

SUBURB FLYOVER REPORT

CURRUMBIN (HOUSE)

PREPARED BY: ROCKPOOL REAL ESTATE, PH: 0488160605

CURRUMBIN - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2001	47	\$ 315,000	0.0 %	\$ 13,000	\$ 1,750,000
2002	43	\$ 420,000	33.3 %	\$ 125,000	\$ 1,675,000
2003	34	\$ 455,000	8.3 %	\$ 230,000	\$ 2,050,000
2004	20	\$ 692,500	52.2 %	\$ 299,000	\$ 2,050,000
2005	30	\$ 677,000	-2.2 %	\$ 350,000	\$ 1,800,000
2006	28	\$ 510,000	-24.7 %	\$ 270,000	\$ 2,700,000
2007	52	\$ 678,750	33.1 %	\$ 370,000	\$ 4,400,000
2008	19	\$ 620,000	-8.7 %	\$ 485,000	\$ 2,560,000
2009	30	\$ 570,000	-8.1 %	\$ 6,000	\$ 4,400,000
2010	24	\$ 552,500	-3.1 %	\$ 396,000	\$ 8,200,000
2011	17	\$ 696,000	26.0 %	\$ 300,000	\$ 2,440,000
2012	27	\$ 660,000	-5.2 %	\$ 384,000	\$ 2,420,000
2013	28	\$ 616,250	-6.6 %	\$ 405,000	\$ 1,735,000
2014	32	\$ 742,500	20.5 %	\$ 400,000	\$ 5,100,000
2015	25	\$ 780,000	5.1 %	\$ 425,000	\$ 2,650,000
2016	27	\$ 815,000	4.5 %	\$ 570,000	\$ 2,900,000
2017	28	\$ 835,000	2.5 %	\$ 541,000	\$ 4,400,000
2018	18	\$ 886,750	6.2 %	\$ 655,000	\$ 5,600,000
2019	7	\$ 821,000	-7.4 %	\$ 675,000	\$ 1,800,000

Median Sale Price

\$821k

Based on 13 recorded House sales within the last 12 months (Financial Year 2019)

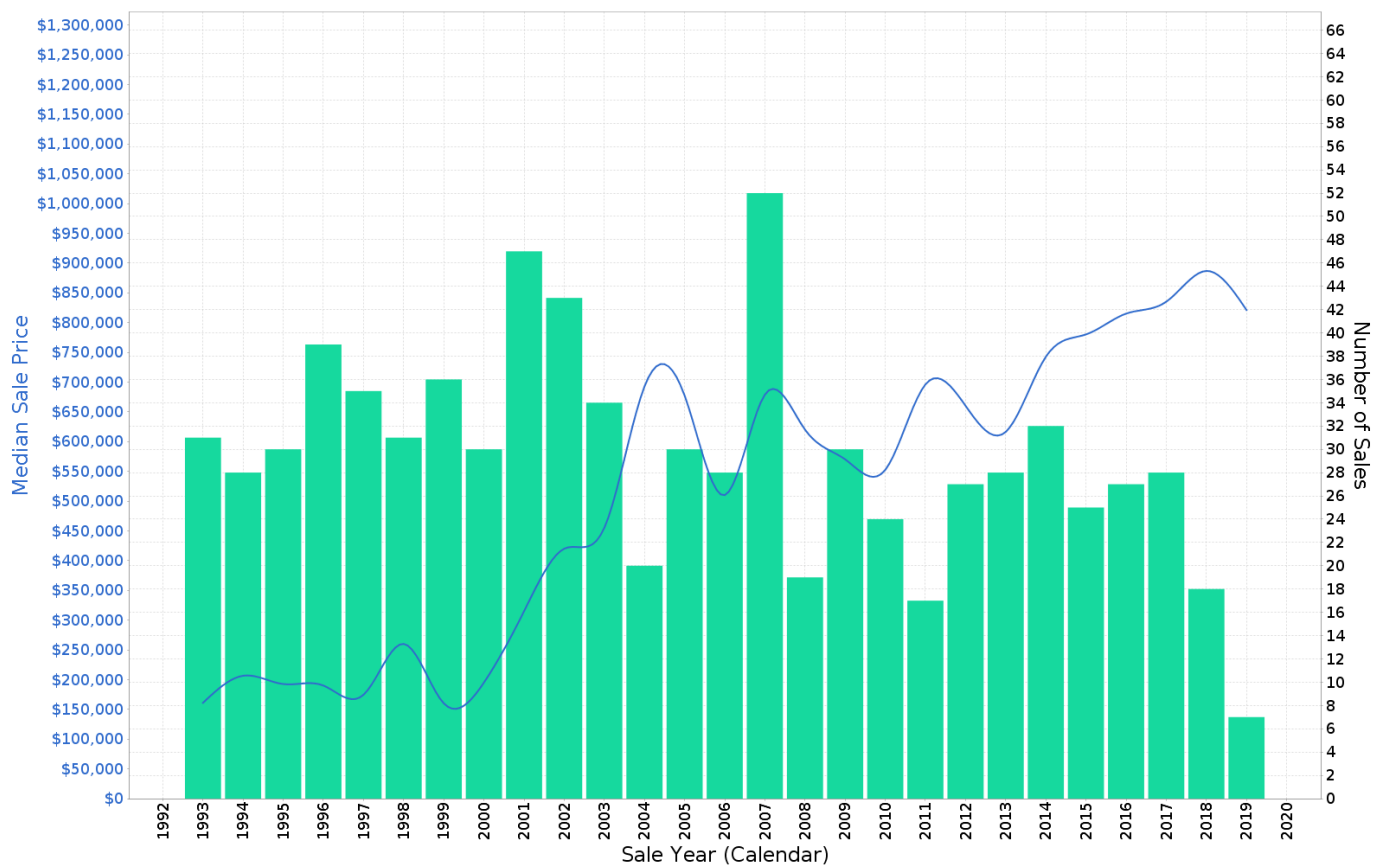
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

-10.0%

Current Median Price: \$821,000
Previous Median Price: \$911,750

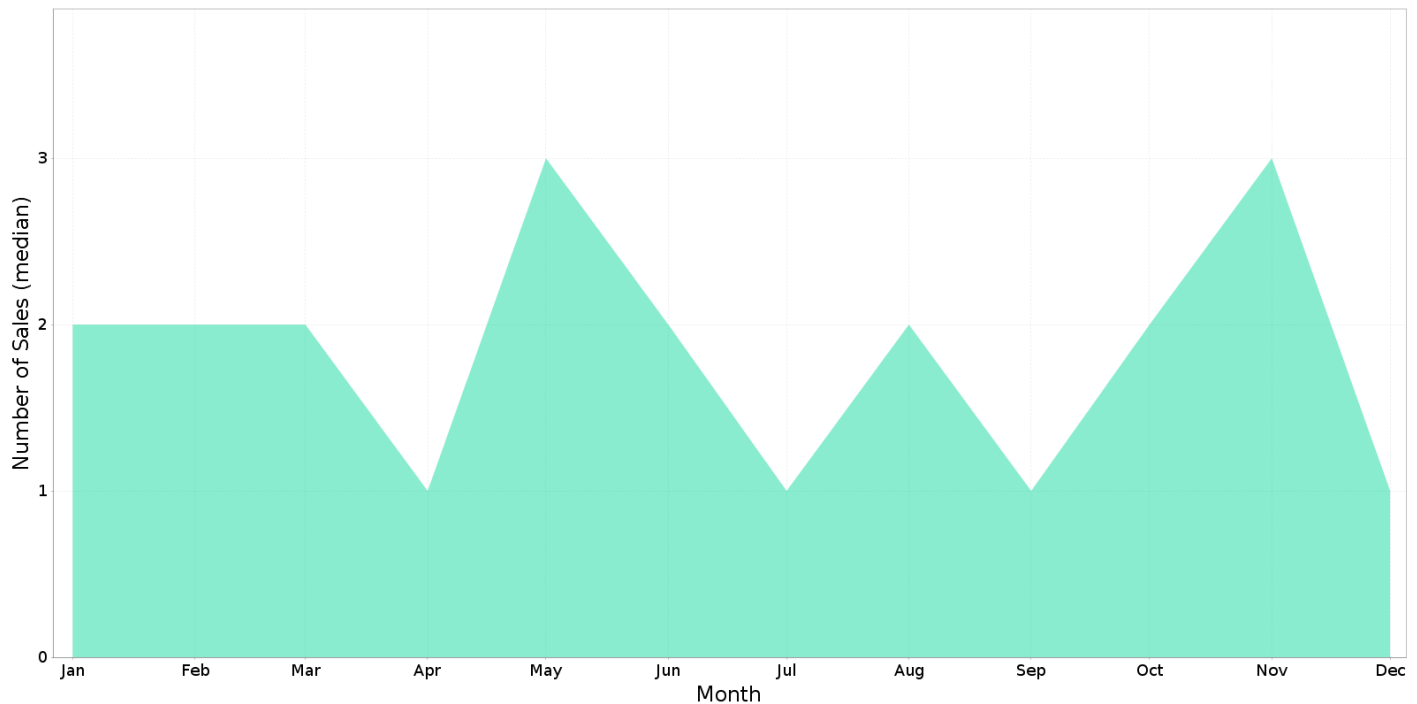
Based on 37 recorded House sales compared over the last two rolling 12 month periods



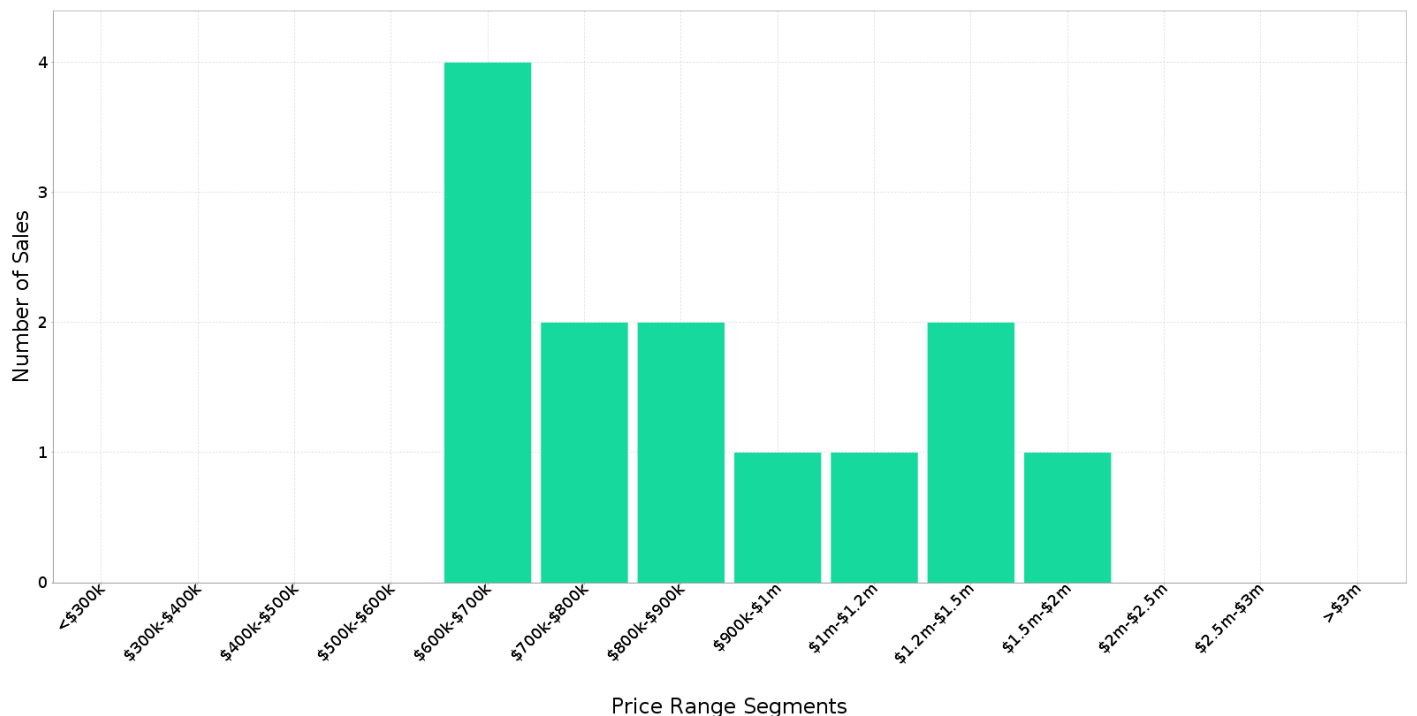
Prepared on 30/07/2019 by Rockpool Real Estate. © Property Data Solutions Pty Ltd 2019 (pricefinder.com.au)

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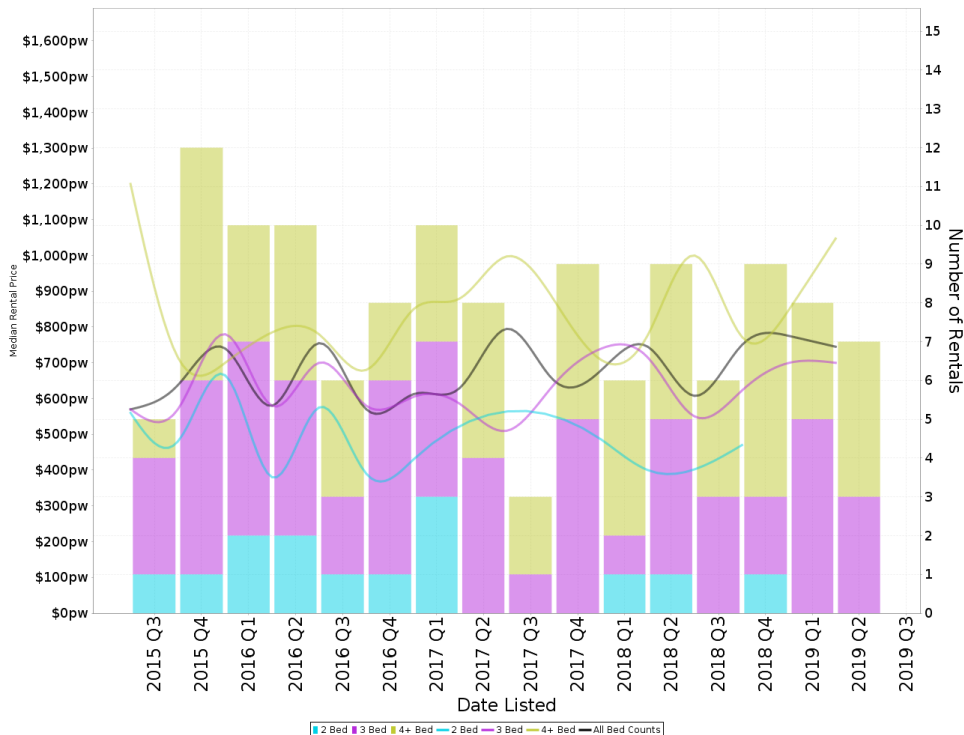
CURRUMBIN - Peak Selling Periods



CURRUMBIN - Price Range Segments



Median Weekly Rents (Houses)



Suburb Sale Price Growth

-10.0%

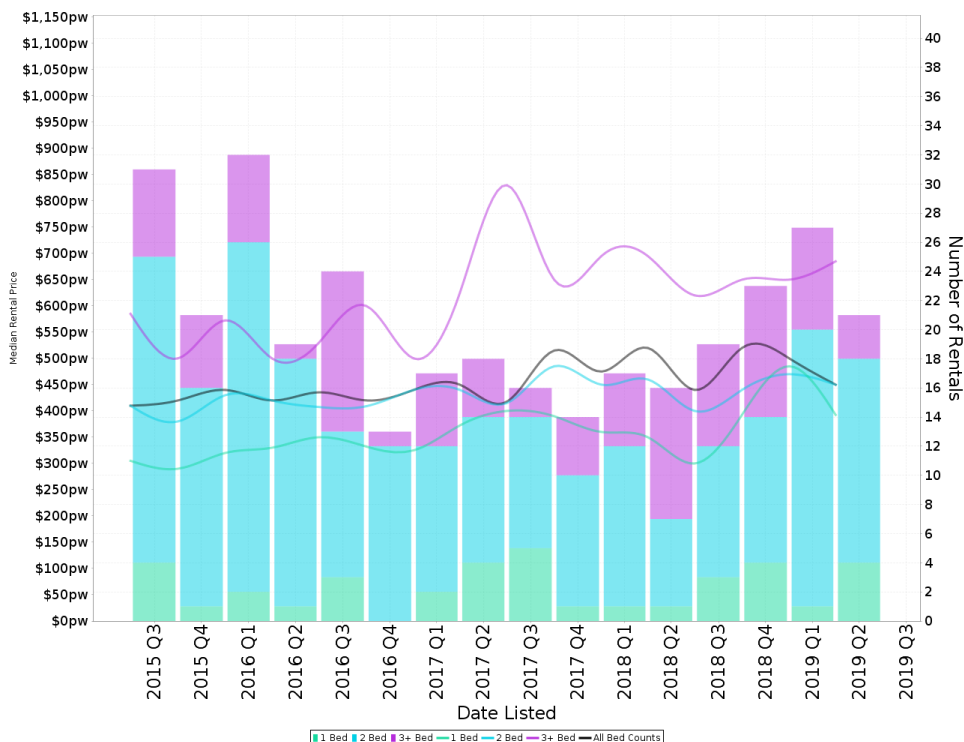
Current Median Price: \$821,000
Previous Median Price: \$911,750
Based on 37 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.0%

Current Median Price: \$821,000
Current Median Rent: \$630
Based on 37 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+9.8%

Current Median Price: \$615,000
Previous Median Price: \$560,000
Based on 161 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.6%

Current Median Price: \$615,000
Current Median Rent: \$426
Based on 103 registered Unit rentals compared over the last 12 months.

CURRUMBIN - Recently Sold Properties

Median Sale Price
\$821k

Based on 13 recorded House sales within the last 12 months (Financial Year 2019)

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

Suburb Growth
-10.0%

Current Median Price: \$821,000
Previous Median Price: \$911,750

Based on 37 recorded House sales compared over the last two rolling 12 month periods

Sold Properties
13

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

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

46 BLAMEY DR

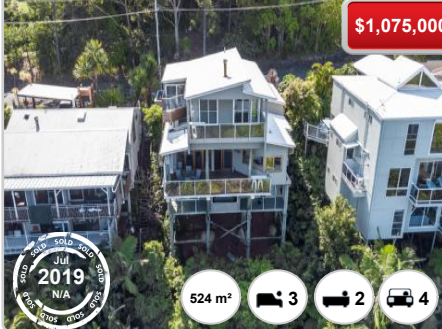


\$640,000

597 m² 3 1 2

Sold Jul 2019 137 Days

65 CREST DR



\$1,075,000

524 m² 3 2 4

Sold Jul 2019 N/A

2 ALBANY LANE



\$955,000

756 m² 4 4 2

Sold Jul 2019 N/A

28 HOOPER DR




\$1,050,000

567 m² 3 1 4

Sold Jun 2019 230 Days

19 ALPHA AVE



\$781,000

559 m² 3 2 2

Sold Jun 2019 45 Days

14 MIDVIEW CRT



\$899,000

3 2 4

Sold Apr 2019 38 Days

9 WESTVIEW RD




\$675,000

604 m² 5 2 2

Sold Apr 2019 52 Days

11 WALSH ST



\$686,000

569 m² 3 2 2

Sold Mar 2019 2 Days

62 WOODGEE ST



\$820,000

photo not available

Sold Mar 2019 N/A

19 REGENT ST

\$821,000



2019
55 Days

559 m² 3 2 2

6 REGENT ST

\$675,000



2019
13 Days

635 m² 4 1 2

CURRUMBIN - Properties For Rent

Median Rental Price

\$630 /w

Based on 37 recorded House rentals within the last 12 months (Financial Year 2019)

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

Rental Yield

+4.0%

Current Median Price: \$821,000
Current Median Rent: \$630

Based on 13 recorded House sales and 37 House rentals compared over the last 12 months

Number of Rentals


37

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

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

14 CREST DRIVE

\$610 Per Week




539 m² 4 2 5

For Rent - 2019 Jul 15 Days

70 BLAMEY DRIVE

\$675




630 m² 3 2 2

For Rent - 2019 63 Days

4 MARMA COURT

\$675



601 m² 3 2 2

For Rent - 2019 May 63 Days

59 CREST DRIVE

\$1,250 per



551 m² 5 3 2

For Rent - 2019 69 Days

34 TEEMANGUM STREET

\$850 PER




405 m² 4 2 2

For Rent - 2019 Feb 153 Days

2 DURINGAN STREET

\$1,500 Weekly



582 m² 5 4 2

For Rent - 2019 190 Days