

SUBURB FLYOVER REPORT

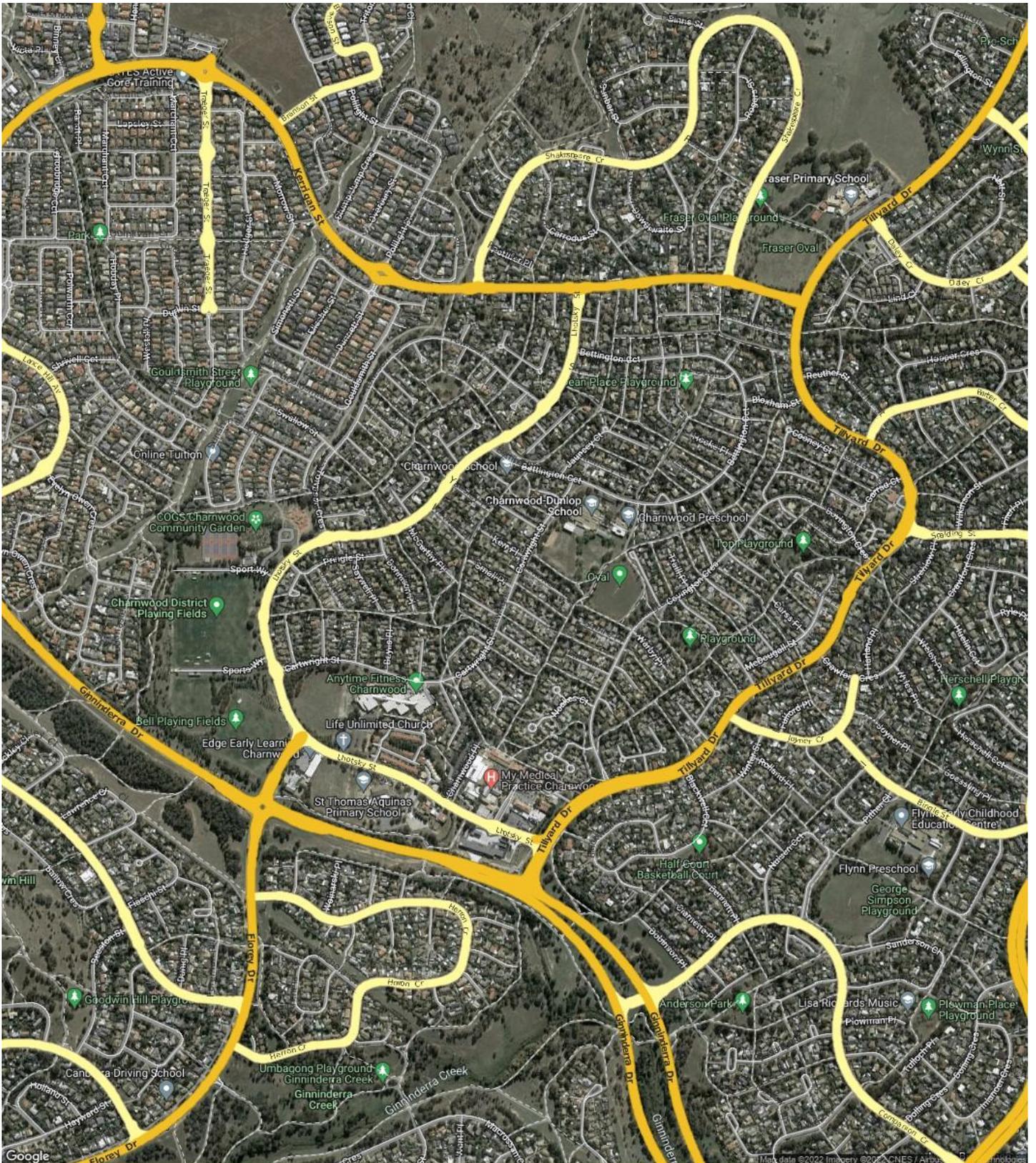
CHARNWOOD (HOUSE)

PREPARED BY: AUCTION ADVANTAGE, PH: 1300347655





CHARNWOOD - Suburb Map



Prepared on 29/12/2022 by Auction Advantage. © Property Data Solutions Pty Ltd 2022 (pricfinder.com.au)

The materials are provided as an information source only. © ACT Planning and Land Authority December/2022. The Territory Data is the property of the Australian Capital Territory. No part of it may in any form or by any means (electronic, mechanical, microcopying, photocopying, recording or otherwise) be reproduced, stored in a retrieval system or transmitted without prior written permission. Enquiries should be directed to: Director, Customer Services ACT Planning and Land Authority GPO Box 1908 Canberra ACT 2601.

CHARNWOOD - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2004	64	\$ 249,000	0.0 %	\$ 130,000	\$ 340,000
2005	55	\$ 253,000	1.6 %	\$ 120,000	\$ 365,000
2006	55	\$ 287,500	13.6 %	\$ 225,000	\$ 359,000
2007	57	\$ 315,000	9.6 %	\$ 35,000	\$ 420,000
2008	59	\$ 330,000	4.8 %	\$ 70,000	\$ 435,000
2009	44	\$ 351,000	6.4 %	\$ 182,500	\$ 457,000
2010	52	\$ 385,000	9.7 %	\$ 190,000	\$ 505,000
2011	38	\$ 380,000	-1.3 %	\$ 220,000	\$ 500,000
2012	51	\$ 370,000	-2.6 %	\$ 25,000	\$ 470,000
2013	42	\$ 380,000	2.7 %	\$ 291,500	\$ 480,000
2014	39	\$ 390,000	2.6 %	\$ 280,000	\$ 470,000
2015	37	\$ 415,000	6.4 %	\$ 190,000	\$ 537,500
2016	46	\$ 410,000	-1.2 %	\$ 310,000	\$ 582,000
2017	42	\$ 460,000	12.2 %	\$ 30,000	\$ 622,000
2018	48	\$ 462,500	0.5 %	\$ 137,500	\$ 632,000
2019	54	\$ 452,500	-2.2 %	\$ 243,600	\$ 5,000,000
2020	56	\$ 511,000	12.9 %	\$ 80,000	\$ 655,000
2021	77	\$ 660,000	29.2 %	\$ 325,000	\$ 1,106,000
2022	41	\$ 722,000	9.4 %	\$ 71,000	\$ 950,000

Median Sale Price

\$720k

Based on 59 recorded House sales within the last 12 months (Oct '21 - Sep '22)

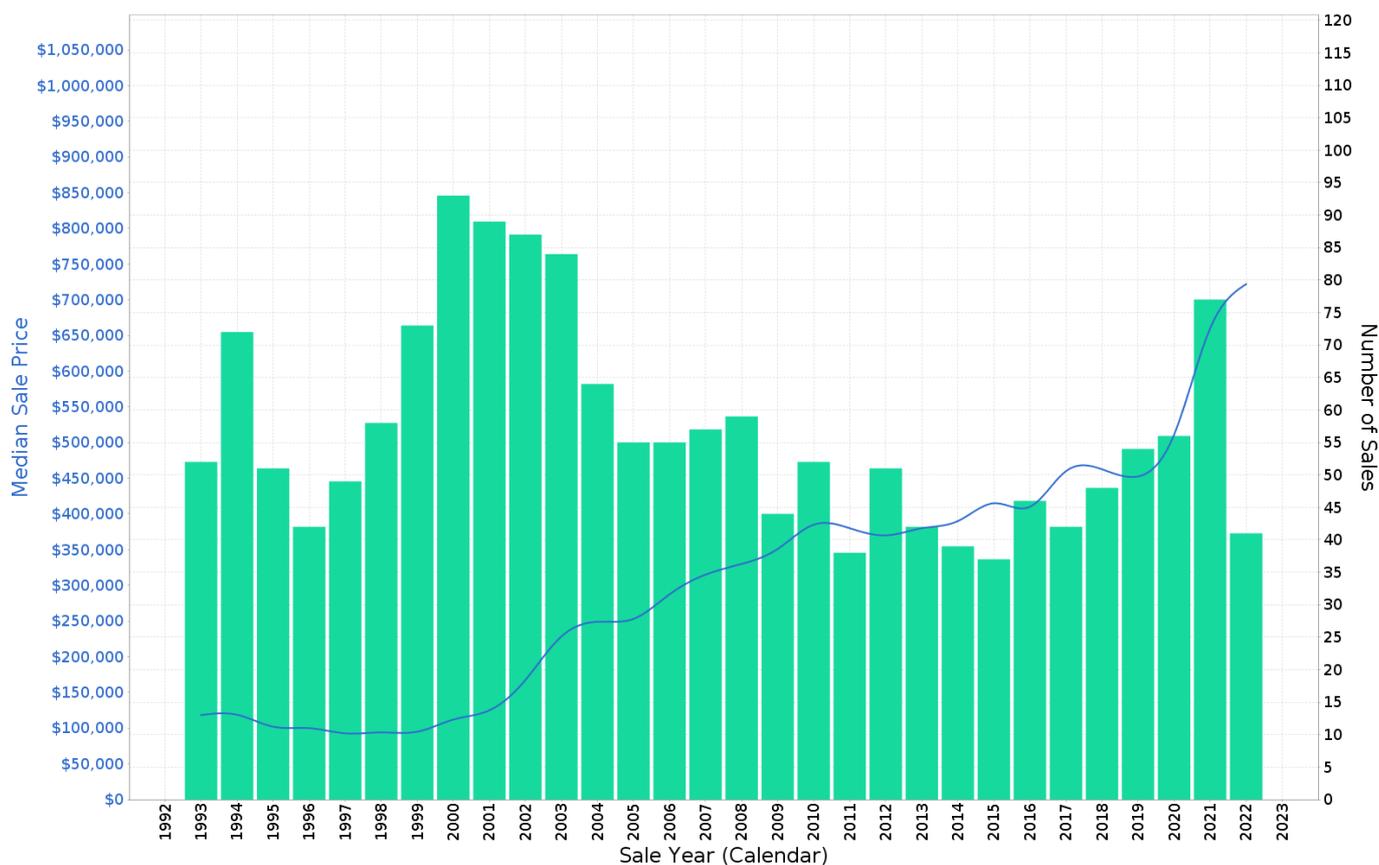
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

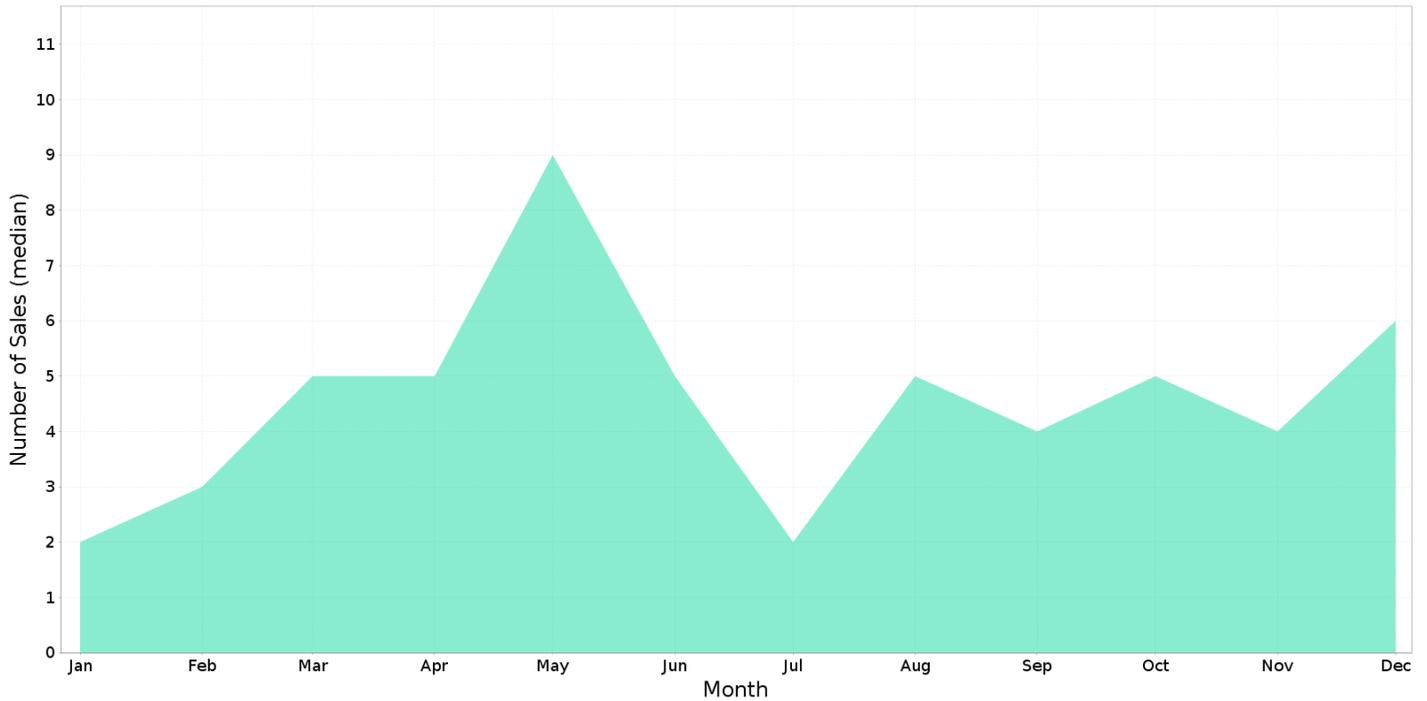
+18.7%

Current Median Price: \$720,000
Previous Median Price: \$606,500

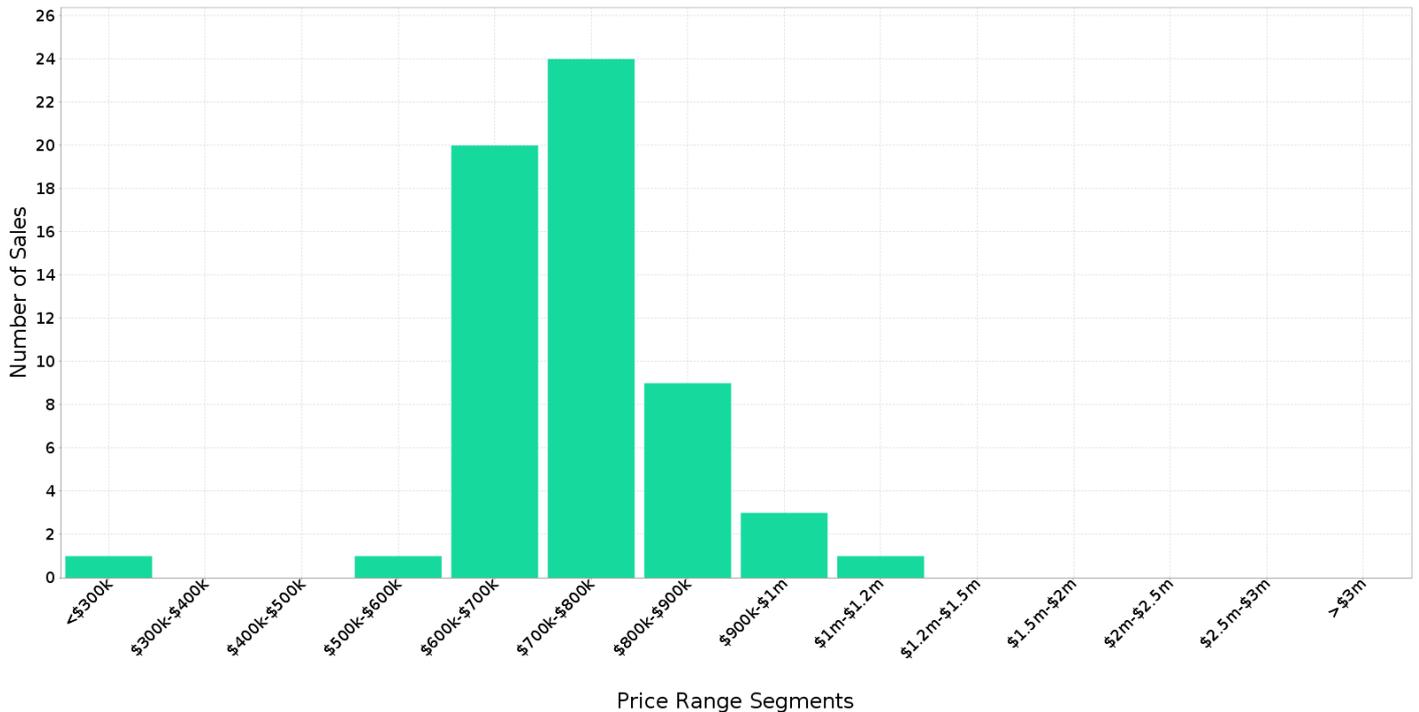
Based on 132 recorded House sales compared over the last two rolling 12 month periods



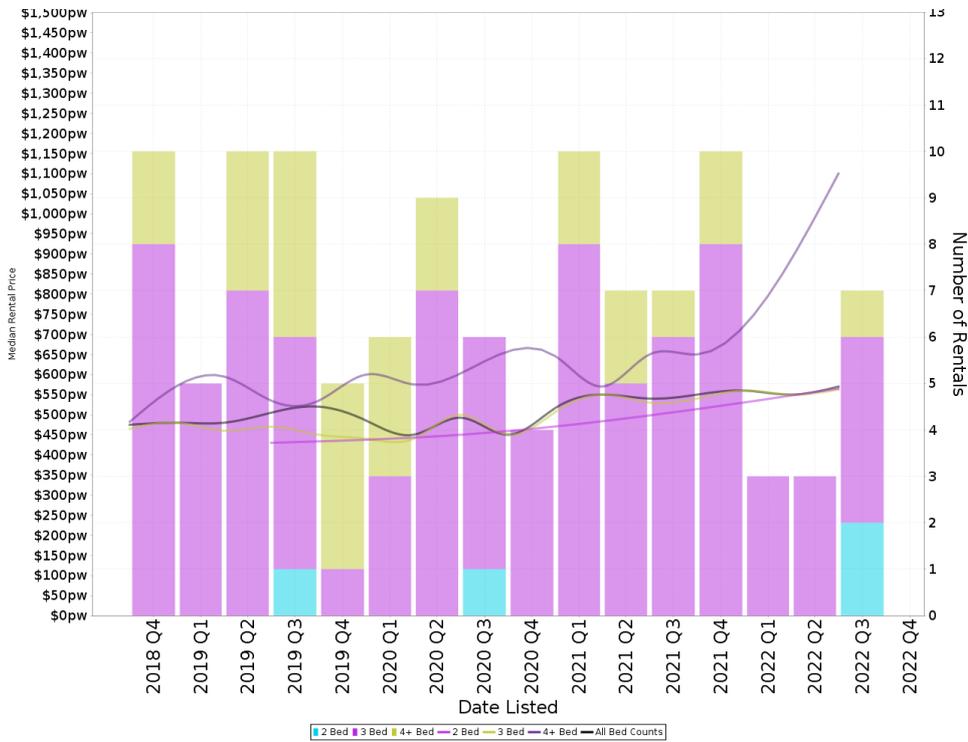
CHARNWOOD - Peak Selling Periods (3 years)



CHARNWOOD - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+18.7%

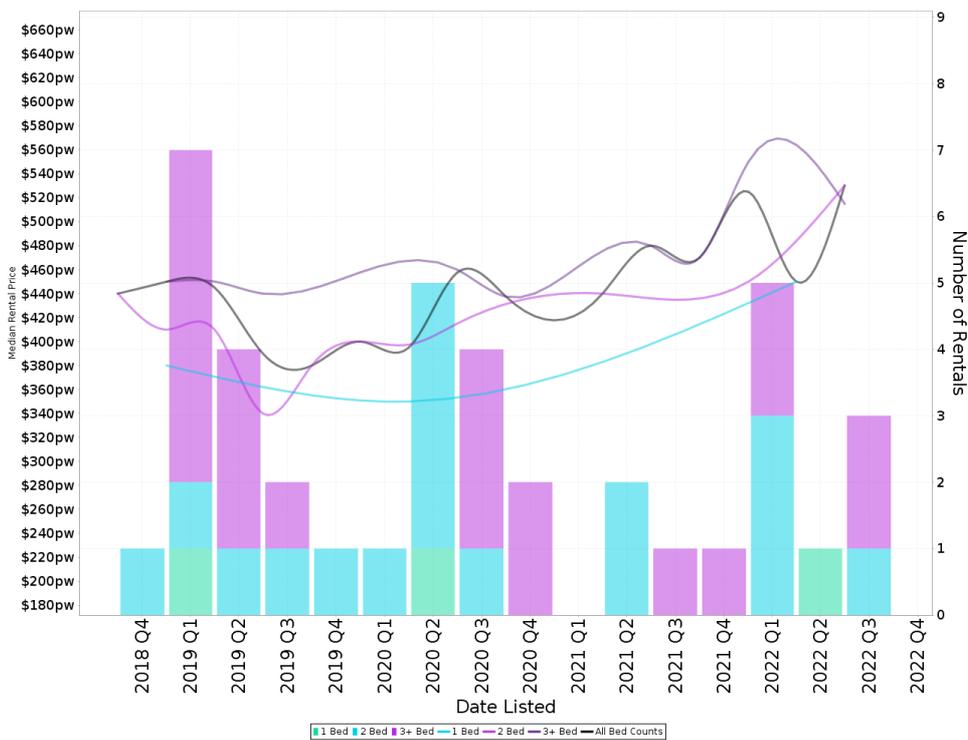
Current Median Price: \$720,000
Previous Median Price: \$606,500
Based on 132 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.5%

Current Median Price: \$720,000
Current Median Rent: \$480
Based on 35 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+23.5%

Current Median Price: \$651,000
Previous Median Price: \$527,000
Based on 10 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.6%

Current Median Price: \$651,000
Current Median Rent: \$445
Based on 14 registered Unit rentals compared over the last 12 months.

CHARNWOOD - Recently Sold Properties

Median Sale Price

\$720k

Based on 59 recorded House sales within the last 12 months (Oct '21 - Sep '22)

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

Suburb Growth

+18.7%

Current Median Price: \$720,000
Previous Median Price: \$606,500

Based on 132 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

59

Based on recorded House sales within the 12 months (Oct '21 - Sep '22)

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

6 PACKHAM PL



\$680,000



439 m² 3 1 2

4 LOWE CRT



\$760,000



658 m² 4 3 1

10 MACQUEEN PL



\$700,000



653 m² 3 2 2

7 TEBBUTT PL



\$735,000



641 m² 3 1 1

6 BUNKER PL



\$755,000



585 m² 3 1 4

11 TEBBUTT PL



\$71,000



893 m² 3 1 3

2 SAYWELL PL



\$636,000



562 m² 3 1 1

8 MOULDER CRT



\$775,000



638 m² 3 - -

11 NIVISON PL



\$734,000



896 m² 3 1 2

39 BETTINGTON CCT

\$775,000



Sold Sep 2022
45 Days

777 m² 3 1 2

12 STUCKEY PL

\$827,500



Sold Sep 2022
53 Days

818 m² 4 2 2

7 EMMOTT PL

\$607,000

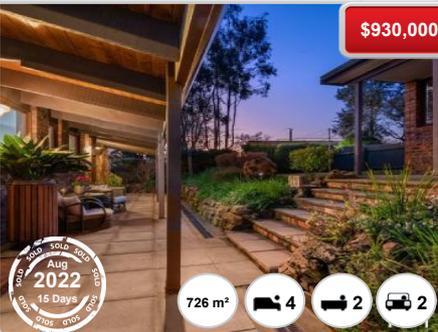


Sold Sep 2022
21 Days

540 m² 3 1 2

11 HOOKE PL

\$930,000



Sold Aug 2022
15 Days

726 m² 4 2 2

7 CORY PL

\$645,000



Sold Aug 2022
20 Days

709 m² 3 1 2

5 ROUSE PL

\$830,000

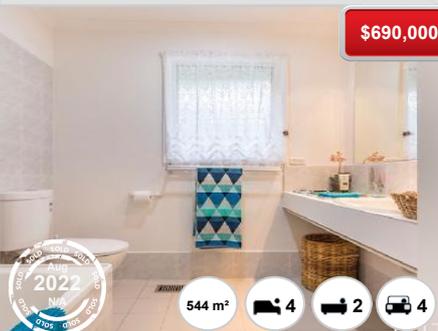


Sold Aug 2022
75 Days

590 m² 4 1 1

7 BEADLE PL

\$690,000



Sold Aug 2022
N/A

544 m² 4 2 4

13 NAPHTHALI CL

\$687,000



Sold Aug 2022
7 Days

541 m² 3 2 2

4 WINDER PL

\$950,000



Sold Aug 2022
N/A

793 m² 6 3 3

12 DONNISON PL

\$620,000



Sold Jul 2022
27 Days

684 m² 3 1 2

34 COONEY CRT

\$660,000



Sold Jul 2022
22 Days

562 m² 3 1 2

6 MACQUEEN PL

\$775,000



Sold Jun 2022
64 Days

606 m² 3 1 2

CHARNWOOD - Properties For Rent

Median Rental Price

\$480 /w

Based on 35 recorded House rentals within the last 12 months (Oct '21 - Sep '22)

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

Rental Yield

+3.5%

Current Median Price: \$720,000
Current Median Rent: \$480

Based on 59 recorded House sales and 35 House rentals compared over the last 12 months

Number of Rentals

35

Based on recorded House rentals within the last 12 months (Oct '21 - Sep '22)

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

35 GARRAD COURT

\$650 Per Week



Dec 2022
21 Days

559 m²   

1 McCarthy Place

\$650 per week



Dec 2022
25 Days

747 m²   

6 Tom Place

\$540 per week



Nov 2022
43 Days

525 m²   

3 Schaffer Place

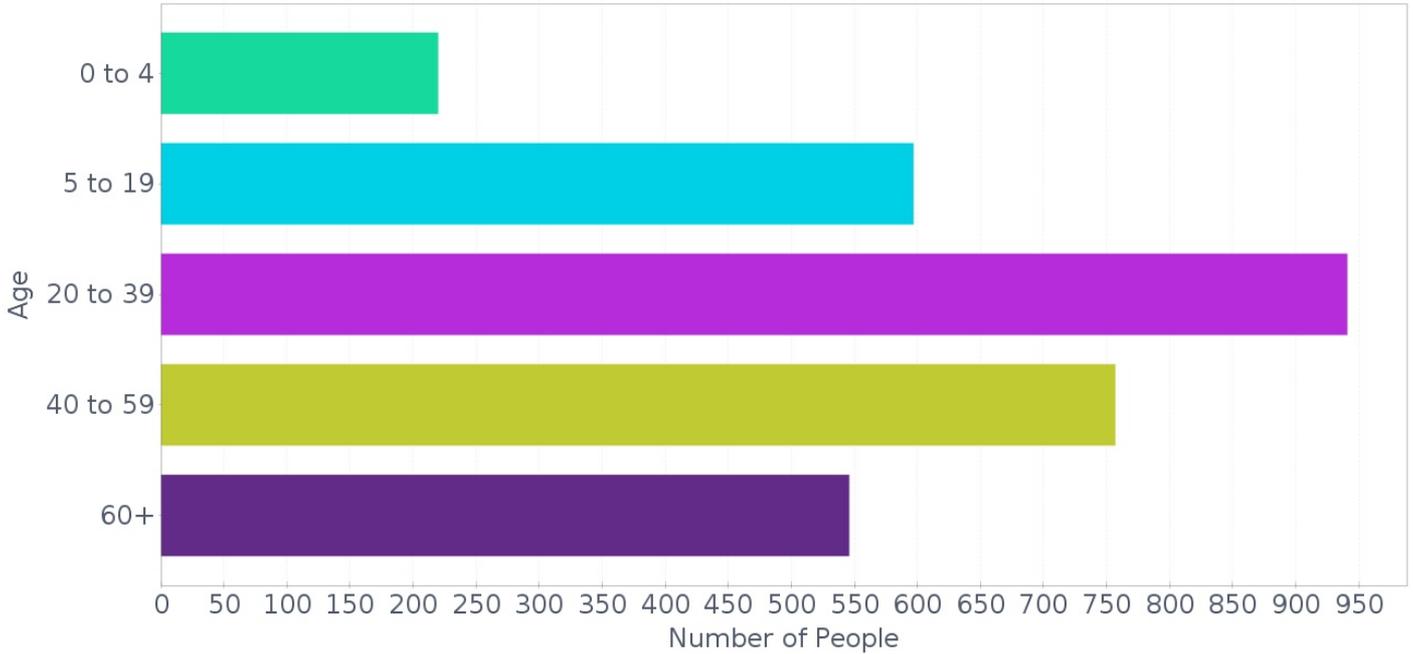
\$640 - \$660 per



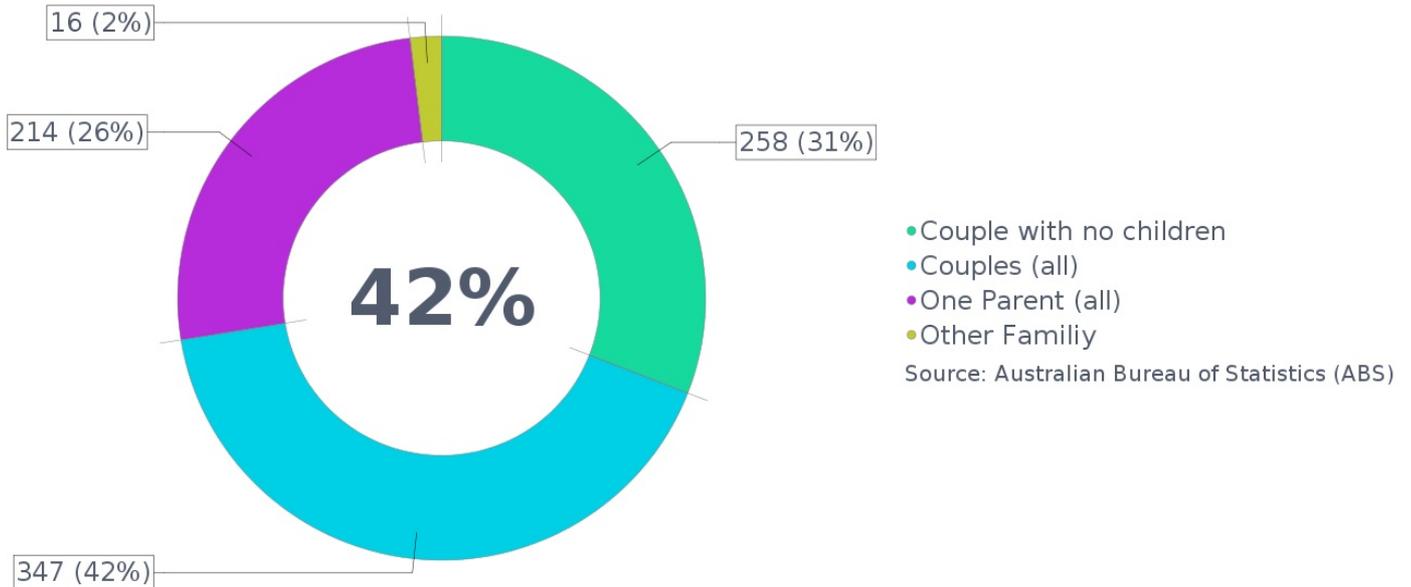
Nov 2022
44 Days

557 m²   

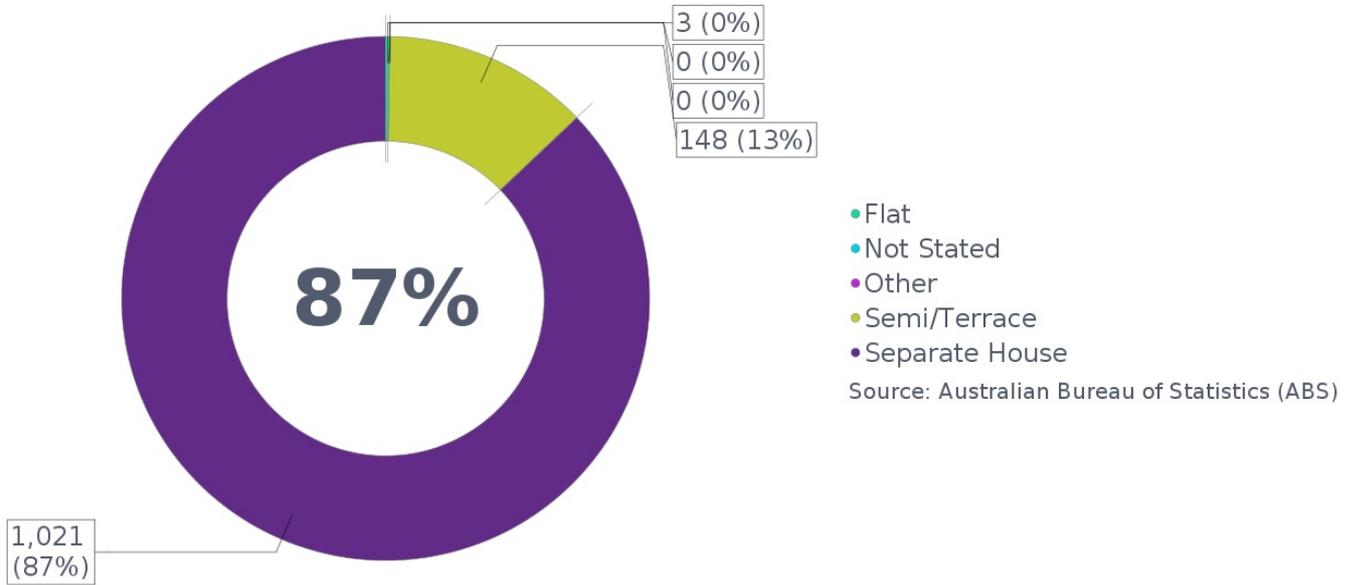
Age of Population (2021)



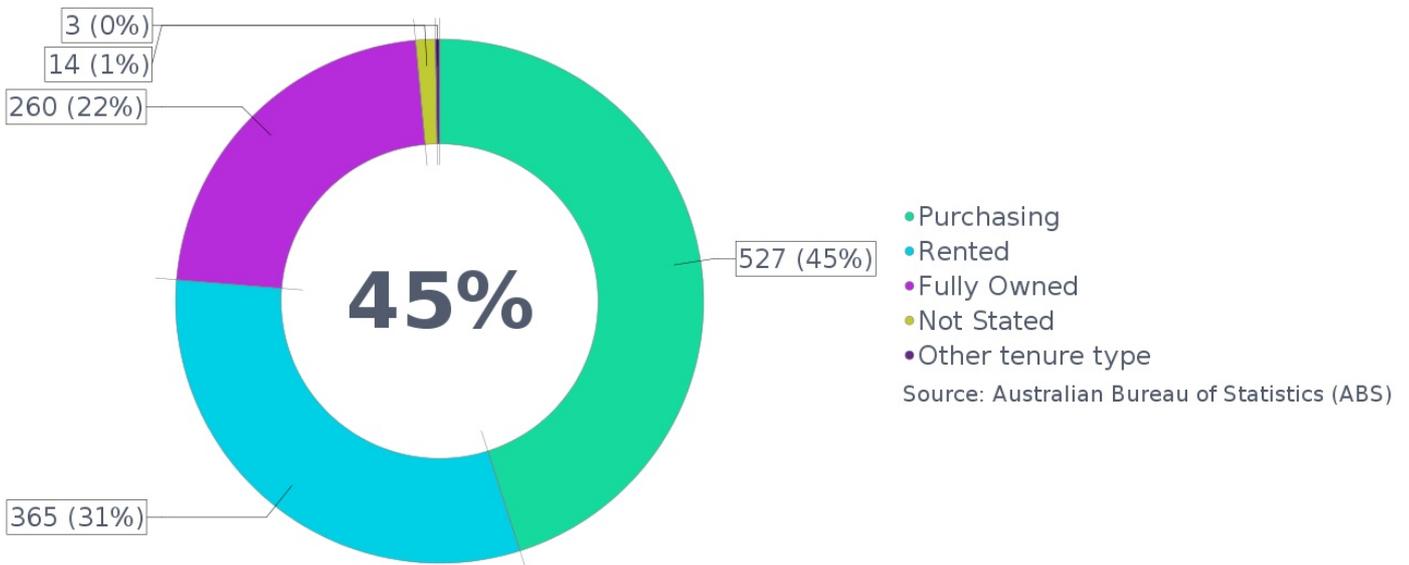
Family Composition (2021)



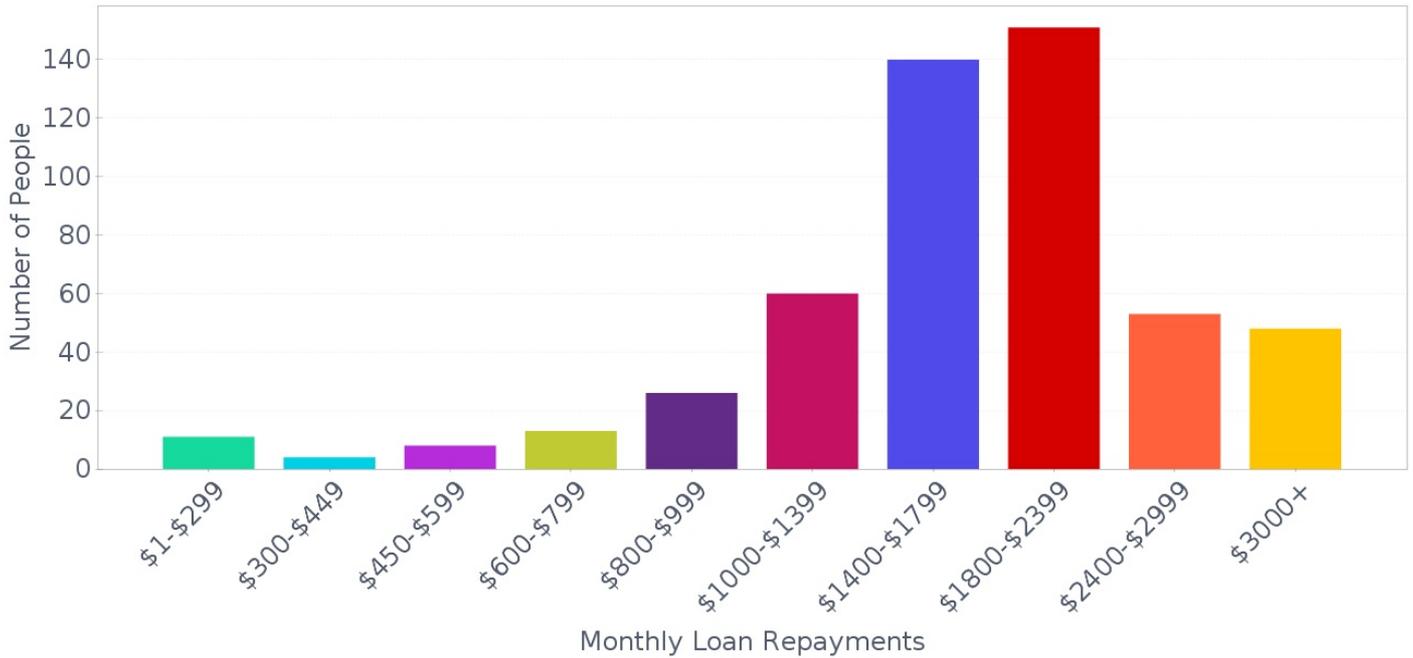
Dwelling Structure (2021)



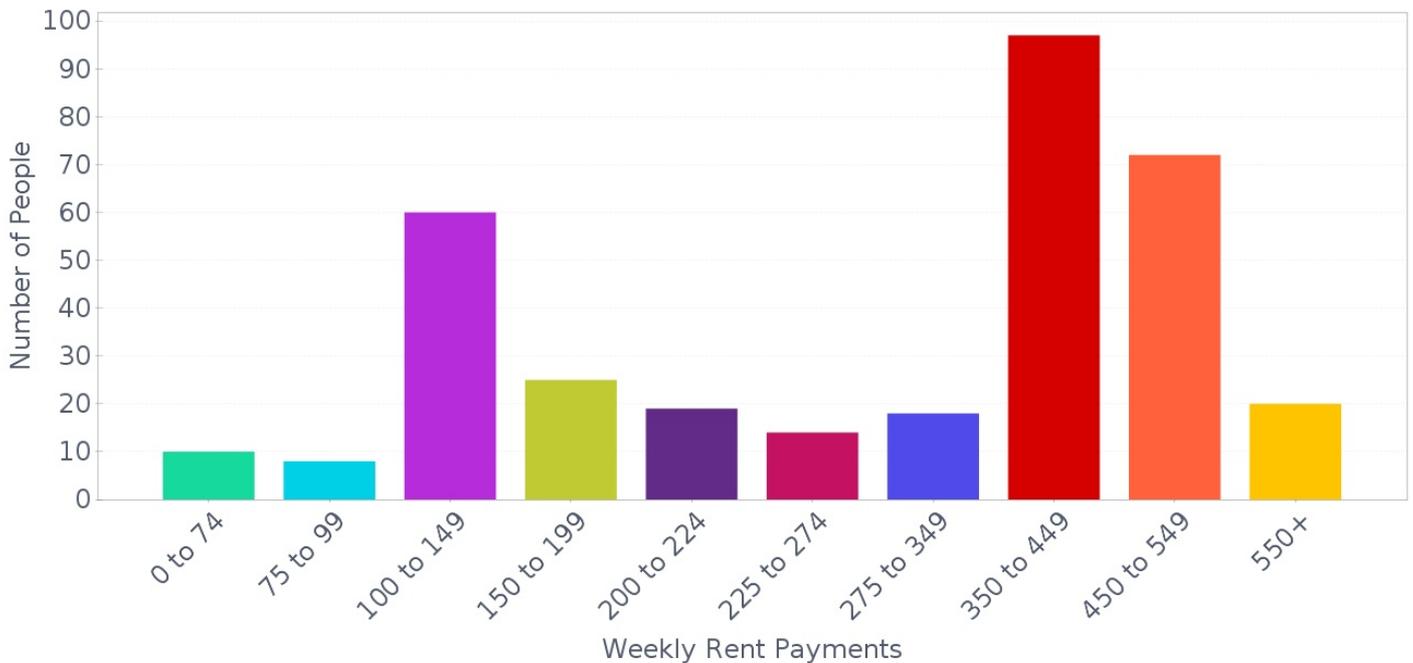
Home Ownership (2021)



Home Loan Repayments - Monthly (2021)

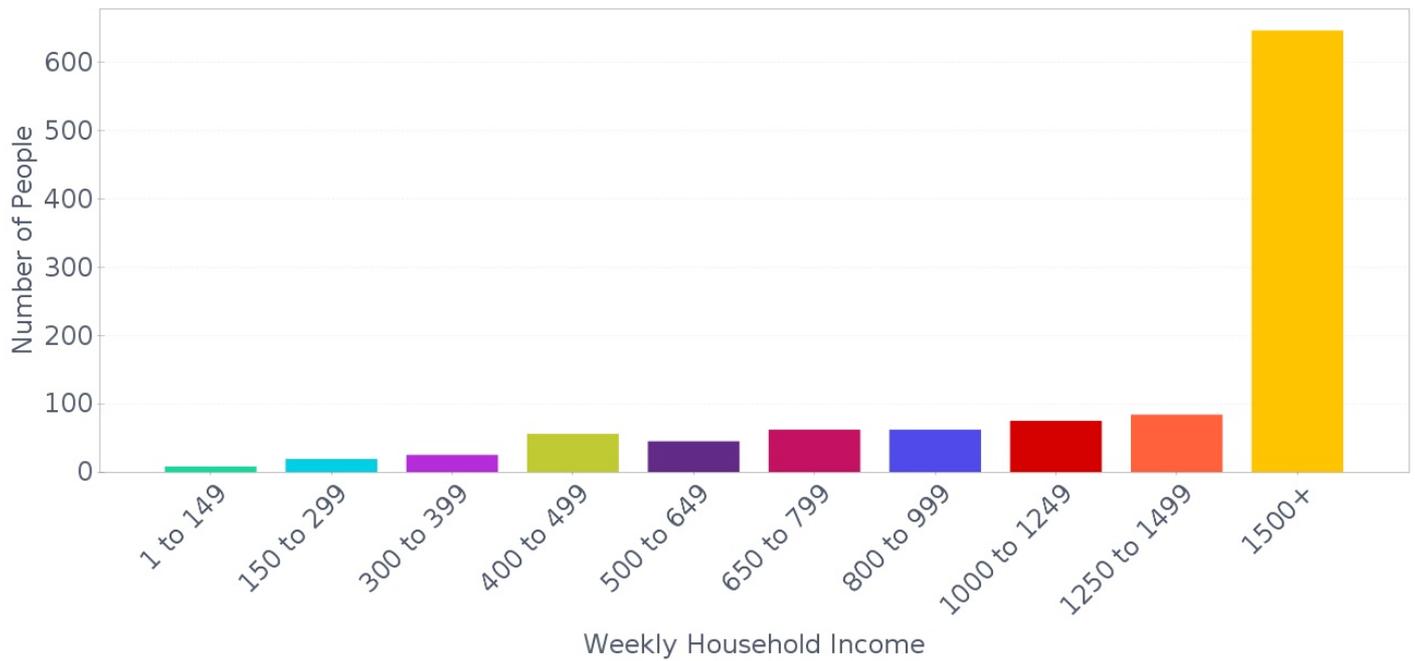


Rent Payments - Weekly (2021)

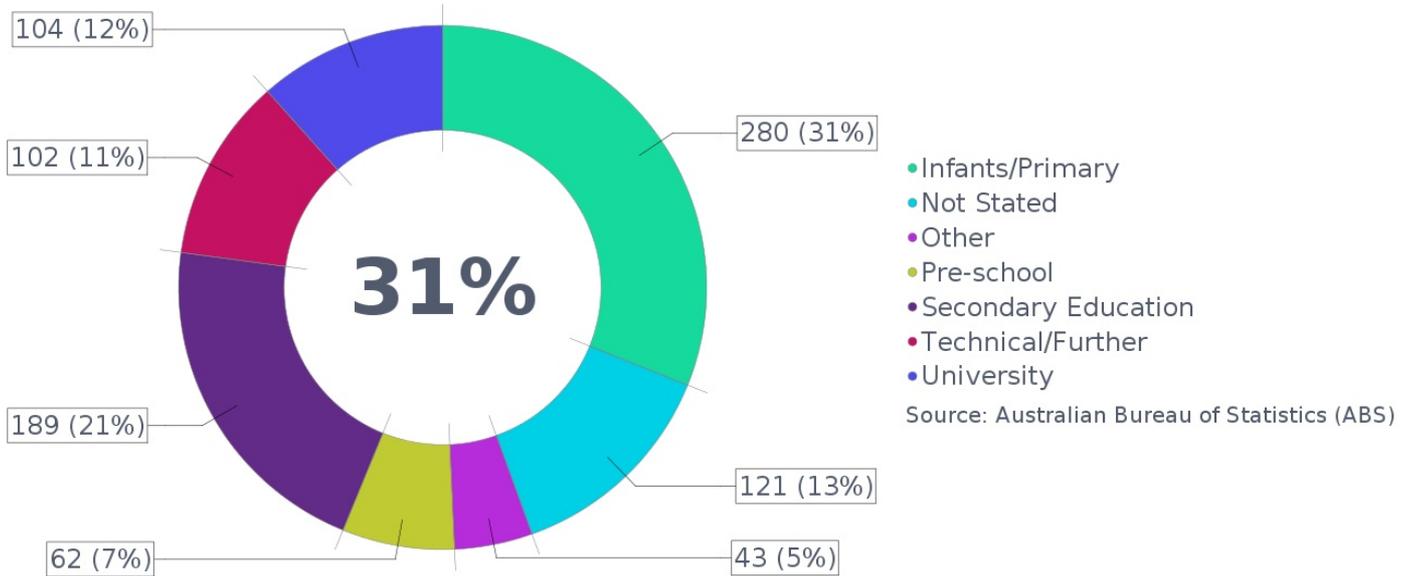




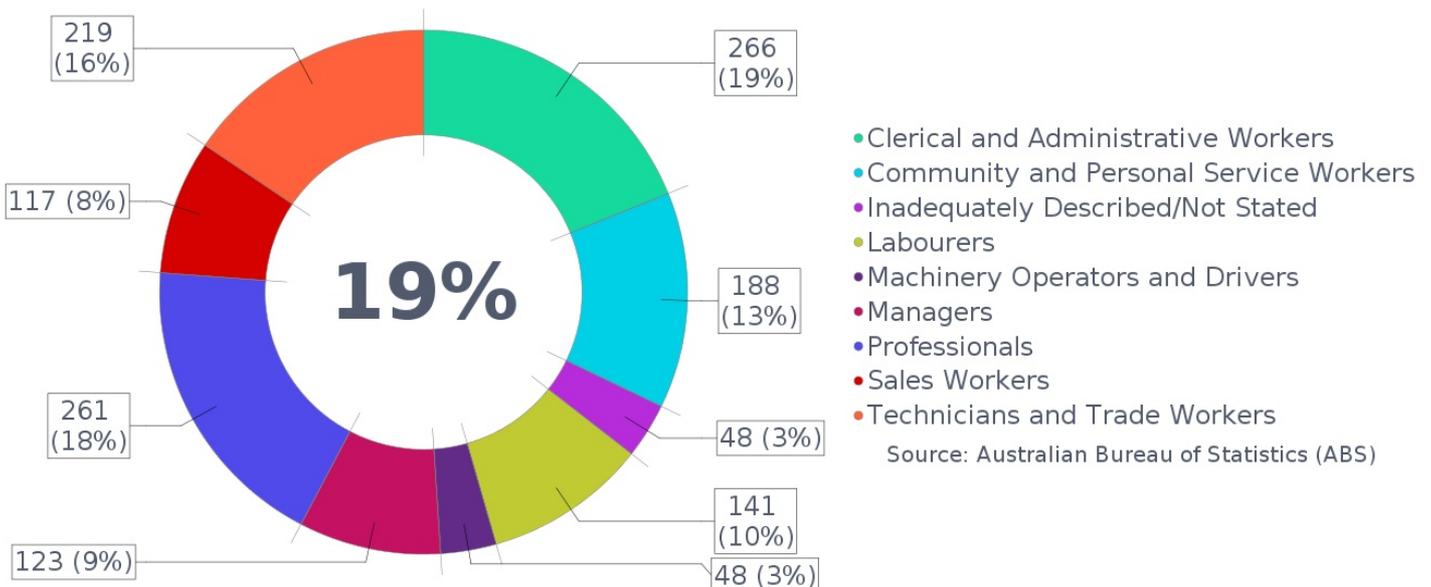
Household Income - Weekly (2021)



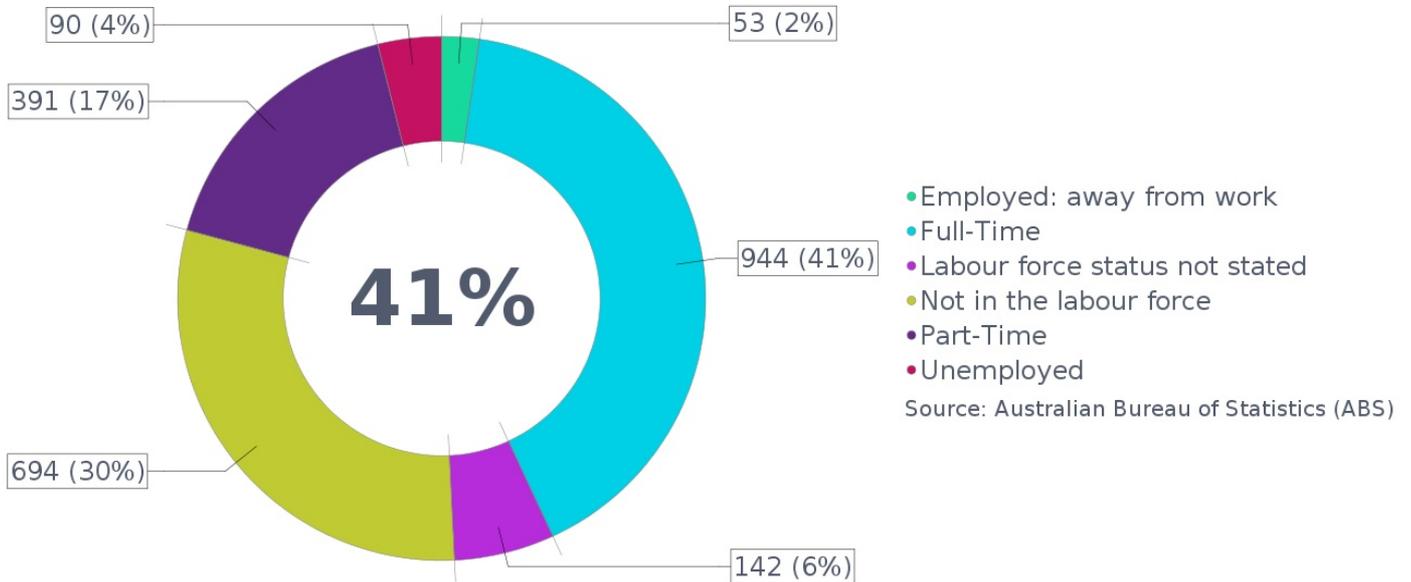
Non-School Qualification: Level of Education (2021)



Occupation (2021)



Employment (2021)



Method of Travel to Work (2021)

