



# IN-DEPTH PROPERTY REPORT

Latest Sales & Rental Statistics For Your Suburb

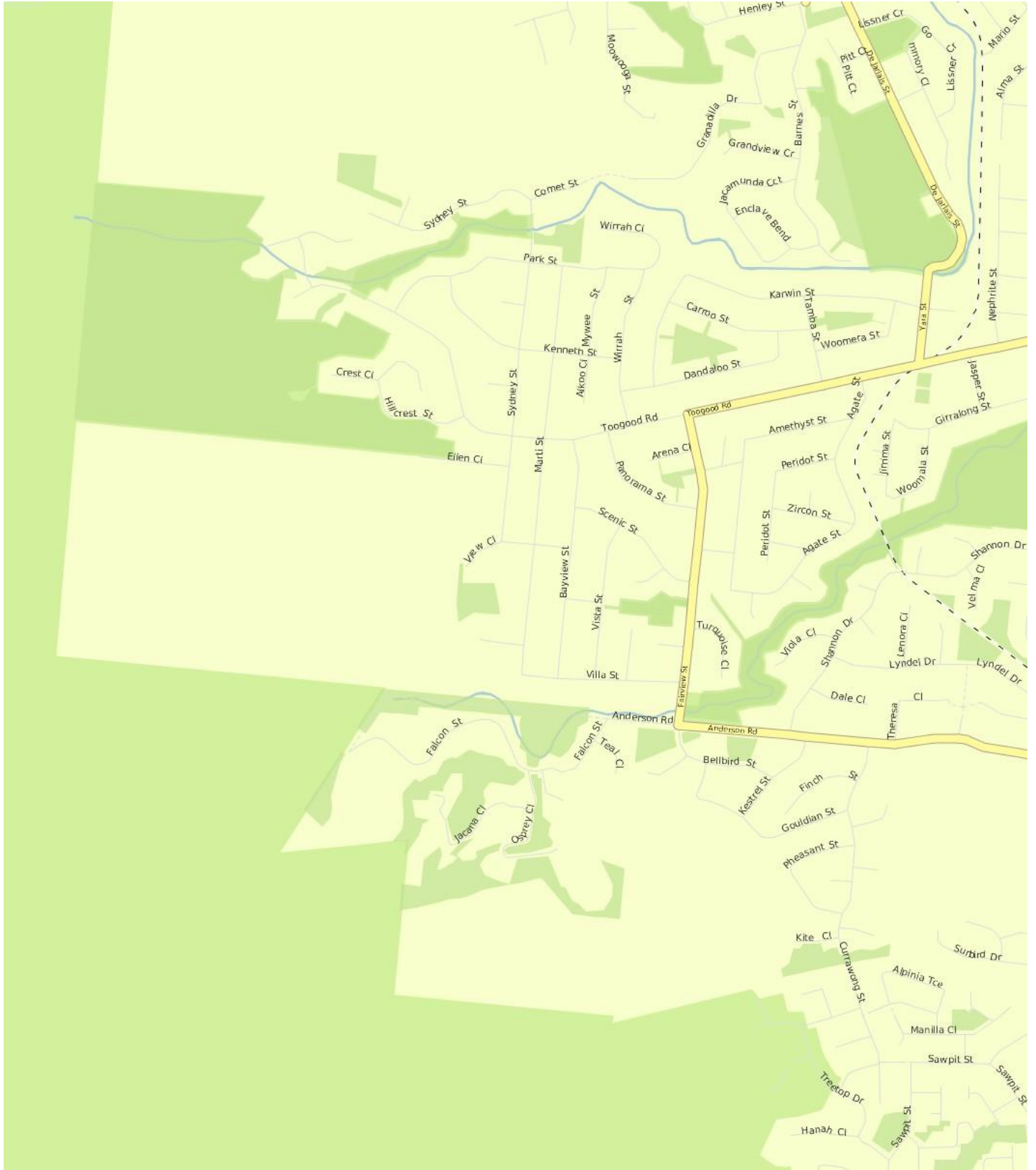
**SHELDON REALTY**  
REAL ESTATE SERVICES

## SUBURB FLYOVER REPORT

BAYVIEW HEIGHTS (HOUSE)

PREPARED BY: SHELDON REALTY, PH: 07 4033 1366

## BAYVIEW HEIGHTS - Suburb Map



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

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## BAYVIEW HEIGHTS - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2002	117	\$ 162,300	0.0 %	\$ 72,500	\$ 490,000
2003	158	\$ 205,000	26.3 %	\$ 105,000	\$ 1,300,000
2004	122	\$ 256,500	25.1 %	\$ 140,000	\$ 1,720,000
2005	100	\$ 272,500	6.2 %	\$ 140,000	\$ 1,100,000
2006	108	\$ 336,250	23.4 %	\$ 223,000	\$ 1,300,000
2007	97	\$ 385,000	14.5 %	\$ 250,000	\$ 910,000
2008	83	\$ 362,500	-5.8 %	\$ 220,000	\$ 1,450,000
2009	62	\$ 360,250	-0.6 %	\$ 255,000	\$ 1,355,000
2010	62	\$ 358,250	-0.6 %	\$ 225,000	\$ 1,167,488
2011	57	\$ 355,000	-0.9 %	\$ 231,000	\$ 850,000
2012	71	\$ 350,940	-1.1 %	\$ 220,000	\$ 1,030,000
2013	69	\$ 365,000	4.0 %	\$ 235,000	\$ 1,024,000
2014	70	\$ 394,250	8.0 %	\$ 241,000	\$ 1,250,000
2015	68	\$ 385,000	-2.3 %	\$ 240,000	\$ 1,300,000
2016	75	\$ 385,000	0.0 %	\$ 265,000	\$ 1,300,000
2017	62	\$ 387,000	0.5 %	\$ 247,000	\$ 2,000,000
2018	68	\$ 422,500	9.2 %	\$ 258,000	\$ 1,800,000
2019	47	\$ 420,000	-0.6 %	\$ 290,000	\$ 1,000,000
2020	0				

### Median Sale Price

# \$420k

Based on 47 recorded House sales within the last 12 months (2019)

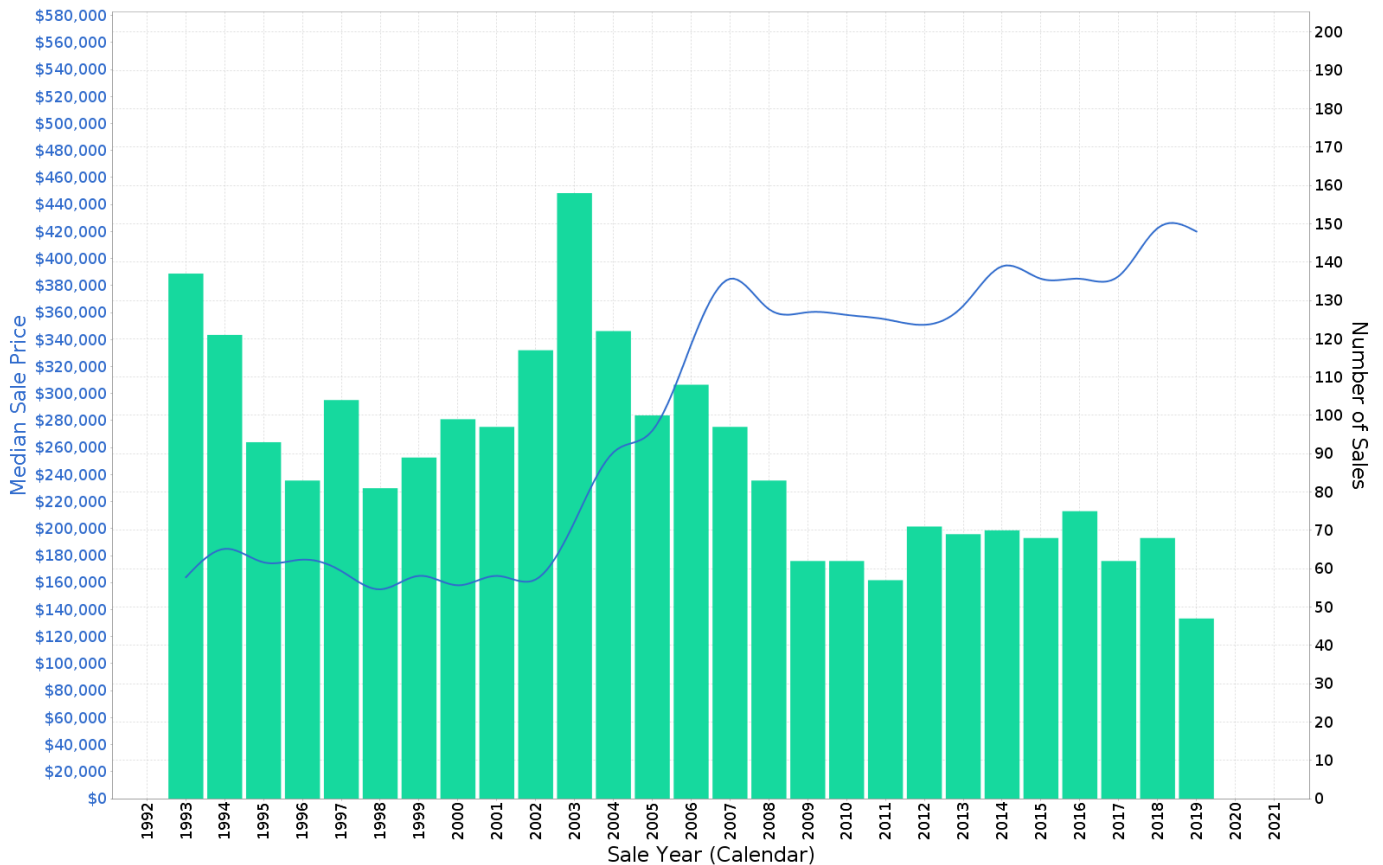
Based on a rolling 12 month period and may differ from calendar year statistics

### Suburb Growth

# -0.6%

Current Median Price: \$420,000  
Previous Median Price: \$422,500

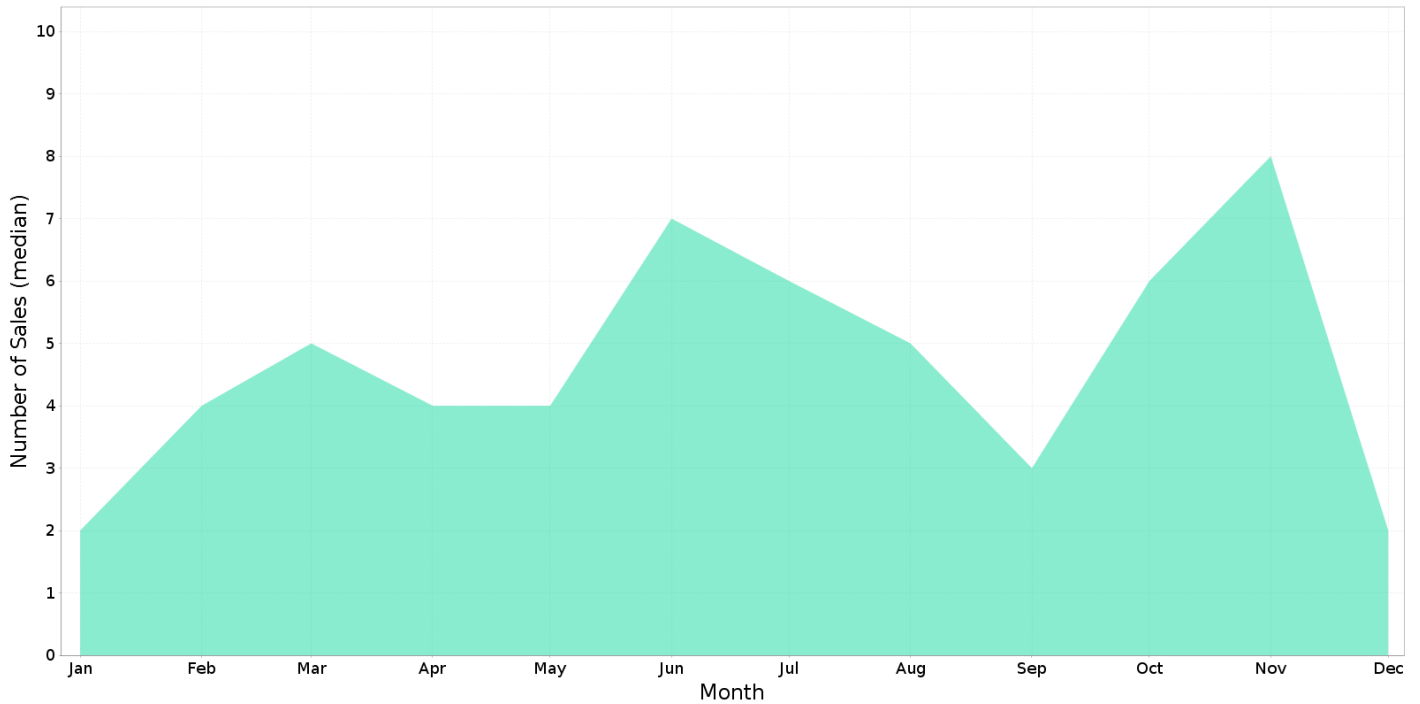
Based on 115 recorded House sales compared over the last two rolling 12 month periods



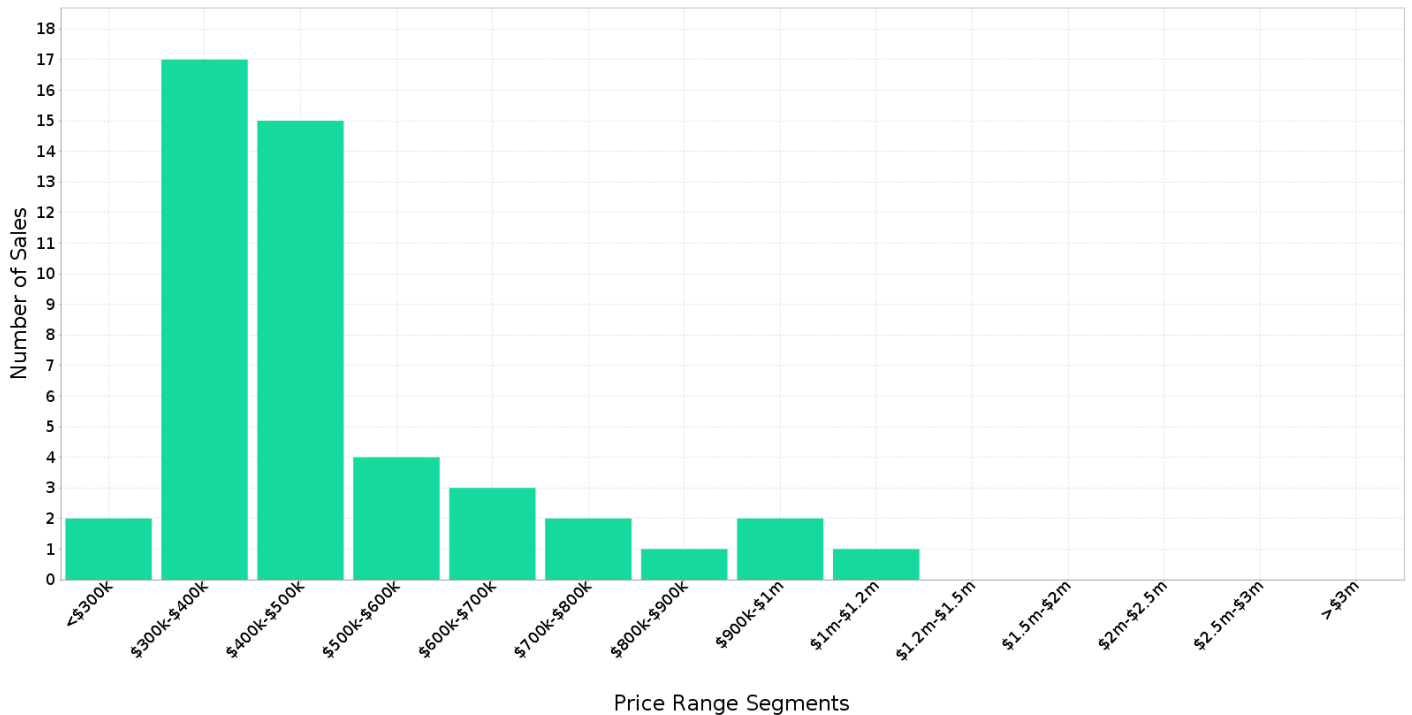
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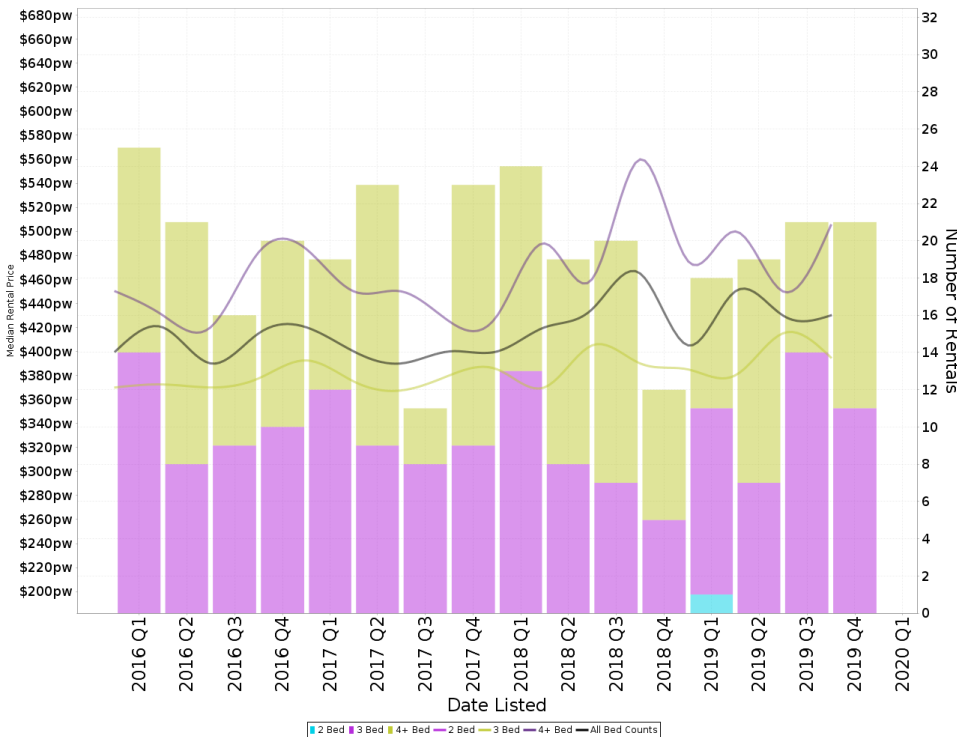
## BAYVIEW HEIGHTS - Peak Selling Periods



## BAYVIEW HEIGHTS - Price Range Segments



## Median Weekly Rents (Houses)



### Suburb Sale Price Growth

**-0.6%**

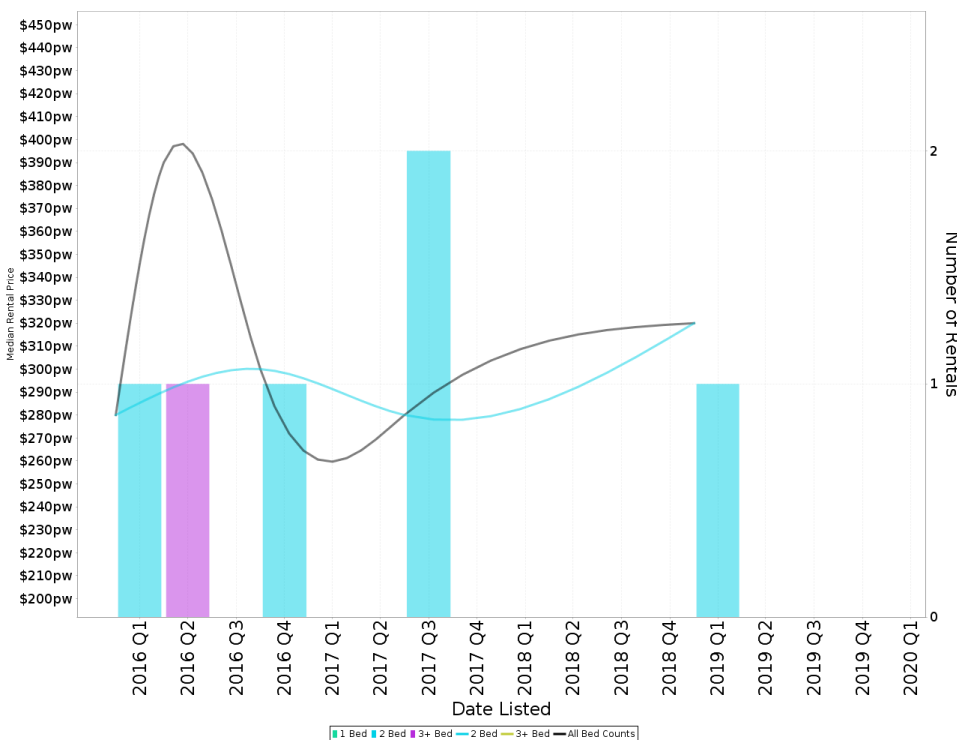
Current Median Price: \$420,000  
 Previous Median Price: \$422,500  
 Based on 115 registered House sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+5.0%**

Current Median Price: \$420,000  
 Current Median Rent: \$400  
 Based on 82 registered House rentals compared over the last 12 months.

## Median Weekly Rents (Units)



### Suburb Sale Price Growth

N/A

### Suburb Rental Yield

N/A

## BAYVIEW HEIGHTS - Recently Sold Properties

Median Sale Price

**\$420k**

Based on 47 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

**-0.6%**

Current Median Price: \$420,000  
Previous Median Price: \$422,500

Based on 115 recorded House sales compared over the last two rolling 12 month periods

# Sold Properties

**47**

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

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

**13 FINCH ST**



**\$460,000**

Jan 2020  
84 Days

745 m<sup>2</sup> 3 2 3

**59 WIRRAH CL**




**\$425,000**

Jan 2020  
55 Days

800 m<sup>2</sup> 4 2 2

**93 MARTI ST**




**\$345,000**

Apr 2019  
17 Days

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

**9 PERIDOT ST**




**\$401,000**

Dec 2019  
159 Days

728 m<sup>2</sup> 6 2 4

**153 ANDERSON RD**



**\$450,000**

Dec 2019  
1 Day

835 m<sup>2</sup> 4 2 2

**78 SYDNEY ST**




**\$300,000**

Dec 2019  
195 Days

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

**5 PHEASANT ST**




**\$410,000**

Nov 2019  
73 Days

701 m<sup>2</sup> 4 2 1

**33 VILLA ST**



**\$305,000**

Nov 2019  
148 Days

830 m<sup>2</sup> 1 1 2

**43 DANDALOO ST**



**\$377,000**

Nov 2019  
49 Days

708 m<sup>2</sup> 3 2 2

43-45 WIRRAH CL

**\$500,000**

Sold Oct 2019  
38 Days

821 m<sup>2</sup> 4 2 2

6 MARTI ST

**\$500,000**

Sold Oct 2019  
53 Days

809 m<sup>2</sup> 4 2 2

39-41 FALCON ST

**\$1,000,000**

Sold Oct 2019  
130 Days

3,710 m<sup>2</sup> 5 3 4

17 BAYVIEW ST

**\$430,000**

Sold Oct 2019  
77 Days

805 m<sup>2</sup> 3 2 2

40 WIRRAH ST

**\$445,000**

Sold Oct 2019  
N/A

983 m<sup>2</sup> 5 1 2

34 GOULDIAN ST

**\$620,000**

Sold Oct 2019  
162 Days

798 m<sup>2</sup> 4 3 2

5-7 TEAL CL

**\$520,000**

Sold Sep 2019  
N/A

1,034 m<sup>2</sup> 4 2 2

16-18 FALCON ST

**\$730,000**

Sold Sep 2019  
108 Days

1,341 m<sup>2</sup> 4 3 4

176 SYDNEY CL

**\$995,000**

Sold Sep 2019  
N/A

1,540 m<sup>2</sup> 7 6 4

9 COPPER CL

**\$373,000**

Sold Aug 2019  
N/A

602 m<sup>2</sup> 4 2 2

17 TAMBA ST

**\$310,000**

Sold Aug 2019  
163 Days

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

7 MARTI ST

**\$295,000**

Sold Aug 2019  
24 Days

797 m<sup>2</sup> 4 2 2



## BAYVIEW HEIGHTS - Properties For Rent

Median Rental Price

**\$400 /w**

Based on 82 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

**+5.0%**

Current Median Price: \$420,000  
Current Median Rent: \$400

Based on 47 recorded House sales and 82 House rentals compared over the last 12 months

Number of Rentals


**82**

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

**72 AMETHYST STREET**

**\$570 per week**




Feb 2020  
4 Days

1,073 m<sup>2</sup> 4 2 2

**139 SYDNEY STREET**

**\$510 per week**



Feb 2020  
8 Days

1,018 m<sup>2</sup> 4 2 2

**61 AMETHYST STREET**

**\$410 wk**

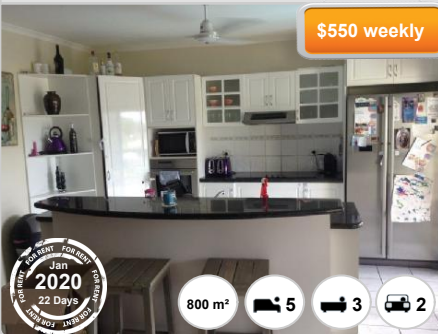


Feb 2020  
10 Days

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

**8 BAYVIEW STREET**

**\$550 weekly**



Jan 2020  
22 Days

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