



# IN-DEPTH PROPERTY REPORT

Latest Sales & Rental Statistics For Your Suburb

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REAL ESTATE SERVICES

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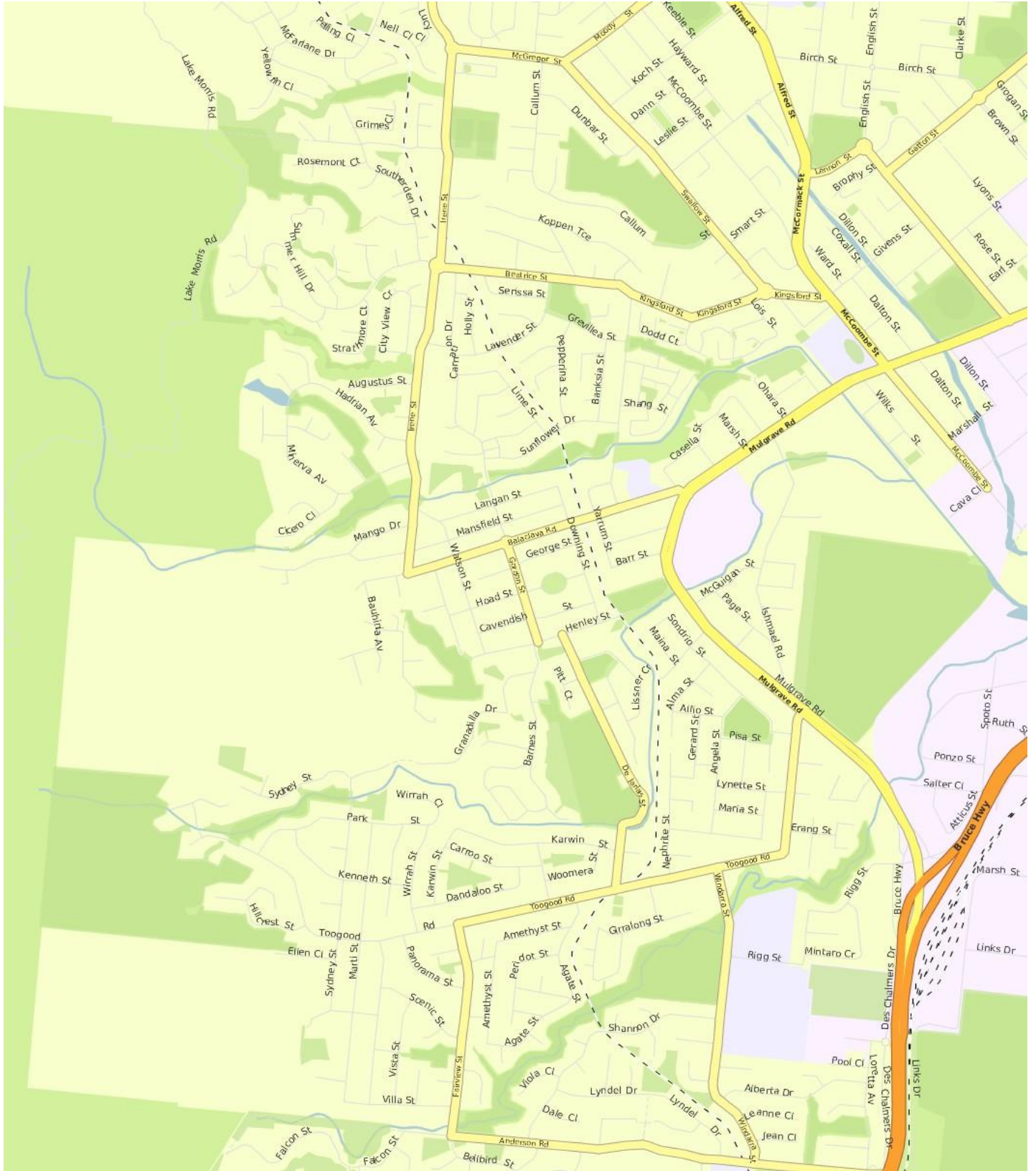
REAL ESTATE SERVICES

# **SUBURB FLYOVER REPORT**

EARLVILLE (HOUSE)

PREPARED BY: SHELDON REALTY, PH: 07 4033 1366

## EARLVILLE - Suburb Map



Prepared on 14/02/2020 by Sheldon Realty. © Property Data Solutions Pty Ltd 2020 (pricfinder.com.au)

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## EARLVILLE - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2002	85	\$ 152,000	0.0 %	\$ 100,000	\$ 450,000
2003	99	\$ 170,000	11.8 %	\$ 85,000	\$ 560,000
2004	89	\$ 225,000	32.4 %	\$ 115,000	\$ 580,000
2005	73	\$ 275,000	22.2 %	\$ 177,500	\$ 600,000
2006	78	\$ 290,000	5.5 %	\$ 160,000	\$ 720,000
2007	74	\$ 350,500	20.9 %	\$ 245,000	\$ 835,000
2008	37	\$ 327,000	-6.7 %	\$ 272,000	\$ 850,000
2009	70	\$ 345,000	5.5 %	\$ 230,000	\$ 1,288,888
2010	36	\$ 305,250	-11.5 %	\$ 205,000	\$ 1,150,000
2011	32	\$ 310,000	1.6 %	\$ 215,000	\$ 615,000
2012	35	\$ 325,000	4.8 %	\$ 210,000	\$ 2,376,337
2013	42	\$ 322,500	-0.8 %	\$ 190,000	\$ 570,000
2014	56	\$ 357,500	10.9 %	\$ 275,000	\$ 790,000
2015	68	\$ 371,250	3.8 %	\$ 255,000	\$ 2,100,000
2016	51	\$ 377,000	1.5 %	\$ 270,000	\$ 2,000,000
2017	45	\$ 380,000	0.8 %	\$ 250,000	\$ 955,000
2018	46	\$ 390,750	2.8 %	\$ 260,000	\$ 2,350,000
2019	50	\$ 399,000	2.1 %	\$ 215,000	\$ 1,875,000
2020	0				

### Median Sale Price

# \$399k

Based on 50 recorded House sales within the last 12 months (2019)

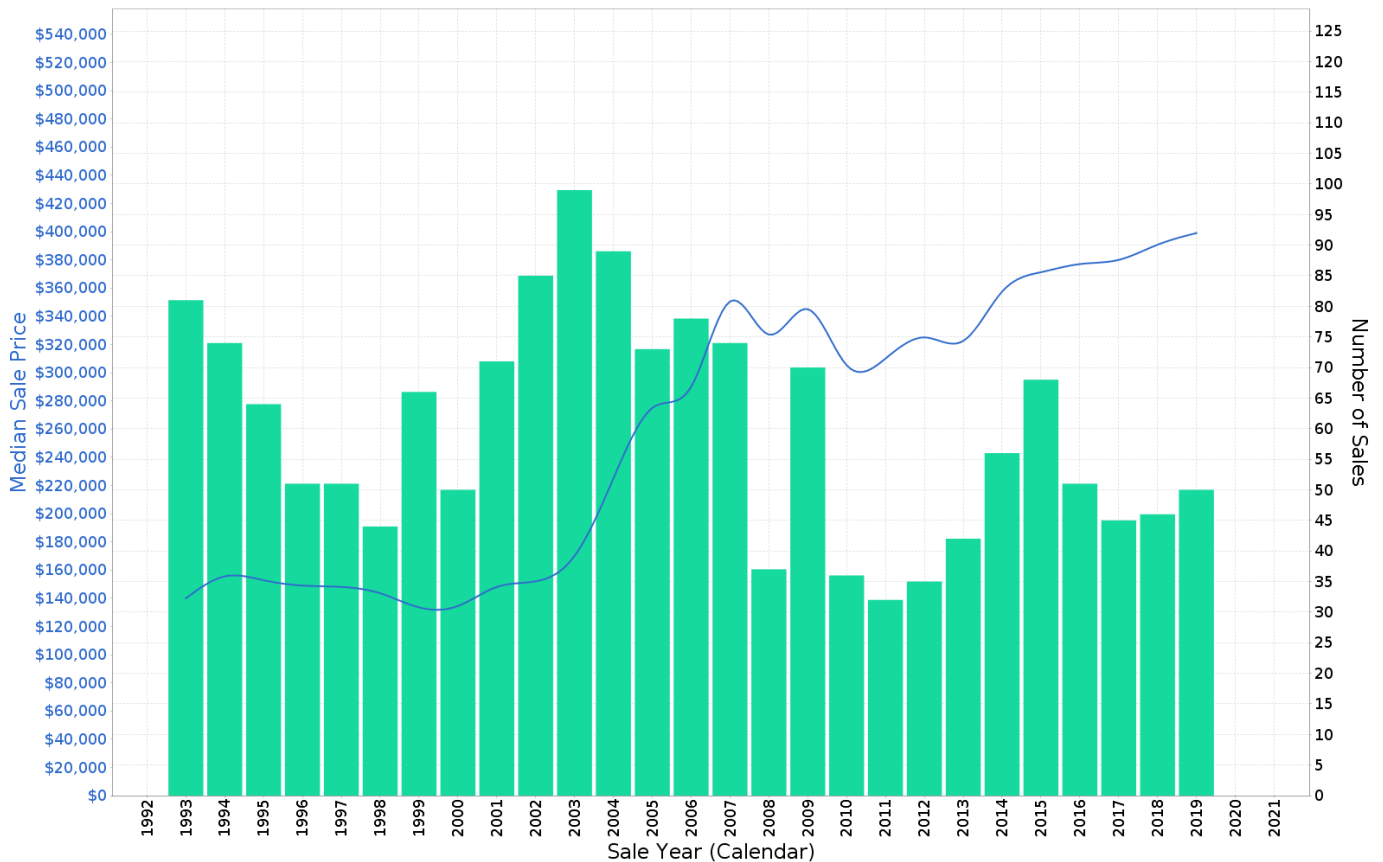
Based on a rolling 12 month period and may differ from calendar year statistics

### Suburb Growth

# +2.1%

Current Median Price: \$399,000  
Previous Median Price: \$390,750

Based on 96 recorded House sales compared over the last two rolling 12 month periods

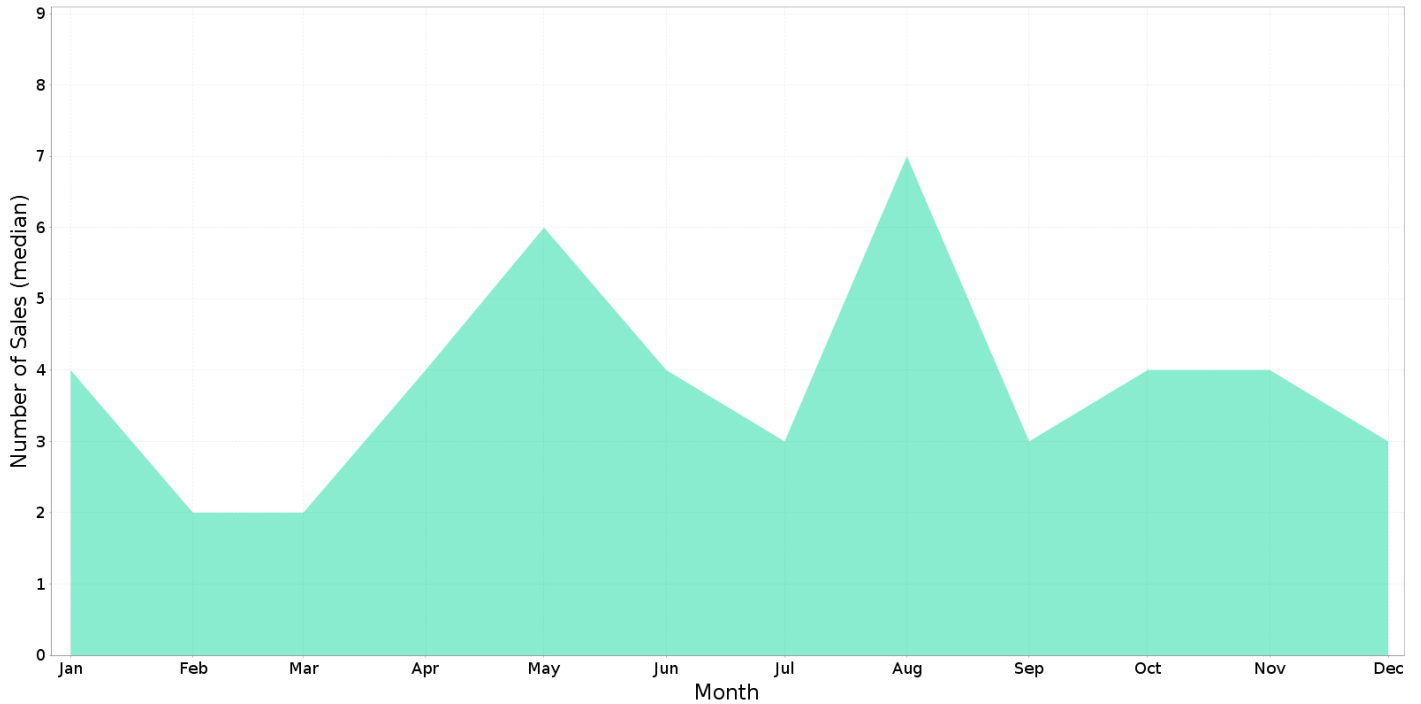


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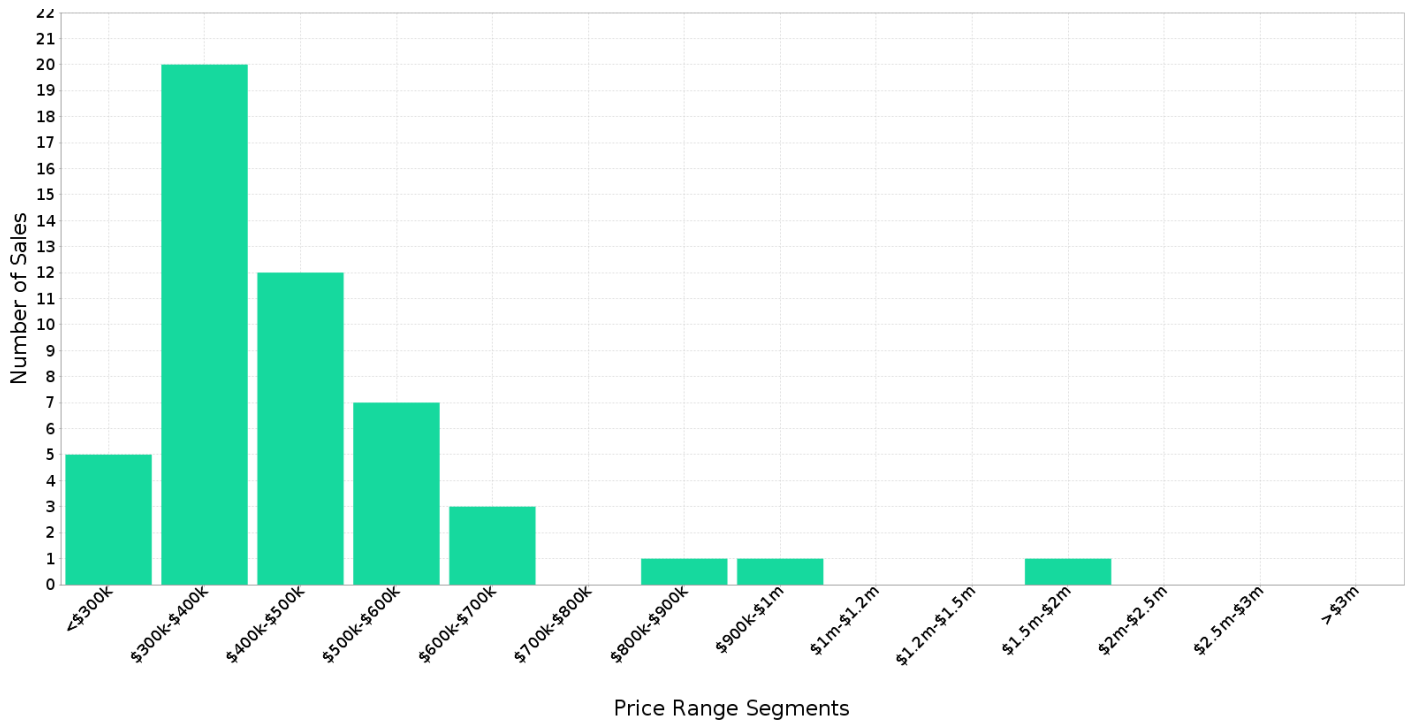
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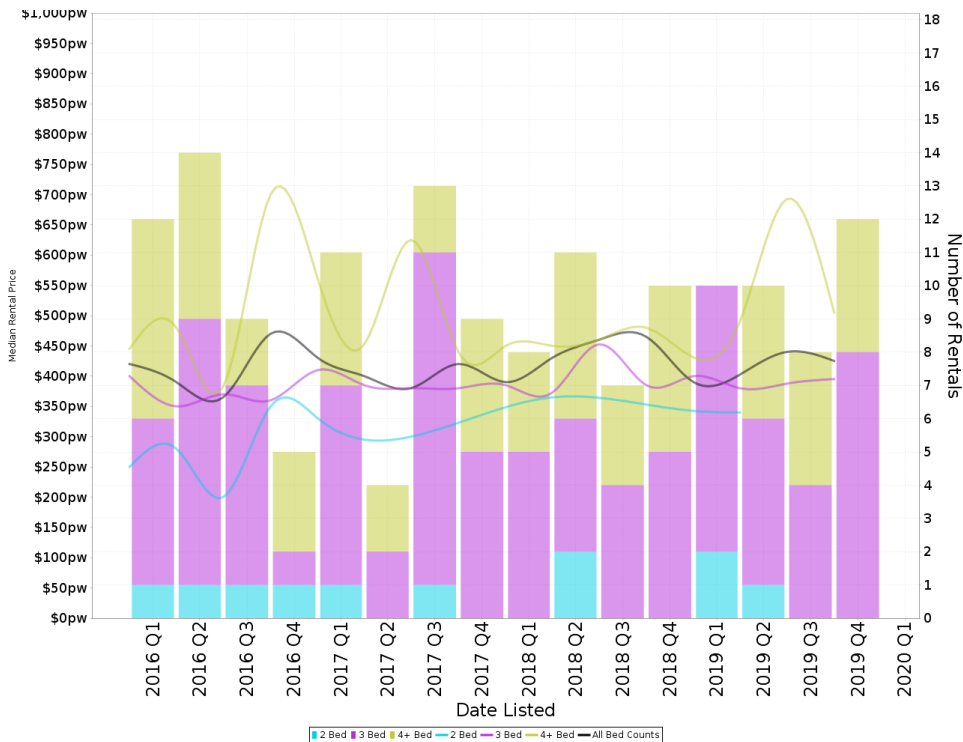
## EARLVILLE - Peak Selling Periods



## EARLVILLE - Price Range Segments



## Median Weekly Rents (Houses)



### Suburb Sale Price Growth

**+2.1%**

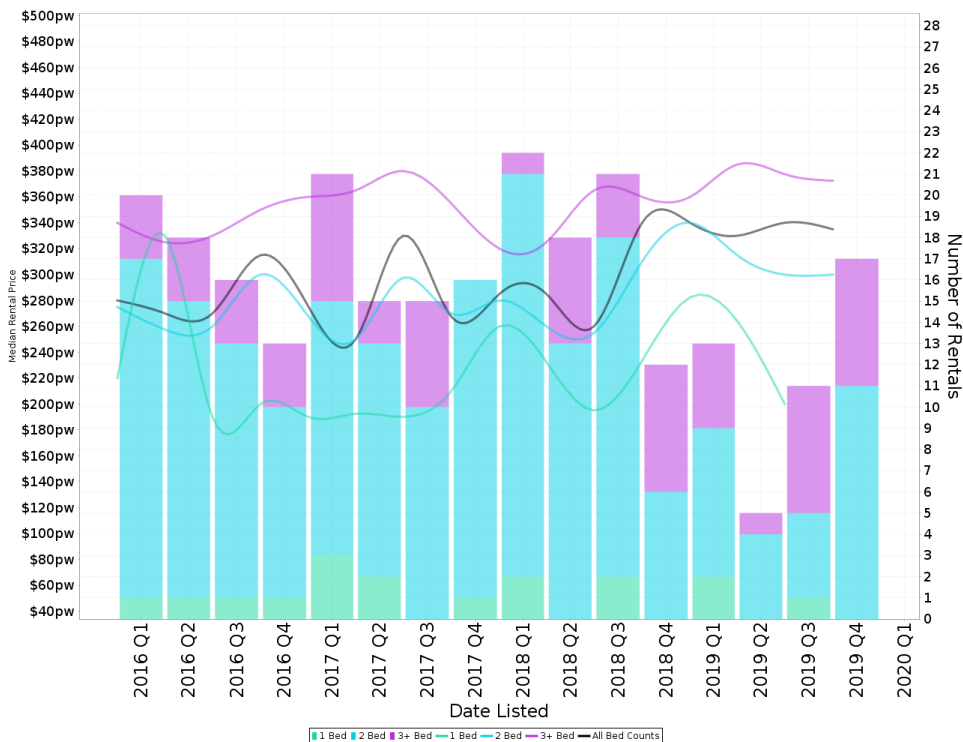
Current Median Price: \$399,000  
Previous Median Price: \$390,750  
Based on 96 registered House sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+5.2%**

Current Median Price: \$399,000  
Current Median Rent: \$400  
Based on 40 registered House rentals compared over the last 12 months.

## Median Weekly Rents (Units)



### Suburb Sale Price Growth

**+29.0%**

Current Median Price: \$222,500  
Previous Median Price: \$172,500  
Based on 65 registered Unit sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+6.5%**

Current Median Price: \$222,500  
Current Median Rent: \$280  
Based on 67 registered Unit rentals compared over the last 12 months.

## EARLVILLE - Recently Sold Properties

Median Sale Price

**\$399k**

Based on 50 recorded House sales within the last 12 months (2019)

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

Suburb Growth

**+2.1%**

Current Median Price: \$399,000  
Previous Median Price: \$390,750

Based on 96 recorded House sales compared over the last two rolling 12 month periods

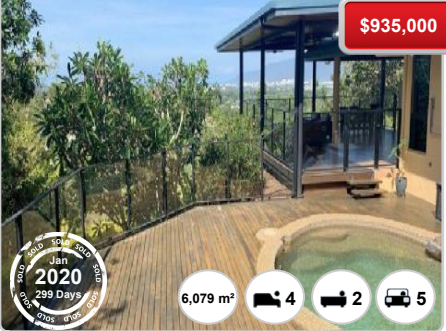
# Sold Properties

**50**

Based on recorded House sales within the 12 months (2019)

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

**115 MANSFIELD ST**



**\$935,000**

Jan 2020  
259 Days

6,079 m<sup>2</sup> 4 2 5

**65 MANSFIELD ST**



**\$407,000**

Nov 2019  
14 Days

627 m<sup>2</sup> 3 1 1

**29 CAVENDISH ST**



**\$422,500**

Nov 2019  
N/A

809 m<sup>2</sup> 2 1 1

**3 MOOWOOGA ST**




**\$830,000**

Nov 2019  
174 Days

7,521 m<sup>2</sup> 5 3 3

**80 BALACLAVA RD**



**\$215,000**

Nov 2019  
50 Days

607 m<sup>2</sup> 2 1 2

**6 GORDON ST**

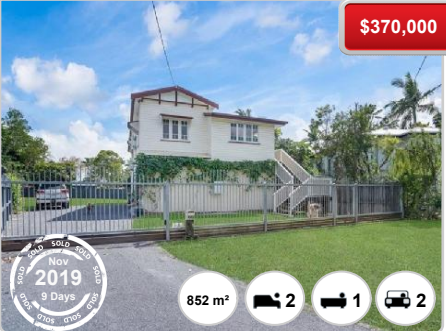


**\$305,000**

Nov 2019  
64 Days

644 m<sup>2</sup> 3 1 1

**22 THOMSON ST**



**\$370,000**

Nov 2019  
9 Days

852 m<sup>2</sup> 2 1 2

**12 MCGUIGAN ST**




**\$297,500**

Nov 2019  
43 Days

822 m<sup>2</sup> 3 1 2

**18 IRENE ST**



**\$535,000**

Oct 2019  
51 Days

814 m<sup>2</sup> 5 2 3



6 GORDON ST

**\$330,000**

Sold 2019  
36 Days

644 m<sup>2</sup> 3 1 1

118 BALACLAVA RD

**\$342,000**

Sold 2019  
136 Days

627 m<sup>2</sup> 3 1 2

3 LILLIAS CL

**\$315,000**

Sold 2019  
80 Days

356 m<sup>2</sup> 3 1 1

12 HERRIES ST

**\$300,000**

Sold 2019  
180 Days

701 m<sup>2</sup> 3 1 3

6 CAVENDISH ST

**\$359,000**

Sold 2019  
47 Days

910 m<sup>2</sup> 3 1 -

48 GRANADILLA DR

**\$625,000**

Sold 2019  
25 Days

1,459 m<sup>2</sup> 4 2 2

12 MANSFIELD ST

**\$235,000**

609.0 m<sup>2</sup>

Sold 2019

609 m<sup>2</sup> - - -

22 GEORGE ST

**\$416,000**

Sold 2019  
29 Days

707 m<sup>2</sup> 2 2 4

50-52 LANGAN ST

**\$500,000**

1854 m<sup>2</sup>

Sold 2019

1,854 m<sup>2</sup> - - -

50 BALACLAVA RD

**\$365,000**

Sold 2019  
N/A

607 m<sup>2</sup> 2 1 -

32 WATSON ST

**\$445,000**

Sold 2019  
26 Days

1,133 m<sup>2</sup> 5 2 1

105-109 MANSFIELD ST

**\$1,875,000**

Sold 2019  
N/A

30.6 ha 5 4 9

## EARLVILLE - Properties For Rent

### Median Rental Price

# \$400 /w

Based on 40 recorded House rentals within the last 12 months (2019)

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

### Rental Yield

# +5.2%

Current Median Price: \$399,000  
Current Median Rent: \$400

Based on 50 recorded House sales and 40 House rentals compared over the last 12 months

### Number of Rentals

# 40

Based on recorded House rentals within the last 12 months (2019)

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

**10 LANGAN STREET**

\$430 wk

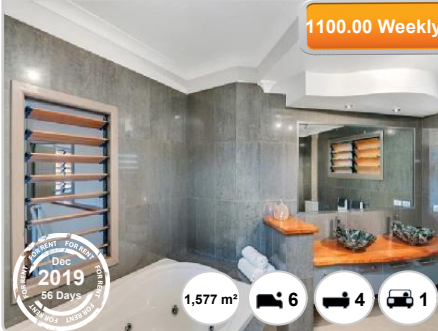


923 m<sup>2</sup> 3 1 1

For Rent - 23 Days

**3 GRANDVIEW CRESCENT**

1100.00 Weekly




1,577 m<sup>2</sup> 6 4 1

For Rent - 56 Days

**A/81 ISHMAEL ROAD**

\$300 per week



4 1 1

For Rent - 66 Days