620
NT	Stuart Park	Darwin	\$600
NT	Woolner	Darwin	\$600

NT	Bayview	Darwin	\$610
NT	Larrakeyah	Darwin	\$530
NT	Woolner	Darwin	\$500
NT	Farrar	Darwin	\$490
NT	Darwin	Darwin	\$480
NT	Stuart Park	Darwin	\$480
NT	The Gardens	Darwin	\$470
NT	Fannie Bay	Darwin	\$460
NT	Parap	Darwin	\$460
NT	Rosebery	Darwin	\$440

Canberra

ACT	Deakin	Canberra	\$740
ACT	Red Hill	Canberra	\$695
ACT	Campbell	Canberra	\$690
ACT	Yarralumla	Canberra	\$688
ACT	Griffith	Canberra	\$670
ACT	Isaacs	Canberra	\$665
ACT	Garran	Canberra	\$650
ACT	Bruce	Canberra	\$625
ACT	Farrer	Canberra	\$615
ACT	Chapman	Canberra	\$593

ACT	City	Canberra	\$585
ACT	Narrabundah	Canberra	\$528
ACT	Turner	Canberra	\$510
ACT	Isaacs	Canberra	\$510
ACT	Kingston	Canberra	\$493
ACT	Garran	Canberra	\$483
ACT	Bruce	Canberra	\$480
ACT	Braddon	Canberra	\$475
ACT	Watson	Canberra	\$475
ACT	Greenway	Canberra	\$460

Most affordable median weekly advertised rent

HOUSES

UNITS

National

	Suburb	City	Median weekly advertised rent
SA	Peterborough	Northern	\$140
Tas	Queenstown	Mersey-Lyell	\$140
Tas	Rosebery	Mersey-Lyell	\$140
Vic	Nhill	Wimmera	\$145
Vic	Dimboola	Wimmera	\$145
Tas	Zeehan	Mersey-Lyell	\$148
Vic	Warracknabeal	Wimmera	\$160
NSW	Culcairn	Murray	\$163
Vic	Cohuna	Mallee	\$165
NSW	Coonabarabran	North Western	\$165

	Suburb	City	Median weekly advertised rent
Vic	Newborough	Gippsland	\$110
Vic	Moe	Gippsland	\$135
NSW	Deniliquin	Murray	\$135
SA	Millicent	South East	\$138
Tas	Longford	Northern	\$140
NSW	Leeton	Murrumbidgee	\$148
Vic	Morwell	Gippsland	\$150
SA	Risdon Park	Northern	\$155
SA	Risdon Park South	Northern	\$155
Qld	Kooralbyn	West Moreton	\$160

Sydney

	Suburb	City	Median weekly advertised rent
NSW	Mount Victoria	Sydney	\$280
NSW	Budgewoi	Sydney	\$280
NSW	Chain Valley Bay	Sydney	\$290
NSW	Canton Beach	Sydney	\$290
NSW	Noraville	Sydney	\$290
NSW	Gorokan	Sydney	\$290
NSW	Willmot	Sydney	\$290
NSW	Gwandalan	Sydney	\$290
NSW	Blackheath	Sydney	\$290
NSW	Tuggerawong	Sydney	\$295

	Suburb	City	Median weekly advertised rent
NSW	Katoomba	Sydney	\$250
NSW	Gorokan	Sydney	\$260
NSW	Kingswood	Sydney	\$270
NSW	Leumeah	Sydney	\$270
NSW	Picton	Sydney	\$270
NSW	Campbelltown	Sydney	\$275
NSW	Carramar	Sydney	\$280
NSW	Minto	Sydney	\$280
NSW	Ambarvale	Sydney	\$280
NSW	Toukley	Sydney	\$280

Melbourne

	Suburb	City	Median weekly advertised rent
Vic	Melton South	Melbourne	\$250
Vic	Melton	Melbourne	\$253
Vic	Lang Lang	Melbourne	\$265
Vic	Frankston North	Melbourne	\$265
Vic	Millgrove	Melbourne	\$268
Vic	Melton West	Melbourne	\$270
Vic	Kurunjang	Melbourne	\$270
Vic	Diggers Rest	Melbourne	\$270
Vic	Werribee	Melbourne	\$270
Vic	Warburton	Melbourne	\$270

	Suburb	City	Median weekly advertised rent
Vic	Albion	Melbourne	\$210
Vic	Sunshine	Melbourne	\$225
Vic	Melton South	Melbourne	\$240
Vic	Laverton	Melbourne	\$240
Vic	Rye	Melbourne	\$250
Vic	Melton West	Melbourne	\$250
Vic	Melton	Melbourne	\$255
Vic	Frankston	Melbourne	\$260
Vic	Werribee	Melbourne	\$260
Vic	Hastings	Melbourne	\$260

Brisbane

	Suburb	City	Median weekly advertised rent
Qld	Lamb Island	Brisbane	\$210
Qld	Russell Island	Brisbane	\$215
Qld	Macleay Island	Brisbane	\$235
Qld	Ebbw Vale	Brisbane	\$250
Qld	One Mile	Brisbane	\$255
Qld	Leichhardt	Brisbane	\$255
Qld	Basin Pocket	Brisbane	\$260
Qld	West Ipswich	Brisbane	\$260
Qld	Godwin Beach	Brisbane	\$265
Qld	Booval	Brisbane	\$270

	Suburb	City	Median weekly advertised rent
Qld	North Ipswich	Brisbane	\$233
Qld	Bundamba	Brisbane	\$240
Qld	Raceview	Brisbane	\$250
Qld	Marsden	Brisbane	\$250
Qld	Logan Central	Brisbane	\$250
Qld	Woodridge	Brisbane	\$250
Qld	Mount Warren Park	Brisbane	\$250
Qld	Booval	Brisbane	\$253
Qld	Collingwood Park	Brisbane	\$255
Qld	Beenleigh	Brisbane	\$260

Adelaide

	Suburb	City	Median weekly advertised rent
SA	Elizabeth South	Adelaide	\$230
SA	Elizabeth	Adelaide	\$240
SA	Davoren Park	Adelaide	\$240
SA	Smithfield Plains	Adelaide	\$243
SA	Elizabeth North	Adelaide	\$245
SA	Munno Para	Adelaide	\$250
SA	Elizabeth Grove	Adelaide	\$250
SA	Elizabeth Downs	Adelaide	\$250
SA	Elizabeth Park	Adelaide	\$250
SA	Elizabeth East	Adelaide	\$255

	Suburb	City	Median weekly advertised rent
SA	Elizabeth Vale	Adelaide	\$190
SA	Evanston	Adelaide	\$190
SA	Elizabeth Grove	Adelaide	\$195
SA	Elizabeth South	Adelaide	\$195
SA	Davoren Park	Adelaide	\$200
SA	Elizabeth Downs	Adelaide	\$200
SA	Elizabeth Park	Adelaide	\$200
SA	Elizabeth East	Adelaide	\$205
SA	Elizabeth North	Adelaide	\$210
SA	Ingle Farm	Adelaide	\$210

Perth

	Suburb	City	Median weekly advertised rent
WA	Medina	Perth	\$260
WA	Calista	Perth	\$280
WA	Parmelia	Perth	\$290
WA	Leda	Perth	\$300
WA	Armadale	Perth	\$300
WA	Hillman	Perth	\$300
WA	Orelia	Perth	\$300
WA	Camillo	Perth	\$310
WA	Cooloongup	Perth	\$310
WA	Brookdale	Perth	\$310

	Suburb	City	Median weekly advertised rent
WA	Shoalwater	Perth	\$240
WA	Orelia	Perth	\$240
WA	Spearwood	Perth	\$250
WA	Safety Bay	Perth	\$258
WA	Armadale	Perth	\$260
WA	Rockingham	Perth	\$270
WA	Maddington	Perth	\$285
WA	Lockridge	Perth	\$290
WA	Kelmscott	Perth	\$295
WA	Bayswater	Perth	\$295

Hobart

	Suburb	City	Median weekly advertised rent
Tas	Primrose Sands	Hobart	\$223
Tas	Gagebrook	Hobart	\$235
Tas	Clarendon Vale	Hobart	\$235
Tas	Bridgewater	Hobart	\$250
Tas	New Norfolk	Hobart	\$255
Tas	Rokeby	Hobart	\$263
Tas	Warrane	Hobart	\$270
Tas	Carlton	Hobart	\$273
Tas	Risdon Vale	Hobart	\$273
Tas	Dodges Ferry	Hobart	\$275

	Suburb	City	Median weekly advertised rent
Tas	Rokeby	Hobart	\$165
Tas	Berriedale	Hobart	\$188
Tas	New Norfolk	Hobart	\$230
Tas	Claremont	Hobart	\$240
Tas	Moonah	Hobart	\$248
Tas	Glenorchy	Hobart	\$250
Tas	Montrose	Hobart	\$250
Tas	New Town	Hobart	\$260
Tas	West Moonah	Hobart	\$260
Tas	Lutana	Hobart	\$260

Darwin

	Suburb	City	Median weekly advertised rent
NT	Moulden	Darwin	\$440
NT	Gray	Darwin	\$460
NT	Driver	Darwin	\$470
NT	Alawa	Darwin	\$470
NT	Woodroffe	Darwin	\$475
NT	Millner	Darwin	\$480
NT	Wagaman	Darwin	\$480
NT	Bakewell	Darwin	\$480
NT	Anula	Darwin	\$485
NT	Karama	Darwin	\$485

	Suburb	City	Median weekly advertised rent
NT	Moulden	Darwin	\$350
NT	Nightcliff	Darwin	\$360
NT	Driver	Darwin	\$360
NT	Millner	Darwin	\$380
NT	Bakewell	Darwin	\$380
NT	Woodroffe	Darwin	\$380
NT	Gray	Darwin	\$385
NT	Karama	Darwin	\$390
NT	Rapid Creek	Darwin	\$395
NT	Leanyer	Darwin	\$400

Canberra

	Suburb	City	Median weekly advertised rent
ACT	Charnwood	Canberra	\$401
ACT	Spence	Canberra	\$410
ACT	Scullin	Canberra	\$420
ACT	Waramanga	Canberra	\$430
ACT	Latham	Canberra	\$430
ACT	Ngunnawal	Canberra	\$430
ACT	Macquarie	Canberra	\$430
ACT	Page	Canberra	\$440
ACT	Macgregor	Canberra	\$445
ACT	Theodore	Canberra	\$445

	Suburb	City	Median weekly advertised rent
ACT	Lyons	Canberra	\$333
ACT	Hawker	Canberra	\$340
ACT	Holt	Canberra	\$375
ACT	Calwell	Canberra	\$395
ACT	Gordon	Canberra	\$395
ACT	Cook	Canberra	\$398
ACT	Ngunnawal	Canberra	\$400
ACT	Belconnen	Canberra	\$400
ACT	Phillip	Canberra	\$400
ACT	O'Connor	Canberra	\$405

Highest gross value of total sales

HOUSES

UNITS

National

	Suburb	City	Number Sold	Median Price	Total Value
NSW	Mosman	Sydney	256	\$2,300,000	\$707,390,099
Vic	Brighton	Melbourne	252	\$1,675,000	\$495,803,373
Vic	Kew	Melbourne	222	\$1,550,000	\$386,607,028
Vic	Toorak	Melbourne	120	\$2,465,000	\$370,093,026
NSW	Paddington	Sydney	236	\$1,462,500	\$363,343,749
NSW	Vaucluse	Sydney	77	\$3,100,000	\$357,022,000
NSW	Castle Hill	Sydney	450	\$760,000	\$353,031,430
Vic	Berwick	Melbourne	730	\$445,000	\$348,133,738
Vic	Point Cook	Melbourne	655	\$460,000	\$317,922,938
Vic	Camberwell	Melbourne	217	\$1,320,000	\$308,920,536

Sydney

NSW	Mosman	Sydney	256	\$2,300,000	\$707,390,099
NSW	Paddington	Sydney	236	\$1,462,500	\$363,343,749
NSW	Vaucluse	Sydney	77	\$3,100,000	\$357,022,000
NSW	Castle Hill	Sydney	450	\$760,000	\$353,031,430
NSW	Bellevue Hill	Sydney	71	\$3,300,000	\$274,964,500
NSW	Strathfield	Sydney	179	\$1,370,000	\$269,312,800
NSW	Maroubra	Sydney	198	\$1,100,000	\$255,575,468
NSW	Baulkham Hills	Sydney	385	\$620,000	\$241,022,342
NSW	Wahroonga	Sydney	204	\$1,010,000	\$239,510,880
NSW	Avalon	Sydney	180	\$1,100,000	\$234,039,490

Melbourne

Vic	Brighton	Melbourne	252	\$1,675,000	\$495,803,373
Vic	Kew	Melbourne	222	\$1,550,000	\$386,607,028
Vic	Toorak	Melbourne	120	\$2,465,000	\$370,093,026
Vic	Berwick	Melbourne	730	\$445,000	\$348,133,738
Vic	Point Cook	Melbourne	655	\$460,000	\$317,922,938
Vic	Camberwell	Melbourne	217	\$1,320,000	\$308,920,536
Vic	Glen Waverley	Melbourne	372	\$749,000	\$307,271,860
Vic	Glen Iris	Melbourne	225	\$1,209,000	\$293,817,873
Vic	Balwyn North	Melbourne	239	\$1,125,000	\$293,268,210
Vic	Hawthorn	Melbourne	171	\$1,315,000	\$266,122,889

Brisbane

Qld	North Lakes	Brisbane	390	\$435,100	\$177,164,305
Qld	Forest Lake	Brisbane	374	\$385,000	\$153,881,971
Qld	Coorparoo	Brisbane	178	\$649,500	\$135,831,322
Qld	Ashgrove	Brisbane	174	\$685,000	\$133,378,460
Qld	Camp Hill	Brisbane	190	\$612,500	\$129,236,449
Qld	The Gap	Brisbane	206	\$540,000	\$122,042,949
Qld	Wellington Point	Brisbane	207	\$520,000	\$118,523,325
Qld	Thornlands	Brisbane	204	\$542,900	\$117,595,449
Qld	Redland Bay	Brisbane	228	\$467,586	\$114,283,298
Qld	Wynnum	Brisbane	213	\$500,000	\$114,204,708

Adelaide

SA	Prospect	Adelaide	170	\$570,600	\$101,080,426
SA	Morphett Vale	Adelaide	359	\$280,750	\$100,728,420
SA	Mawson Lakes	Adelaide	220	\$433,000	\$99,617,766
SA	Paralowie	Adelaide	229	\$285,000	\$90,222,596
SA	Aldinga Beach	Adelaide	246	\$320,000	\$83,331,840
SA	Parfield Gardens	Adelaide	196	\$300,000	\$82,436,973
SA	Hallett Cove	Adelaide	197	\$400,000	\$82,356,690
SA	Flagstaff Hill	Adelaide	159	\$445,000	\$75,632,909
SA	Gilles Plains	Adelaide	56	\$385,500	\$73,868,000
SA	Greenwith	Adelaide	129	\$375,000	\$73,515,425

Perth

WA	Canning Vale	Perth	383	\$527,000	\$208,922,158
WA	Dalkeith	Perth	58	\$2,700,000	\$187,591,000
WA	Cottesloe	Perth	87	\$1,800,000	\$180,155,500
WA	City Beach	Perth	84	\$1,850,000	\$170,937,000
WA	Applecross	Perth	88	\$1,380,000	\$161,999,888
WA	Nedlands	Perth	100	\$1,532,500	\$160,409,050
WA	Scarborough	Perth	224	\$689,500	\$156,148,200
WA	Floreat	Perth	123	\$1,150,000	\$151,144,000
WA	Ellenbrook	Perth	362	\$385,000	\$147,236,000
WA	Morley	Perth	316	\$465,000	\$146,083,006

Hobart

Tas	Sandy Bay	Hobart	120	\$652,500	\$100,426,050
Tas	Howrah	Hobart	121	\$358,000	\$45,164,198
Tas	Kingston	Hobart	110	\$360,500	\$40,245,833
Tas	New Town	Hobart	76	\$425,000	\$36,491,750
Tas	West Hobart	Hobart	77	\$455,000	\$36,305,250
Tas	Blackmans Bay	Hobart	74	\$402,500	\$32,498,466
Tas	Glenorchy	Hobart	114	\$265,000	\$31,738,300
Tas	Lenah Valley	Hobart	77	\$392,000	\$31,606,140
Tas	Lindisfarne	Hobart	76	\$366,000	\$29,129,355
Tas	South Hobart	Hobart	57	\$437,000	\$28,045,660

Darwin

NT	Rosebery	Darwin	71	\$559,000	\$45,976,167
NT	Johnston	Darwin	132	\$227,950	\$29,498,000
NT	Leanyer	Darwin	49	\$575,000	\$27,818,850
NT	Gunn	Darwin	53	\$519,000	\$27,359,200
NT	Humpty Doo	Darwin	48	\$570,000	\$26,849,800
NT	Farrar	Darwin	63	\$249,000	\$24,706,232
NT	Fannie Bay	Darwin	22	\$866,500	\$24,008,000
NT	Anula	Darwin	45	\$530,000	\$23,208,476
NT	Durack	Darwin	41	\$515,000	\$23,104,250
NT	Howard Springs	Darwin	37	\$600,000	\$23,014,320

Canberra

ACT	Kambah	Canberra	192	\$483,050	\$100,106,140
ACT	Dunlop	Canberra	139	\$487,500	\$68,431,950
ACT	Macgregor	Canberra	145	\$425,000	\$62,721,938
ACT	Casey	Canberra	117	\$535,000	\$61,964,750
ACT	Harrison	Canberra	97	\$585,000	\$57,296,450
ACT	Franklin	Canberra	100	\$580,000	\$57,147,063
ACT	Ngunnawal	Canberra	114	\$430,000	\$54,636,500
ACT	Ainslie	Canberra	76	\$690,000	\$54,230,028
ACT	Nicholls	Canberra	73	\$705,000	\$53,777,500
ACT	Curtin	Canberra	65	\$675,000	\$46,310,692

	Suburb	City	Number Sold	Median Price	Total Value
Vic	Melbourne	Melbourne	996	\$385,250	\$461,615,095
Qld	Surfers Paradise	Gold Coast	867	\$350,000	\$406,077,683
NSW	Sydney	Sydney	513	\$535,000	\$390,710,596
Vic	Southbank	Melbourne	508	\$572,550	\$372,632,150
NSW	Mosman	Sydney	393	\$650,000	\$325,839,240
Vic	South Yarra	Melbourne	439	\$550,000	\$320,156,913
NSW	Pyrmont	Sydney	347	\$658,000	\$310,418,269
NSW	Manly	Sydney	332	\$706,250	\$305,825,347
NSW	Randwick	Sydney	429	\$615,000	\$282,221,100
NSW	Cronulla	Sydney	469	\$480,000	\$275,539,457

NSW	Sydney	Sydney	513	\$535,000	\$390,710,596
NSW	Mosman	Sydney	393	\$650,000	\$325,839,240
NSW	Pyrmont	Sydney	347	\$658,000	\$310,418,269
NSW	Manly	Sydney	332	\$706,250	\$305,825,347
NSW	Randwick	Sydney	429	\$615,000	\$282,221,100
NSW	Cronulla	Sydney	469	\$480,000	\$275,539,457
NSW	Dee Why	Sydney	567	\$472,000	\$272,982,361
NSW	Darlinghurst	Sydney	336	\$572,500	\$227,090,811
NSW	Chatswood	Sydney	325	\$620,000	\$213,073,791
NSW	Parramatta	Sydney	531	\$380,000	\$205,340,413

Vic	Melbourne	Melbourne	996	\$385,250	\$461,615,095
Vic	Southbank	Melbourne	508	\$572,550	\$372,632,150
Vic	South Yarra	Melbourne	439	\$550,000	\$320,156,913
Vic	St Kilda	Melbourne	463	\$470,000	\$242,521,594
Vic	Port Melbourne	Melbourne	291	\$628,000	\$214,216,160
Vic	Docklands	Melbourne	274	\$605,001	\$199,653,767
Vic	Brighton	Melbourne	199	\$740,000	\$196,392,700
Vic	Toorak	Melbourne	199	\$712,000	\$189,985,100
Vic	Elwood	Melbourne	292	\$541,750	\$168,880,714
Vic	Hawthorn	Melbourne	299	\$440,100	\$152,243,852

Qld	Brisbane City	Brisbane	425	\$454,000	\$235,909,466
Qld	Newstead	Brisbane	186	\$550,000	\$155,667,834
Qld	New Farm	Brisbane	187	\$525,000	\$128,657,950
Qld	West End	Brisbane	131	\$480,000	\$77,623,864
Qld	Fortitude Valley	Brisbane	173	\$380,000	\$71,500,999
Qld	St Lucia	Brisbane	125	\$468,000	\$66,469,780
Qld	South Brisbane	Brisbane	127	\$462,500	\$66,237,538
Qld	Spring Hill	Brisbane	161	\$390,125	\$65,539,006
Qld	Chermside	Brisbane	149	\$434,000	\$62,564,772
Qld	Coorparoo	Brisbane	162	\$365,000	\$61,104,258

SA	Adelaide	Adelaide	350	\$435,000	\$215,088,583
SA	Taperoo	Adelaide	30	\$290,125	\$144,418,250
SA	Netley	Adelaide	6		\$114,902,500
SA	Semaphore Park	Adelaide	31	\$370,101	\$102,481,701
SA	Woodville West	Adelaide	23	\$341,000	\$99,586,000
SA	Prospect	Adelaide	53	\$358,750	\$87,014,350
SA	Mawson Lakes	Adelaide	134	\$312,000	\$59,034,522
SA	Norwood	Adelaide	110	\$500,000	\$57,985,904
SA	South Plympton	Adelaide	34	\$360,000	\$56,900,000
SA	Glenelg	Adelaide	108	\$425,000	\$56,426,243

WA	East Perth	Perth	394	\$505,250	\$220,064,727
WA	Perth	Perth	338	\$475,000	\$177,963,900
WA	South Perth	Perth	185	\$540,000	\$154,720,590
WA	West Perth	Perth	184	\$528,750	\$132,665,700
WA	Como	Perth	251	\$444,000	\$119,856,400
WA	Scarborough	Perth	243	\$437,000	\$119,721,253
WA	Maylands	Perth	211	\$309,000	\$69,636,110
WA	Cottesloe	Perth	52	\$917,500	\$65,707,000
WA	Subiaco	Perth	95	\$580,000	\$58,501,273
WA	Claremont	Perth	70	\$620,000	\$50,613,933

Tas	Sandy Bay	Hobart	75	\$345,000	\$29,420,287
Tas	Battery Point	Hobart	42	\$475,000	\$22,181,000
Tas	Kingston	Hobart	72	\$300,500	\$21,477,300
Tas	Glenorchy	Hobart	53	\$217,000	\$15,658,500
Tas	Howrah	Hobart	44	\$313,750	\$14,327,950
Tas	Hobart	Hobart	28	\$497,500	\$14,098,819
Tas	New Town	Hobart	41	\$270,000	\$11,685,020
Tas	Claremont	Hobart	44	\$242,500	\$10,506,510
Tas	Bellerive	Hobart	35	\$305,000	\$10,052,500
Tas	South Hobart	Hobart	29	\$295,000	\$8,480,767

NT	Darwin	Darwin	111	\$455,000	\$52,533,613
NT	Bayview	Darwin	31	\$750,000	\$36,656,000
NT	Stuart Park	Darwin	75	\$438,000	\$35,053,861
NT	Larrakeyah	Darwin	56	\$450,000	\$30,842,160
NT	Parap	Darwin	57	\$490,000	\$27,391,650
NT	Nightcliff	Darwin	45	\$377,000	\$20,994,768
NT	Rapid Creek	Darwin	38	\$383,500	\$16,401,000
NT	Coconut Grove	Darwin	40	\$422,000	\$16,269,250
NT	Fannie Bay	Darwin	29	\$512,000	\$15,502,500
NT	Bakewell	Darwin	45	\$359,000	\$15,119,120

ACT	Kingston	Canberra	215	\$465,000	\$123,770,260
ACT	Braddon	Canberra	158	\$425,000	\$71,323,166
ACT	Bruce	Canberra	152	\$390,000	\$62,020,690
ACT	Turner	Canberra	120	\$485,000	\$60,385,950
ACT	Barton	Canberra	80	\$593,500	\$50,150,000
ACT	Ngunnawal	Canberra	124	\$390,000	\$48,649,250
ACT	Belconnen	Canberra	113	\$390,000	\$45,271,838