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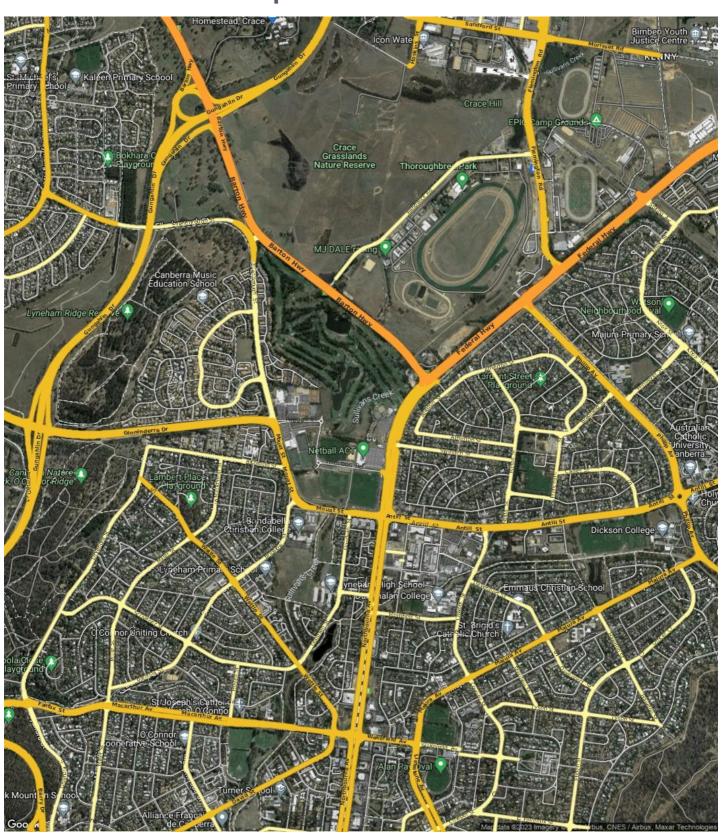


LYNEHAM (HOUSE)

Prepared by Independent Property Group



LYNEHAM - Suburb Map



Prepared on 03/10/2023 by Sales Admin Support, 02 6209 1550 at Independent Corporate Services Pty Ltd. © Property Data Solutions Pty Ltd 2023

(NE) The High Research Researc



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LYNEHAM - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2005	35	\$ 460,000	0.0 %	\$ 220,000	\$ 1,230,000
2006	33	\$ 423,750	-7.9 %	\$ 5,350	\$ 775,000
2007	29	\$ 490,000	15.6 %	\$ 166,666	\$ 820,000
2008	27	\$ 550,000	12.2 %	\$ 425,000	\$ 880,000
2009	27	\$ 615,000	11.8 %	\$ 440,000	\$ 1,200,000
2010	23	\$ 650,000	5.7 %	\$ 520,000	\$ 1,250,000
2011	24	\$ 601,000	-7.5 %	\$ 300,750	\$ 1,105,000
2012	23	\$ 610,000	1.5 %	\$ 515,000	\$ 1,425,000
2013	27	\$ 650,000	6.6 %	\$ 466,500	\$ 1,135,000
2014	25	\$ 650,000	0.0 %	\$ 280,000	\$ 1,395,000
2015	29	\$ 730,000	12.3 %	\$ 134,000	\$ 1,015,000
2016	24	\$ 775,500	6.2 %	\$ 284,000	\$ 1,345,000
2017	23	\$ 940,000	21.2 %	\$ 660,000	\$ 1,325,000
2018	30	\$ 850,000	-9.6 %	\$ 350,000	\$ 1,267,082
2019	23	\$ 856,000	0.7 %	\$ 640,000	\$ 1,360,000
2020	34	\$ 983,000	14.8 %	\$ 610,000	\$ 3,049,901
2021	49	\$ 1,255,000	27.7 %	\$ 190,000	\$ 4,600,000
2022	27	\$ 1,245,000	-0.8 %	\$ 921,000	\$ 2,160,000
2023	13	\$ 1,200,000	-3.6 %	\$ 900,000	\$ 2,020,000

Median Sale Price

\$1.2m

Based on 19 recorded House sales within the last 12 months (Oct '22 - Sep '23)

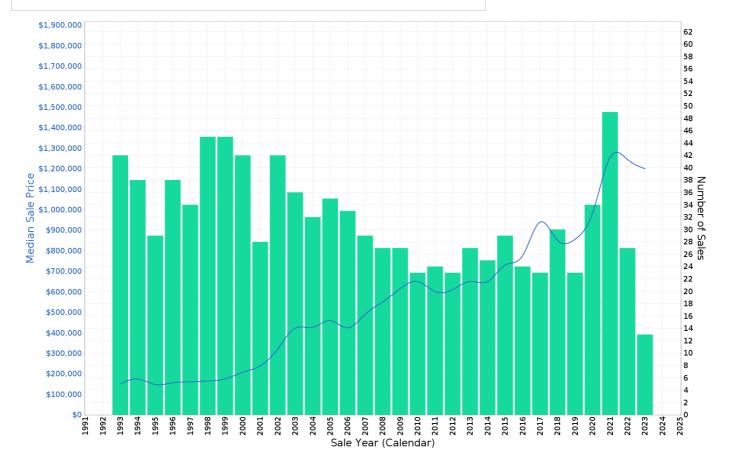
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

-11.3%

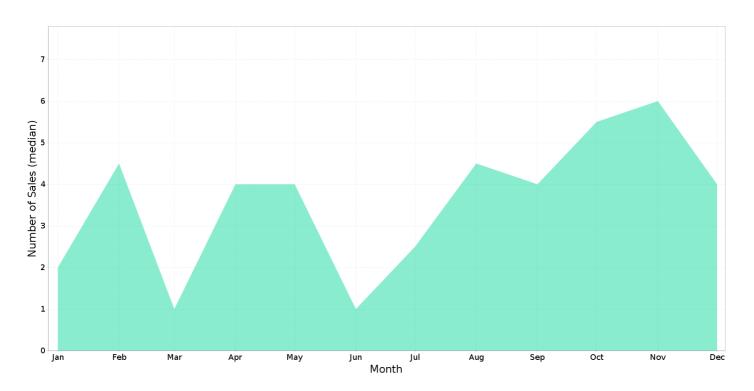
Current Median Price: \$1,200,000 Previous Median Price: \$1.352.500

Based on 51 recorded House sales compared over the last two

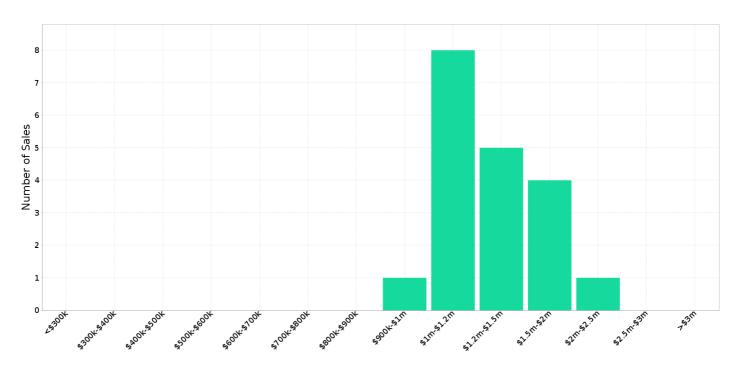




LYNEHAM - Peak Selling Periods (3 years)



LYNEHAM - Price Range Segments (12 months)

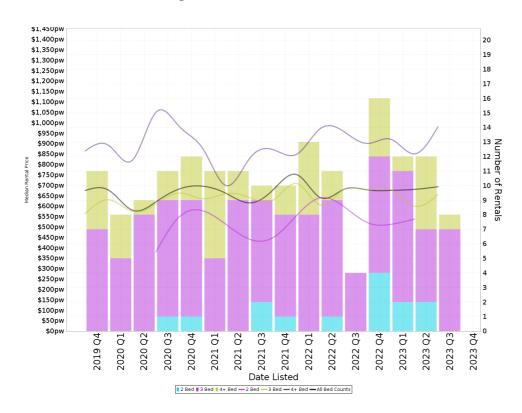


Price Range Segments

independent

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Median Weekly Rents (Houses)



Suburb Sale Price Growth

-11.3%

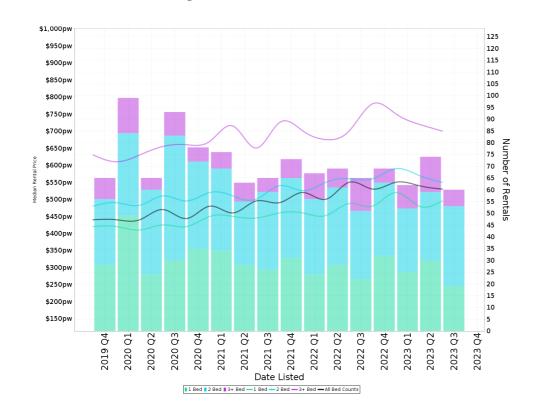
Current Median Price: \$1,200,000
Previous Median Price: \$1,352,500
Based on 51 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+2.9%

Current Median Price: \$1,200,000 Current Median Rent: \$678 Based on 48 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-10.5%

Current Median Price: \$510,000 Previous Median Price: \$570,000 Based on 207 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+5.5%

Current Median Price: \$510,000 Current Median Rent: \$535

Based on 265 registered Unit rentals compared over the last 12 months.

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LYNEHAM - Properties For Rent

Median Rental Price

\$678 /w

Based on 48 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

+2.9%

Current Median Price: \$1,200,000 **Current Median Rent: \$678**

Number of Rentals

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





