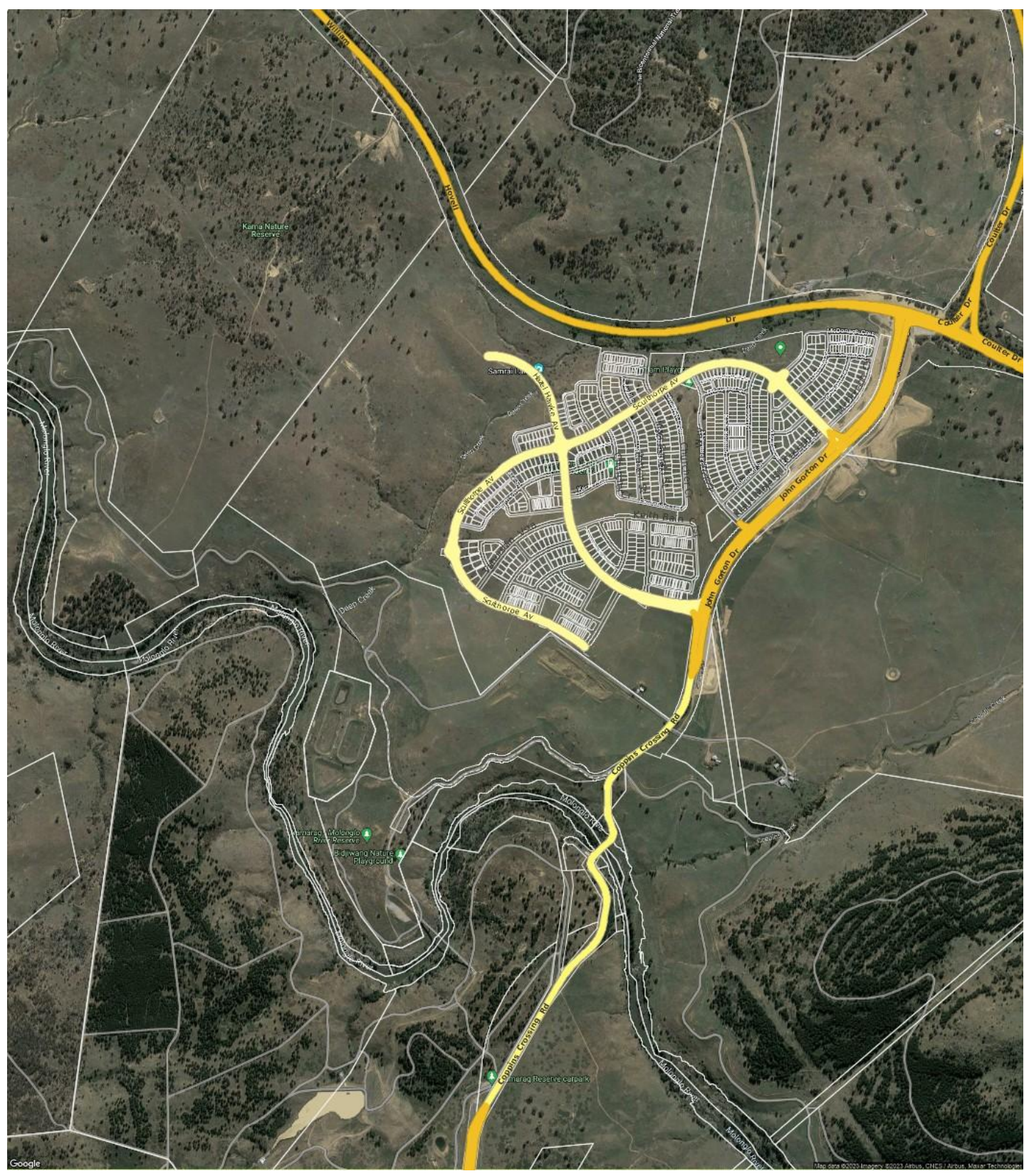


SUBURB FLYOVER REPORT

WHITLAM (HOUSE)

Prepared by [Independent Property Group](#)

WHITLAM - Suburb Map



WHITLAM - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2021	5	\$ 540,000	0.0 %	\$ 370,000	\$ 1,488,000
2022	6	\$ 1,180,000	118.5 %	\$ 520,000	\$ 1,360,000
2023	7	\$ 1,380,000	16.9 %	\$ 970,000	\$ 1,599,000

Median Sale Price

\$1.26m

Based on 9 recorded House sales within the last 12 months (Oct '22 - Sep '23)

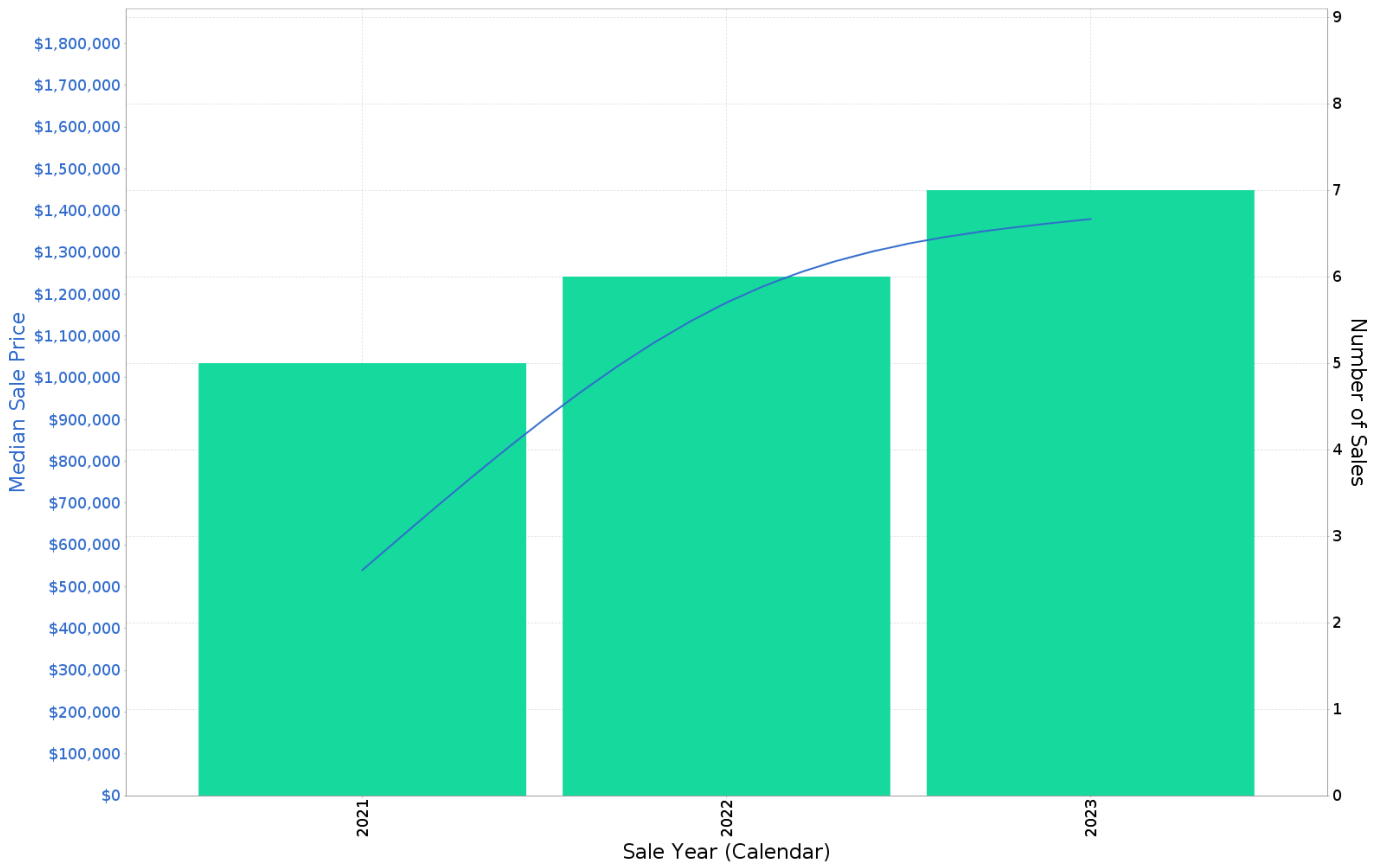
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

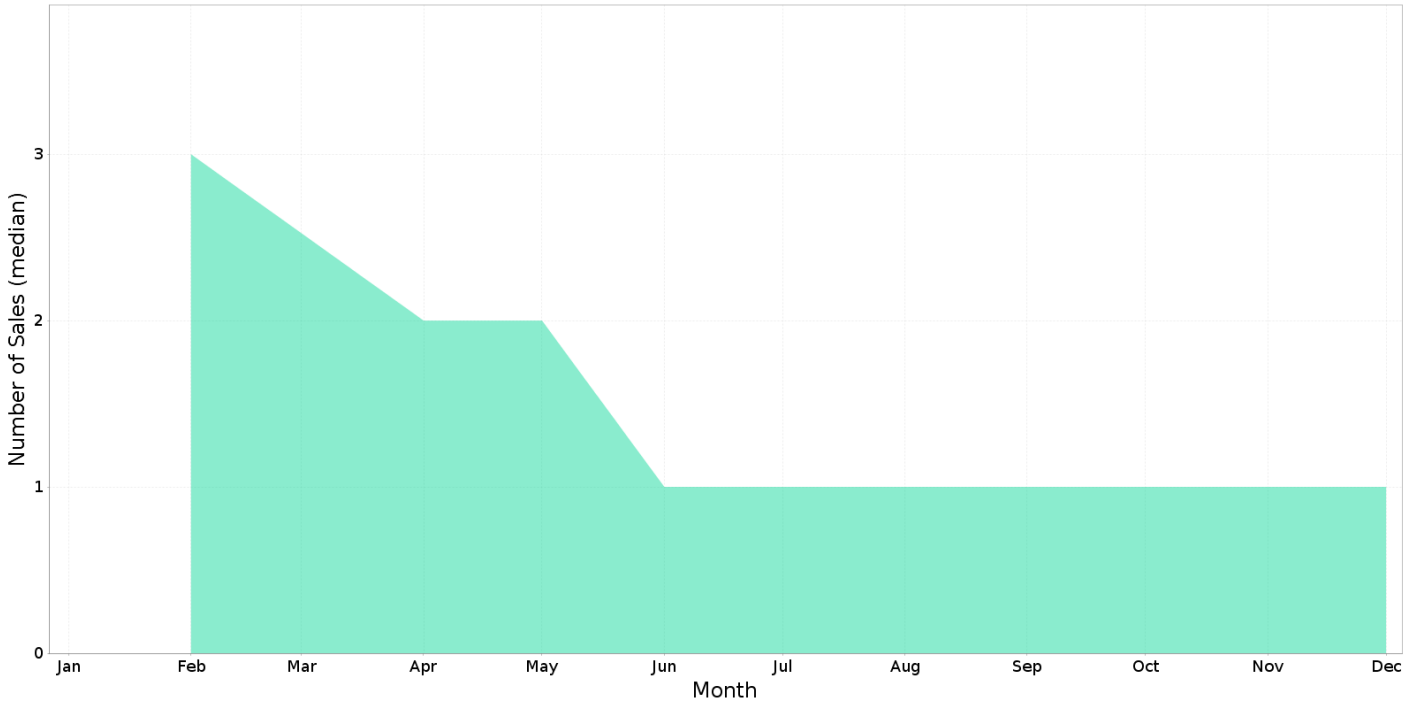
+3.3%

Current Median Price: \$1,260,000
Previous Median Price: \$1,220,000

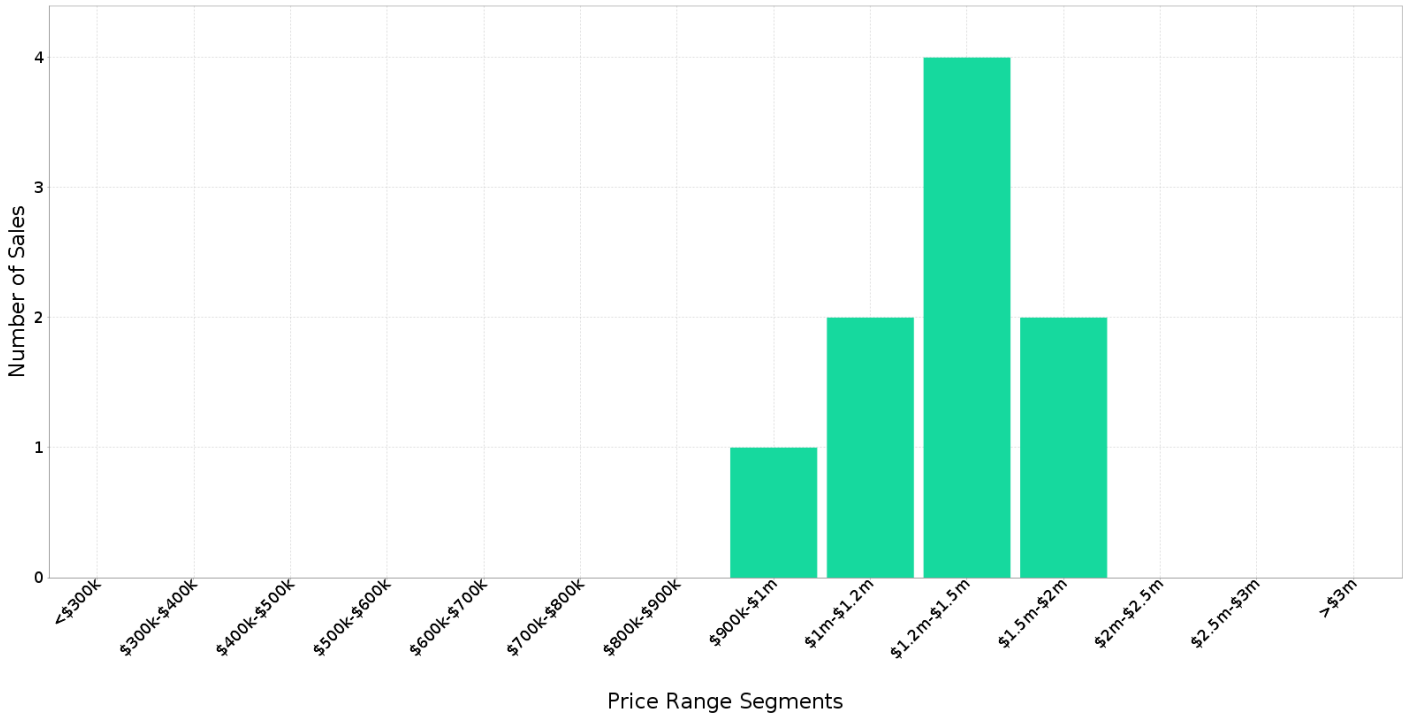
Based on 14 recorded House sales compared over the last two rolling 12 month periods



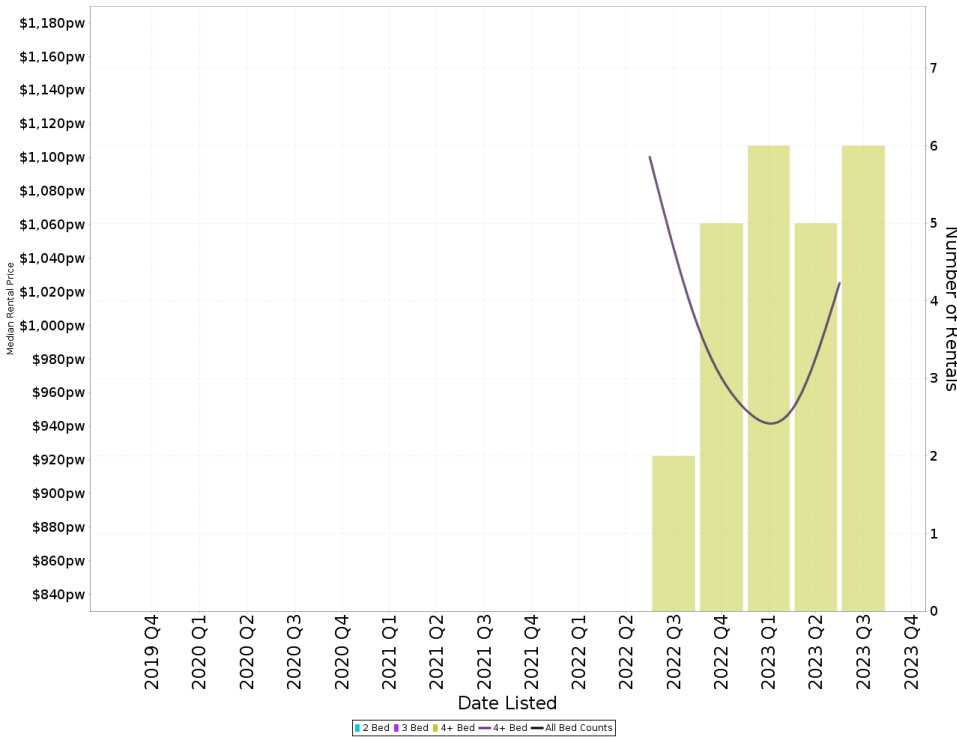
WHITLAM - Peak Selling Periods (3 years)



WHITLAM - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+3.3%

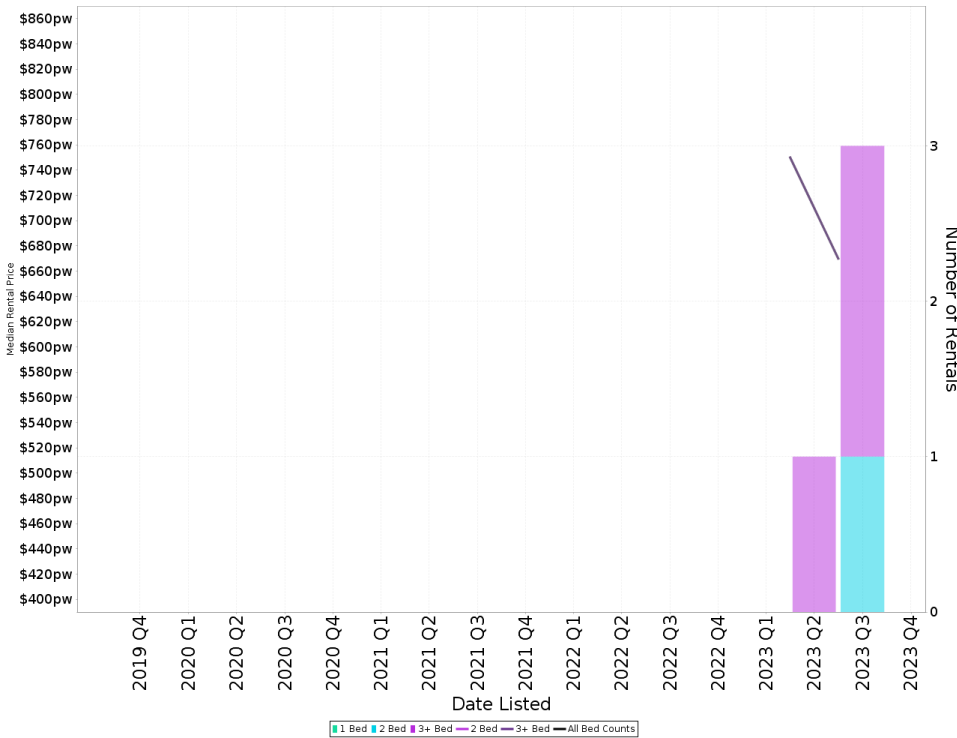
Current Median Price: \$1,260,000
 Previous Median Price: \$1,220,000
 Based on 14 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.1%

Current Median Price: \$1,260,000
 Current Median Rent: \$990
 Based on 22 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

N/A

Suburb Rental Yield

N/A

WHITLAM - Recently Sold Properties

Median Sale Price

\$1.26m

Based on 9 recorded House sales within the last 12 months (Oct '22 - Sep '23)

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

Suburb Growth

+3.3%

Current Median Price: \$1,260,000
Previous Median Price: \$1,220,000

Based on 14 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

9

Based on recorded House sales within the 12 months (Oct '22 - Sep '23)

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

1 MARI FUNAKI ST

\$1,550,000

Sold 2023
Aug
54 Days

556 m² 4 3 2

18 DADSWELL ST

\$1,590,000

Sold 2023
Jul
22 Days

466 m² 4 3 2

20 KLAUS MOJE ST

\$1,380,000

Sold 2023
Jul
22 Days

510 m² - - -

16 KLAUS MOJE ST

\$1,715,000

Sold 2023
Jun
14 Days

450 m² 4 2 2

40 CHURCHER CRES

\$1,450,000

Sold 2023
Apr
68 Days

480 m² 4 2 2

87 HAZEL HAWKE AVE

\$1,599,000

Sold 2023
Apr
40 Days

510 m² 4 2 2

8 KLAUS MOJE ST

\$1,220,000

Sold 2023
Apr
19 Days

450 m² - - -

37 MARI FUNAKI ST

\$1,305,000

Sold 2023
Apr
19 Days

450 m² 4 3 2

WHITLAM - Properties For Rent

Median Rental Price

\$990 /w

Based on 22 recorded House rentals within the last 12 months (Oct '22 - Sep '23)

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

Rental Yield

+4.1%

Current Median Price: \$1,260,000
Current Median Rent: \$990

Based on 9 recorded House sales and 22 House rentals compared over the last 12 months

Number of Rentals

22

Based on recorded House rentals within the last 12 months (Oct '22 - Sep '23)

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

14 PATKIN STREET

\$850 per week

510 m² 4 2 2

2023 5 Days

11 Patkin Street

\$990 - \$1,090

483 m² 5 3 2

2023 9 Days

111A SCULTHORPE AVENUE

\$800 per week

4 4 2

2023 34 Days

111B SCULTHORPE AVENUE

\$680 per week

3 2 -

2023 34 Days

111 B - Sculthorpe Avenue

\$680 per week

3 2 -

2023 34 Days

9 TAHOURDIN VISTA

790 P/W

1 WEEKS FREE RENT

417 m² 4 2 2

2023 88 Days

96 Hazel Hawke Avenue

\$1,150 per

877 m² 5 4 2

2023 26 Days