

# iapproved

## Biggest Quarterly Mover Suburbs Australia

### ABOUT THIS REPORT

This report was produced using live on the market sales and rental listing data. We have maximised accuracy by only publishing those suburb results with high enough data sample sizes. This data is also calculated at both a dwelling type and bedroom number level. This increases it's relevance for investors, but it also means it will vary from commonly published house and unit median sale prices that include all bedrooms as consolidated median results. This report is designed to identify the suburbs where the average median prices have increased the greatest in each of the last 4 quarters. Any median change should not be construed to mean that each house or unit in the suburb has increased in value by this percentage. You should always conduct additional due diligence on any property and the suburb it is located in to ensure it meets your investment criteria.

### National Report

Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price 1 Quarter Ago	Median Price	Ave Qtrly % increase in Median Price for last 4 Qtrs	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	PARAP	NT	0820	Unit	Studio & 1	\$412,500	\$400,000	20.84%	\$460	5.98%	2.22%
2	AUCHENFLOWER	QLD	4066	House	4	\$1,252,000	\$1,289,000	12.35%	\$750	3.02%	7.14%
3	BALLARAT	VIC	3350	House	5	\$720,000	\$590,000	11.90%	\$350	3.08%	-2.78%
4	BREAKFAST POINT	NSW	2137	Unit	3	\$1,650,000	\$1,825,000	11.00%	\$880	2.50%	3.52%
5	TOORAK	VIC	3142	Unit	3	\$1,645,000	\$1,495,000	10.93%	\$650	2.26%	4.83%
6	CHATSWOOD	NSW	2067	Unit	3	\$1,460,000	\$1,470,000	10.72%	\$900	3.18%	15.38%
7	WINDSOR	NSW	2756	House	3	\$490,000	\$570,000	10.10%	\$420	3.83%	9.09%
8	MERMAID BEACH	QLD	4218	Townhouse	3	\$700,000	\$609,500	9.94%	\$595	5.07%	8.18%
9	RED HILL	VIC	3937	House	4	\$860,000	\$1,075,000	9.46%	\$495	2.39%	8.79%
10	CLONTARF	QLD	4019	Unit	2	\$430,000	\$450,000	9.15%	\$275	3.17%	3.77%
11	BALWYN NORTH	VIC	3104	House	5	\$1,600,000	\$1,900,000	9.04%	\$850	2.32%	13.33%
12	CORINDA	QLD	4075	House	5	\$1,275,000	\$1,090,000	9.01%	\$815	3.88%	25.38%
13	ST PETERS	NSW	2044	Unit	2	\$759,000	\$765,500	8.95%	\$600	4.07%	3.44%
14	SCARBOROUGH	WA	6019	Unit	Studio & 1	\$390,000	\$450,000	8.81%	\$320	3.69%	-3.04%
15	THE ENTRANCE NORTH	NSW	2261	Townhouse	3	\$530,000	\$562,500	8.63%	\$330	3.05%	-12.00%
16	EMPIRE BAY	NSW	2257	House	4	\$750,000	\$800,000	8.62%	\$635	4.12%	35.10%
17	WOOLLOOMOOLOO	NSW	2011	Unit	2	\$1,225,000	\$1,100,000	8.55%	\$825	3.90%	-2.95%
18	WOODY POINT	QLD	4019	Unit	2	\$392,000	\$420,000	8.52%	\$280	3.46%	0.00%
19	RIVERVALE	WA	6103	Unit	2	\$429,000	\$525,000	8.31%	\$370	3.66%	2.77%
20	MALVERN	VIC	3144	House	3	\$1,700,000	\$1,725,000	8.27%	\$750	2.26%	1.35%
21	GOODNA	QLD	4300	Townhouse	3	\$295,000	\$295,000	8.10%	\$295	5.20%	1.72%
22	CONSTITUTION HILL	NSW	2145	Townhouse	3	\$639,000	\$660,000	8.01%	\$450	3.54%	3.44%
23	HURSTVILLE	NSW	2220	House	4	\$1,175,000	\$1,320,000	7.98%	\$600	2.36%	-7.70%
24	ABBEY	WA	6280	House	4	\$530,000	\$565,000	7.94%	\$435	4.00%	8.75%
25	SAWTELL	NSW	2452	Unit	2	\$318,500	\$338,000	7.92%	\$300	4.61%	-3.23%

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National Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price 1 Quarter Ago	Median Price	Ave Qtrly % increase in Median Price for last 4 Qtrs	Median Rent	Rental Yield	Median Rent Growth 1 yr
26	SANS SOUCI	NSW	2219	House	4	\$1,400,000	\$1,538,000	7.71%	\$760	2.56%	1.33%
27	BOWRAL	NSW	2576	House	5	\$899,000	\$1,025,000	7.68%	\$650	3.29%	0.00%
28	ELWOOD	VIC	3184	House	4	\$1,525,000	\$2,100,000	7.63%	\$1,050	2.60%	-8.70%
29	DIDDILLIBAH	QLD	4559	Unit	2	\$169,500	\$178,000	7.60%	\$330	9.64%	11.86%
30	HEBERSHAM	NSW	2770	House	4	\$419,000	\$455,000	7.50%	\$400	4.57%	0.00%
31	MOUNT VICTORIA	NSW	2786	House	3	\$379,000	\$465,000	7.46%	\$350	3.91%	6.06%
32	NORTH RYDE	NSW	2113	House	4	\$1,250,000	\$1,275,000	7.44%	\$695	2.83%	-3.48%
33	TORONTO	NSW	2283	Unit	2	\$299,000	\$415,000	7.43%	\$320	4.00%	0.00%
34	LANDSBOROUGH	QLD	4550	House	2	\$389,000	\$364,000	7.42%	\$295	4.21%	-7.82%
35	COOGEE	NSW	2034	Unit	3	\$1,635,000	\$1,570,000	7.37%	\$850	2.81%	-4.50%
36	ST MARYS	NSW	2760	Unit	2	\$275,000	\$365,000	7.37%	\$300	4.27%	-6.25%
37	GEELONG	VIC	3220	House	3	\$525,000	\$535,000	7.34%	\$375	3.64%	-6.25%
38	BLACKTOWN	NSW	2148	Unit	3	\$484,500	\$500,000	7.24%	\$420	4.36%	5.00%
39	WENDOUREE	VIC	3355	House	4	\$339,500	\$397,500	7.24%	\$310	4.05%	5.08%
40	MERMAID BEACH	QLD	4218	House	4	\$930,000	\$1,390,000	7.24%	\$800	2.99%	6.66%
41	BOX HILL	VIC	3128	Unit	Studio & 1	\$188,000	\$246,500	7.14%	\$230	4.85%	2.22%
42	CARRICKALINGA	SA	5204	House	4	\$625,000	\$577,500	7.13%	\$250	2.25%	-67.33%
43	BALGA	WA	6061	House	2	\$450,000	\$339,000	7.12%	\$350	5.36%	0.00%
44	KINGSWOOD	NSW	2747	Unit	2	\$282,500	\$310,000	7.10%	\$280	4.69%	1.81%
45	BYRON BAY	NSW	2481	House	3	\$1,179,000	\$1,100,000	7.10%	\$620	2.93%	3.33%
46	GLEBE	NSW	2037	Unit	2	\$952,000	\$1,000,000	7.09%	\$670	3.48%	11.66%
47	EXETER	NSW	2579	House	4	\$1,172,500	\$1,250,000	7.05%	\$450	1.87%	0.00%
48	ERSKINE	WA	6210	Unit	3	\$389,000	\$389,000	6.98%	\$340	4.54%	-2.86%
49	CARLTON NORTH	VIC	3054	House	4	\$1,350,000	\$1,400,000	6.96%	\$865	3.21%	2.97%
50	GLEN WAVERLEY	VIC	3150	Unit	Studio & 1	\$439,000	\$360,000	6.91%	\$360	5.20%	-5.27%

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ACT Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price 1 Quarter Ago	Median Price	Ave Qtrly % increase in Median Price for last 4 Qtrs	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	CURTIN	ACT	2605	House	4	\$825,000	\$789,500	2.88%	\$540	3.55%	-1.82%
2	CRACE	ACT	2911	House	4	\$689,000	\$700,000	2.09%	\$590	4.38%	-1.67%
3	EVATT	ACT	2617	House	4	\$563,000	\$530,000	1.57%	\$480	4.70%	-3.04%
4	KINGSTON	ACT	2604	Unit	3	\$869,500	\$847,000	1.44%	\$615	3.77%	-18.00%
5	GRIFFITH	ACT	2603	Unit	2	\$425,000	\$425,000	1.39%	\$400	4.89%	-4.77%
6	FORDE	ACT	2914	House	4	\$660,000	\$669,500	1.37%	\$580	4.50%	-2.53%
7	HARRISON	ACT	2914	House	4	\$600,000	\$615,000	1.21%	\$540	4.56%	-3.58%
8	THEODORE	ACT	2905	House	3	\$435,000	\$435,000	1.18%	\$410	4.90%	2.50%
9	CANBERRA	ACT	2601	Unit	3	\$929,500	\$985,000	1.11%	\$800	4.22%	-1.24%
10	GOWRIE	ACT	2904	House	4	\$549,500	\$562,000	1.09%	\$495	4.58%	-1.00%
11	FISHER	ACT	2611	House	3	\$509,000	\$510,000	0.99%	\$420	4.28%	-6.67%
12	BARTON	ACT	2600	Unit	2	\$625,000	\$604,500	0.99%	\$570	4.90%	-0.87%
13	NGUNNAWAL	ACT	2913	House	4	\$525,000	\$539,500	0.96%	\$490	4.72%	-5.77%
14	HOLT	ACT	2615	House	3	\$429,500	\$415,000	0.96%	\$400	5.01%	-2.44%
15	PALMERSTON	ACT	2913	House	4	\$575,000	\$569,000	0.93%	\$515	4.70%	-2.84%
16	GILMORE	ACT	2905	House	3	\$450,000	\$450,000	0.91%	\$430	4.96%	-3.38%
17	GUNGAHLIN	ACT	2912	House	4	\$560,000	\$600,000	0.91%	\$520	4.50%	-5.46%
18	AMAROO	ACT	2914	House	4	\$550,000	\$575,000	0.87%	\$520	4.70%	-1.89%
19	GUNGAHLIN	ACT	2912	Townhouse	3	\$480,000	\$485,000	0.85%	\$450	4.82%	-4.26%
20	SCULLIN	ACT	2614	House	3	\$450,000	\$440,000	0.80%	\$400	4.72%	-4.77%
21	KALEEN	ACT	2617	House	4	\$590,000	\$595,000	0.78%	\$520	4.54%	0.97%
22	AMAROO	ACT	2914	House	3	\$457,500	\$460,000	0.66%	\$440	4.97%	-2.23%
23	DUFFY	ACT	2611	House	4	\$599,000	\$619,000	0.65%	\$550	4.62%	-14.07%
24	GORDON	ACT	2906	House	4	\$559,500	\$580,000	0.62%	\$530	4.75%	-3.64%
25	KINGSTON	ACT	2604	Unit	Studio & 1	\$440,000	\$439,000	0.60%	\$430	5.09%	-3.38%

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26	O'CONNOR	ACT	2602	House	3	\$692,500	\$697,500	0.59%	\$490	3.65%	-2.00%
27	MONASH	ACT	2904	House	4	\$579,500	\$580,000	0.56%	\$500	4.48%	-6.55%
28	BONNER	ACT	2914	House	4	\$548,500	\$558,500	0.54%	\$520	4.84%	-5.46%
29	FRANKLIN	ACT	2913	House	4	\$612,500	\$615,000	0.51%	\$560	4.73%	-3.45%
30	HOLT	ACT	2615	Townhouse	3	\$399,000	\$397,000	0.48%	\$370	4.84%	-7.50%
31	KALEEN	ACT	2617	House	3	\$509,000	\$509,000	0.44%	\$435	4.44%	-1.14%
32	WATSON	ACT	2602	House	4	\$649,000	\$642,000	0.34%	\$550	4.45%	0.00%
33	RIVETT	ACT	2611	House	3	\$465,000	\$480,000	0.34%	\$410	4.44%	-6.82%
34	PAGE	ACT	2614	House	3	\$454,500	\$450,000	0.31%	\$420	4.85%	1.20%
35	CHISHOLM	ACT	2905	House	4	\$525,000	\$535,000	0.28%	\$510	4.95%	7.36%
36	MONASH	ACT	2904	House	3	\$469,500	\$465,000	0.26%	\$420	4.69%	-4.55%
37	BONNER	ACT	2914	House	3	\$425,000	\$425,000	0.24%	\$430	5.26%	-6.53%
38	WANNIASSA	ACT	2903	House	3	\$449,500	\$447,000	0.22%	\$420	4.88%	-2.33%
39	NICHOLLS	ACT	2913	House	4	\$697,000	\$640,000	0.17%	\$580	4.71%	-2.53%
40	NICHOLLS	ACT	2913	Townhouse	3	\$432,500	\$446,000	0.16%	\$430	5.01%	-4.45%
41	THEODORE	ACT	2905	House	4	\$559,500	\$545,000	0.09%	\$500	4.77%	-9.91%
42	KAMBAH	ACT	2902	House	3	\$442,500	\$435,000	0.09%	\$420	5.02%	-2.33%

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NSW Report											
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1	BREAKFAST POINT	NSW	2137	Unit	3	\$1,650,000	\$1,825,000	11.00%	\$880	2.50%	3.52%
2	CHATSWOOD	NSW	2067	Unit	3	\$1,460,000	\$1,470,000	10.72%	\$900	3.18%	15.38%
3	WINDSOR	NSW	2756	House	3	\$490,000	\$570,000	10.10%	\$420	3.83%	9.09%
4	ST PETERS	NSW	2044	Unit	2	\$759,000	\$765,500	8.95%	\$600	4.07%	3.44%
5	THE ENTRANCE NORTH	NSW	2261	Townhouse	3	\$530,000	\$562,500	8.63%	\$330	3.05%	-12.00%
6	EMPIRE BAY	NSW	2257	House	4	\$750,000	\$800,000	8.62%	\$635	4.12%	35.10%
7	WOOLLOOMOOLOO	NSW	2011	Unit	2	\$1,225,000	\$1,100,000	8.55%	\$825	3.90%	-2.95%
8	CONSTITUTION HILL	NSW	2145	Townhouse	3	\$639,000	\$660,000	8.01%	\$450	3.54%	3.44%
9	HURSTVILLE	NSW	2220	House	4	\$1,175,000	\$1,320,000	7.98%	\$600	2.36%	-7.70%
10	SAWTELL	NSW	2452	Unit	2	\$318,500	\$338,000	7.92%	\$300	4.61%	-3.23%
11	SANS SOUCI	NSW	2219	House	4	\$1,400,000	\$1,538,000	7.71%	\$760	2.56%	1.33%
12	BOWRAL	NSW	2576	House	5	\$899,000	\$1,025,000	7.68%	\$650	3.29%	0.00%
13	HEBERSHAM	NSW	2770	House	4	\$419,000	\$455,000	7.50%	\$400	4.57%	0.00%
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21	BYRON BAY	NSW	2481	House	3	\$1,179,000	\$1,100,000	7.10%	\$620	2.93%	3.33%
22	GLEBE	NSW	2037	Unit	2	\$952,000	\$1,000,000	7.09%	\$670	3.48%	11.66%
23	EXETER	NSW	2579	House	4	\$1,172,500	\$1,250,000	7.05%	\$450	1.87%	0.00%
24	NORTH SYDNEY	NSW	2060	Unit	3	\$1,750,000	\$1,925,000	6.89%	\$960	2.59%	-4.00%
25	CASUARINA	NSW	2487	Unit	2	\$315,000	\$315,000	6.83%	\$350	5.77%	9.37%

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26	DURAL	NSW	2158	House	4	\$1,100,000	\$1,185,000	6.82%	\$725	3.18%	4.31%
27	NAMBUCCA HEADS	NSW	2448	Unit	2	\$325,000	\$300,000	6.79%	\$230	3.98%	4.54%
28	MITTAGONG	NSW	2575	House	5	\$1,250,000	\$1,175,000	6.72%	\$530	2.34%	-32.06%
29	WAMBERAL	NSW	2260	House	4	\$795,000	\$795,000	6.66%	\$575	3.76%	-11.54%
30	CAMPERDOWN	NSW	2050	Unit	3	\$1,050,000	\$1,212,500	6.52%	\$880	3.77%	10.00%
31	TERRANORA	NSW	2486	House	4	\$580,000	\$587,000	6.41%	\$500	4.42%	-8.26%
32	HAYMARKET	NSW	2000	Unit	2	\$839,000	\$948,000	6.41%	\$880	4.82%	10.00%
33	ROSEVILLE	NSW	2069	House	3	\$1,400,000	\$1,562,500	6.40%	\$880	2.92%	10.00%
34	BALGOWLAH HEIGHTS	NSW	2093	House	5	\$2,250,000	\$2,400,000	6.36%	\$2,075	4.49%	4.01%
35	GIRRAWEEEN	NSW	2145	House	3	\$649,500	\$700,000	6.36%	\$450	3.34%	4.65%
36	EMU PLAINS	NSW	2750	House	4	\$669,000	\$685,000	6.34%	\$535	4.06%	9.18%
37	FAIRFIELD WEST	NSW	2165	House	4	\$649,500	\$679,000	6.24%	\$500	3.82%	6.38%
38	BOLWARRA HEIGHTS	NSW	2320	House	3	\$600,000	\$520,000	6.22%	\$350	3.50%	-2.78%
39	EMERTON	NSW	2770	House	3	\$340,000	\$360,000	6.21%	\$330	4.76%	-2.95%
40	BIDWILL	NSW	2770	House	3	\$340,000	\$379,000	6.21%	\$335	4.59%	6.34%
41	LIDCOMBE	NSW	2141	Unit	Studio & 1	\$500,000	\$540,000	6.19%	\$300	2.88%	3.44%
42	CHATSWOOD	NSW	2067	House	4	\$1,595,000	\$1,800,000	6.16%	\$950	2.74%	-5.00%
43	NORAVILLE	NSW	2263	House	4	\$569,000	\$580,000	6.15%	\$380	3.40%	2.70%
44	CAMPBELLTOWN	NSW	2560	House	4	\$480,000	\$550,000	6.13%	\$485	4.58%	5.43%
45	WINDANG	NSW	2528	House	3	\$454,500	\$445,000	6.11%	\$430	5.02%	2.38%
46	JAMISONTOWN	NSW	2750	Townhouse	3	\$350,000	\$390,000	6.10%	\$380	5.06%	11.76%
47	COLEBEE	NSW	2761	House	4	\$782,000	\$848,000	6.05%	\$640	3.92%	6.66%
48	ROZELLE	NSW	2039	Unit	2	\$955,000	\$1,115,000	5.97%	\$710	3.31%	1.42%
49	RICHMOND	NSW	2753	House	2	\$392,500	\$425,000	5.94%	\$350	4.28%	2.94%
50	MARRICKVILLE	NSW	2204	House	4	\$1,200,000	\$1,200,000	5.92%	\$880	3.81%	4.76%

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## NT Report

Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price 1 Quarter Ago	Median Price	Ave Qtrly % increase in Median Price for last 4 Qtrs	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	PARAP	NT	0820	Unit	Studio & 1	\$412,500	\$400,000	20.84%	\$460	5.98%	2.22%
2	STUART PARK	NT	0820	House	4	\$902,000	\$998,000	5.27%	\$900	4.68%	-5.27%
3	KATHERINE	NT	0850	House	4	\$449,000	\$485,000	2.62%	\$540	5.78%	2.85%
4	NIGHTCLIFF	NT	0810	Unit	Studio & 1	\$299,000	\$294,500	2.50%	\$320	5.65%	0.00%
5	MILLNER	NT	0810	Unit	2	\$418,000	\$410,000	2.33%	\$450	5.70%	0.00%
6	HOWARD SPRINGS	NT	0835	House	3	\$750,000	\$735,000	1.92%	\$600	4.24%	-7.70%
7	PARAP	NT	0820	Unit	2	\$450,000	\$450,000	1.81%	\$520	6.00%	-5.46%
8	WOOLNER	NT	0820	Unit	2	\$521,500	\$508,500	1.81%	\$550	5.62%	-1.79%
9	ALICE SPRINGS	NT	0870	House	4	\$599,000	\$600,000	1.76%	\$650	5.63%	0.00%
10	BAKEWELL	NT	0832	Unit	2	\$385,000	\$385,000	1.64%	\$430	5.80%	2.38%
11	JOHNSTON	NT	0832	Unit	2	\$425,000	\$429,000	1.34%	\$535	6.48%	-2.73%
12	KARAMA	NT	0812	House	4	\$622,500	\$650,000	1.33%	\$600	4.80%	-6.25%
13	DARWIN	NT	0800	Unit	Studio & 1	\$369,500	\$385,000	1.32%	\$425	5.74%	2.40%
14	WULAGI	NT	0812	House	3	\$585,000	\$569,000	1.31%	\$580	5.30%	1.75%
15	LARRAKEYAH	NT	0820	Unit	2	\$519,500	\$467,000	1.30%	\$520	5.79%	0.00%
16	COCONUT GROVE	NT	0810	Unit	2	\$430,000	\$430,000	1.21%	\$450	5.44%	0.00%
17	FARRAR	NT	0830	House	4	\$695,000	\$685,000	1.19%	\$695	5.27%	0.00%
18	KATHERINE	NT	0850	House	3	\$382,500	\$400,000	1.14%	\$450	5.85%	2.27%
19	DARWIN	NT	0800	Unit	3	\$799,000	\$800,000	1.14%	\$800	5.20%	-8.05%
20	TIWI	NT	0810	House	3	\$555,000	\$577,500	1.10%	\$600	5.40%	6.19%
21	MARRARA	NT	0812	Unit	2	\$449,000	\$459,000	1.10%	\$480	5.43%	4.34%
22	WOODROFFE	NT	0830	House	4	\$629,000	\$589,000	1.07%	\$630	5.56%	5.00%
23	RAPID CREEK	NT	0810	Unit	2	\$415,000	\$466,500	1.07%	\$450	5.01%	0.00%
24	DRIVER	NT	0830	House	4	\$593,500	\$590,000	1.05%	\$655	5.77%	0.76%
25	JINGILI	NT	0810	House	3	\$580,000	\$580,000	0.96%	\$595	5.33%	-4.80%

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## NT Report

Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price 1 Quarter Ago	Median Price	Ave Qtrly % increase in Median Price for last 4 Qtrs	Median Rent	Rental Yield	Median Rent Growth 1 yr
26	GRAY	NT	0830	Unit	2	\$379,000	\$369,000	0.93%	\$410	5.77%	-4.66%
27	STUART PARK	NT	0820	Unit	2	\$480,000	\$485,000	0.92%	\$520	5.57%	0.00%
28	MOULDEN	NT	0830	House	3	\$489,000	\$487,000	0.85%	\$510	5.44%	2.00%
29	WOODROFFE	NT	0830	House	3	\$520,000	\$515,000	0.81%	\$530	5.35%	0.00%
30	WAGAMAN	NT	0810	House	3	\$569,500	\$587,000	0.62%	\$560	4.96%	-5.09%
31	GUNN	NT	0832	House	3	\$550,000	\$550,000	0.59%	\$550	5.20%	-5.99%
32	MALAK	NT	0812	House	3	\$585,000	\$582,500	0.56%	\$580	5.17%	5.45%
33	BRINKIN	NT	0810	Unit	2	\$429,000	\$429,000	0.52%	\$450	5.45%	-6.25%
34	HUMPTY DOO	NT	0836	House	3	\$689,500	\$685,000	0.41%	\$590	4.47%	-3.28%
35	GRAY	NT	0830	House	3	\$509,000	\$499,000	0.41%	\$520	5.41%	-5.46%
36	DURACK	NT	0830	House	3	\$559,000	\$559,000	0.38%	\$580	5.39%	-3.34%
37	KARAMA	NT	0812	House	3	\$561,500	\$549,500	0.36%	\$580	5.48%	0.00%
38	ANULA	NT	0812	House	3	\$579,000	\$578,500	0.33%	\$560	5.03%	-3.45%
39	ROSEBERY	NT	0832	House	4	\$679,000	\$670,000	0.33%	\$700	5.43%	0.00%
40	LARRAKEYAH	NT	0820	Unit	3	\$665,000	\$640,000	0.31%	\$695	5.64%	-7.34%
41	BAKEWELL	NT	0832	House	3	\$539,000	\$528,000	0.27%	\$550	5.41%	0.00%
42	KARAMA	NT	0812	Unit	2	\$390,000	\$396,500	0.26%	\$440	5.77%	4.76%
43	ALICE SPRINGS	NT	0870	Unit	2	\$329,000	\$322,500	0.24%	\$400	6.44%	0.00%
44	ALICE SPRINGS	NT	0870	House	3	\$450,000	\$442,500	0.23%	\$500	5.87%	2.04%
45	DRIVER	NT	0830	House	3	\$519,000	\$499,500	0.21%	\$540	5.62%	0.00%
46	DURACK	NT	0830	House	4	\$629,000	\$654,500	0.14%	\$660	5.24%	-3.65%
47	ALICE SPRINGS	NT	0870	House	5	\$615,000	\$675,000	0.10%	\$750	5.77%	2.73%
48	PARAP	NT	0820	Unit	3	\$720,000	\$729,000	0.08%	\$740	5.27%	-6.33%
49	LEANYER	NT	0812	House	3	\$600,000	\$609,500	0.07%	\$600	5.11%	1.69%
50	LEANYER	NT	0812	House	4	\$700,000	\$699,500	0.01%	\$730	5.42%	-2.67%



# iapproved Biggest Quarterly Mover Suburbs Australia

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## QLD Report

Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price 1 Quarter Ago	Median Price	Ave Qtrly % increase in Median Price for last 4 Qtrs	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	AUCHENFLOWER	QLD	4066	House	4	\$1,252,000	\$1,289,000	12.35%	\$750	3.02%	7.14%
2	MERMAID BEACH	QLD	4218	Townhouse	3	\$700,000	\$609,500	9.94%	\$595	5.07%	8.18%
3	CLONTARF	QLD	4019	Unit	2	\$430,000	\$450,000	9.15%	\$275	3.17%	3.77%
4	CORINDA	QLD	4075	House	5	\$1,275,000	\$1,090,000	9.01%	\$815	3.88%	25.38%
5	WOODY POINT	QLD	4019	Unit	2	\$392,000	\$420,000	8.52%	\$280	3.46%	0.00%
6	GOODNA	QLD	4300	Townhouse	3	\$295,000	\$295,000	8.10%	\$295	5.20%	1.72%
7	DIDDILLIBAH	QLD	4559	Unit	2	\$169,500	\$178,000	7.60%	\$330	9.64%	11.86%
8	LANDSBOROUGH	QLD	4550	House	2	\$389,000	\$364,000	7.42%	\$295	4.21%	-7.82%
9	MERMAID BEACH	QLD	4218	House	4	\$930,000	\$1,390,000	7.24%	\$800	2.99%	6.66%
10	WOORIM	QLD	4507	Unit	3	\$399,000	\$410,000	6.86%	\$360	4.56%	0.00%
11	PALM COVE	QLD	4879	Unit	3	\$750,000	\$599,000	6.78%	\$395	3.42%	-1.25%
12	WOREE	QLD	4868	House	4	\$445,000	\$429,000	6.58%	\$400	4.84%	5.26%
13	MURARRIE	QLD	4172	House	4	\$635,000	\$699,000	6.55%	\$650	4.83%	5.69%
14	ROBINA	QLD	4226	Townhouse	2	\$290,000	\$399,000	6.53%	\$415	5.40%	16.90%
15	MARCOOLA	QLD	4564	House	4	\$579,000	\$595,000	6.10%	\$490	4.28%	3.15%
16	ASHMORE	QLD	4214	Unit	3	\$322,500	\$315,000	6.08%	\$340	5.61%	-6.85%
17	MANLY	QLD	4179	Unit	2	\$360,000	\$429,000	6.04%	\$420	5.09%	23.52%
18	ALBION	QLD	4010	Unit	3	\$650,000	\$691,500	6.00%	\$480	3.60%	-22.59%
19	CLEAR ISLAND WATERS	QLD	4226	House	5	\$1,600,000	\$1,595,000	5.92%	\$850	2.77%	-2.86%
20	NEWMARKET	QLD	4051	Unit	2	\$399,000	\$399,000	5.90%	\$360	4.69%	2.85%
21	HOLLYWELL	QLD	4216	Unit	3	\$1,175,000	\$1,175,000	5.61%	\$770	3.40%	-3.75%
22	ROBINA	QLD	4226	Unit	Studio & 1	\$277,000	\$285,000	5.57%	\$320	5.83%	36.17%
23	MOOROOKA	QLD	4105	Unit	Studio & 1	\$269,500	\$320,000	5.55%	\$265	4.30%	3.92%
24	BROOKFIELD	QLD	4069	House	5	\$1,172,500	\$1,574,500	5.48%	\$830	2.74%	0.00%
25	COOLUM BEACH	QLD	4573	House	2	\$429,500	\$520,000	5.39%	\$350	3.50%	4.47%

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## QLD Report

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26	TRINITY BEACH	QLD	4879	House	5	\$511,500	\$675,000	5.36%	\$550	4.23%	-21.43%
27	PEREGIAN BEACH	QLD	4573	House	5	\$1,035,000	\$900,000	5.29%	\$650	3.75%	0.00%
28	NERANG	QLD	4211	Unit	3	\$305,000	\$330,000	5.28%	\$340	5.35%	4.61%
29	MACHANS BEACH	QLD	4878	House	3	\$530,000	\$425,000	5.19%	\$360	4.40%	7.46%
30	BALMORAL	QLD	4171	House	4	\$1,100,000	\$945,000	5.17%	\$900	4.95%	11.80%
31	UPPER MOUNT GRAVATT	QLD	4122	Unit	3	\$503,000	\$457,500	5.16%	\$495	5.62%	-1.00%
32	MOOROOBOOL	QLD	4870	House	4	\$498,500	\$500,000	5.15%	\$450	4.68%	-3.23%
33	KANGAROO POINT	QLD	4169	Unit	Studio & 1	\$320,000	\$320,000	5.10%	\$350	5.68%	0.00%
34	LOGANHOLME	QLD	4129	House	5	\$592,000	\$609,000	5.10%	\$570	4.86%	3.63%
35	MIAMI	QLD	4220	Townhouse	2	\$299,000	\$379,000	5.07%	\$360	4.93%	2.85%
36	HAWTHORNE	QLD	4171	Townhouse	3	\$670,000	\$695,000	5.00%	\$530	3.96%	-5.36%
37	SOUTH TOOWOOMBA	QLD	4350	House	4	\$410,000	\$427,500	5.00%	\$350	4.25%	9.37%
38	CAMBOOYA	QLD	4358	House	3	\$295,000	\$328,000	5.00%	\$275	4.35%	1.85%
39	WOODY POINT	QLD	4019	House	2	\$389,000	\$392,000	4.97%	\$310	4.11%	5.08%
40	EAST BRISBANE	QLD	4169	House	4	\$910,500	\$875,000	4.95%	\$650	3.86%	-10.35%
41	DICKY BEACH	QLD	4551	House	4	\$852,500	\$867,000	4.91%	\$535	3.20%	8.08%
42	PARADISE POINT	QLD	4216	House	2	\$419,000	\$494,000	4.88%	\$365	3.84%	5.79%
43	CURRUMBIN WATERS	QLD	4223	Townhouse	3	\$350,000	\$425,000	4.87%	\$390	4.77%	5.40%
44	COOMBABAH	QLD	4216	Unit	2	\$272,000	\$260,000	4.82%	\$310	6.20%	3.33%
45	SURFERS PARADISE	QLD	4217	Townhouse	2	\$379,000	\$385,000	4.76%	\$360	4.86%	20.00%
46	WONGALING BEACH	QLD	4852	House	2	\$415,000	\$460,000	4.68%	\$310	3.50%	-3.13%
47	HOLLOWAYS BEACH	QLD	4878	Unit	Studio & 1	\$149,000	\$155,000	4.67%	\$250	8.38%	-9.10%
48	KEARNEYS SPRING	QLD	4350	Townhouse	3	\$295,000	\$329,000	4.64%	\$310	4.89%	12.72%
49	PORT DOUGLAS	QLD	4877	House	4	\$780,000	\$794,500	4.63%	\$480	3.14%	4.34%
50	KIN KIN	QLD	4571	House	3	\$435,000	\$465,000	4.62%	\$325	3.63%	0.00%

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## SA Report

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1	CARRICKALINGA	SA	5204	House	4	\$625,000	\$577,500	7.13%	\$250	2.25%	-67.33%
2	NORTH HAVEN	SA	5018	House	4	\$825,000	\$645,000	6.23%	\$440	3.54%	-2.23%
3	UNLEY	SA	5061	House	3	\$890,000	\$800,000	5.69%	\$480	3.12%	-3.04%
4	LOCKLEYS	SA	5032	House	4	\$704,500	\$700,000	5.50%	\$450	3.34%	13.92%
5	KLEMZIG	SA	5087	House	2	\$335,000	\$335,000	5.42%	\$300	4.65%	3.44%
6	NEW PORT	SA	5015	Unit	Studio & 1	\$289,500	\$299,000	5.39%	\$290	5.04%	0.00%
7	PORT LINCOLN	SA	5606	Townhouse	3	\$462,500	\$465,000	5.27%	\$310	3.46%	-3.13%
8	WHYALLA	SA	5600	Townhouse	3	\$143,000	\$178,500	4.73%	\$195	5.68%	-2.50%
9	MIDDLETON	SA	5213	House	3	\$495,000	\$495,000	4.67%	\$280	2.94%	3.70%
10	PORT NOARLUNGA SOUTH	SA	5167	House	4	\$451,000	\$444,500	4.49%	\$395	4.62%	3.94%
11	WEST LAKES	SA	5021	House	4	\$815,000	\$872,500	4.23%	\$550	3.27%	-13.39%
12	ENCOUNTER BAY	SA	5211	House	2	\$212,000	\$279,000	4.14%	\$255	4.75%	8.51%
13	GAWLER EAST	SA	5118	House	2	\$288,000	\$280,000	4.04%	\$260	4.82%	4.00%
14	HAHNDORF	SA	5245	House	3	\$495,000	\$495,000	4.03%	\$410	4.30%	3.79%
15	MANNUM	SA	5238	House	2	\$245,000	\$245,000	3.96%	\$180	3.82%	-2.71%
16	NORWOOD	SA	5067	Unit	2	\$324,500	\$340,000	3.94%	\$305	4.66%	0.00%
17	SEACLIFF	SA	5049	House	3	\$535,000	\$580,000	3.91%	\$435	3.90%	-2.25%
18	ANGASTON	SA	5353	House	3	\$293,500	\$330,000	3.90%	\$240	3.78%	-5.89%
19	LINDEN PARK	SA	5065	House	3	\$692,500	\$700,000	3.59%	\$475	3.52%	3.26%
20	BRIGHTON	SA	5048	House	3	\$562,000	\$590,000	3.57%	\$435	3.83%	1.16%
21	CRYSTAL BROOK	SA	5523	House	3	\$172,000	\$160,000	3.55%	\$190	6.17%	5.55%
22	PETERHEAD	SA	5016	House	3	\$345,000	\$349,000	3.53%	\$370	5.51%	8.82%
23	NORTH BEACH	SA	5556	House	3	\$370,000	\$402,500	3.40%	\$275	3.55%	-1.79%
24	COOBER PEDY	SA	5723	House	3	\$127,000	\$142,000	3.39%	\$180	6.59%	12.50%
25	FELIXSTOW	SA	5070	House	3	\$485,000	\$499,000	3.34%	\$395	4.11%	12.85%

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26	LOBETHAL	SA	5241	House	4	\$448,000	\$427,500	3.34%	\$360	4.37%	0.00%
27	GOOLWA NORTH	SA	5214	House	3	\$375,000	\$375,000	3.33%	\$280	3.88%	3.70%
28	CAMPBELLTOWN	SA	5074	House	4	\$539,500	\$514,000	3.22%	\$370	3.74%	4.22%
29	GLENELG NORTH	SA	5045	House	4	\$747,000	\$850,000	3.21%	\$650	3.97%	18.18%
30	OAKLANDS PARK	SA	5046	House	3	\$442,500	\$440,000	3.21%	\$390	4.60%	0.00%
31	ELIZABETH NORTH	SA	5113	Townhouse	3	\$161,500	\$165,000	3.18%	\$220	6.93%	0.00%
32	KENSINGTON PARK	SA	5068	House	3	\$607,500	\$695,000	3.13%	\$420	3.14%	0.00%
33	PROSPECT	SA	5082	House	3	\$537,000	\$540,000	3.07%	\$390	3.75%	0.00%
34	BLACKWOOD	SA	5051	House	4	\$560,000	\$577,500	3.03%	\$490	4.41%	10.11%
35	MOUNT GAMBIER	SA	5290	Unit	3	\$249,000	\$230,000	2.94%	\$240	5.42%	11.62%
36	WOODVILLE	SA	5011	House	4	\$680,500	\$739,500	2.92%	\$415	2.91%	-7.78%
37	BIRKENHEAD	SA	5015	House	3	\$407,500	\$392,500	2.82%	\$380	5.03%	16.92%
38	BEAUMONT	SA	5066	House	3	\$745,000	\$822,500	2.80%	\$480	3.03%	-2.05%
39	PORT LINCOLN	SA	5606	Unit	2	\$215,000	\$215,000	2.77%	\$200	4.83%	0.00%
40	GAWLER	SA	5118	House	4	\$338,000	\$379,500	2.77%	\$330	4.52%	6.45%
41	BROOKLYN PARK	SA	5032	House	3	\$483,500	\$471,000	2.71%	\$385	4.25%	5.47%
42	QUORN	SA	5433	House	3	\$220,000	\$220,000	2.69%	\$220	5.20%	0.00%
43	GLENELG SOUTH	SA	5045	Unit	2	\$340,000	\$359,500	2.68%	\$305	4.41%	3.38%
44	VALE PARK	SA	5081	House	3	\$507,500	\$539,000	2.65%	\$390	3.76%	2.63%
45	CHELTENHAM	SA	5014	House	3	\$435,000	\$475,000	2.61%	\$340	3.72%	0.00%
46	BELAIR	SA	5052	House	3	\$440,000	\$480,000	2.60%	\$365	3.95%	1.38%
47	GLENELG NORTH	SA	5045	Unit	2	\$315,000	\$325,000	2.57%	\$280	4.48%	3.70%
48	VICTOR HARBOR	SA	5211	Unit	2	\$218,000	\$229,000	2.54%	\$240	5.44%	-11.12%
49	PASADENA	SA	5042	House	3	\$424,000	\$476,000	2.53%	\$370	4.04%	-1.34%
50	SEAFORD	SA	5169	House	4	\$420,000	\$425,000	2.53%	\$360	4.40%	2.85%

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TAS Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price 1 Quarter Ago	Median Price	Ave Qtrly % increase in Median Price for last 4 Qtrs	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	CLAREMONT	TAS	7011	House	2	\$187,500	\$190,000	5.57%	\$240	6.56%	9.09%
2	LAUNCESTON	TAS	7250	House	2	\$274,500	\$329,000	5.01%	\$290	4.58%	-9.38%
3	SANDY BAY	TAS	7005	House	5	\$885,000	\$975,000	4.74%	\$570	3.04%	-5.00%
4	PENGUIN	TAS	7316	House	2	\$270,000	\$249,000	4.66%	\$215	4.48%	7.50%
5	MOONAH	TAS	7009	House	4	\$350,000	\$350,000	4.31%	\$350	5.20%	0.00%
6	SWANSEA	TAS	7190	House	3	\$407,500	\$429,000	3.76%	\$195	2.36%	-17.03%
7	PENGUIN	TAS	7316	Unit	2	\$264,500	\$269,000	3.64%	\$190	3.67%	-9.53%
8	SOUTH LAUNCESTON	TAS	7249	House	4	\$314,500	\$345,000	3.57%	\$355	5.35%	9.23%
9	LAUNCESTON	TAS	7250	House	3	\$365,000	\$379,000	3.55%	\$330	4.52%	0.00%
10	EAST DEVONPORT	TAS	7310	House	4	\$349,000	\$334,000	3.23%	\$280	4.35%	0.00%
11	NEW TOWN	TAS	7008	House	2	\$359,000	\$366,500	3.13%	\$315	4.46%	10.52%
12	CHIGWELL	TAS	7011	House	3	\$225,000	\$229,000	3.09%	\$295	6.69%	7.27%
13	CAMPBELL TOWN	TAS	7210	House	3	\$208,000	\$220,000	3.08%	\$260	6.14%	4.00%
14	BEAUTY POINT	TAS	7270	House	3	\$214,500	\$235,000	2.90%	\$230	5.08%	4.54%
15	QUEENSTOWN	TAS	7467	House	2	\$77,000	\$79,000	2.89%	\$120	7.89%	-7.70%
16	GAGEBROOK	TAS	7030	House	3	\$149,000	\$147,000	2.85%	\$220	7.78%	10.00%
17	GEORGE TOWN	TAS	7253	House	4	\$320,000	\$344,500	2.83%	\$280	4.22%	1.81%
18	LUTANA	TAS	7009	House	3	\$290,000	\$270,000	2.71%	\$320	6.16%	3.22%
19	SCAMANDER	TAS	7215	House	4	\$399,000	\$399,000	2.68%	\$260	3.38%	4.00%
20	PORT HUON	TAS	7116	House	3	\$277,500	\$277,500	2.51%	\$265	4.96%	0.00%
21	GEEVESTON	TAS	7116	House	3	\$272,500	\$275,000	2.46%	\$235	4.44%	2.17%
22	BLACKSTONE HEIGHTS	TAS	7250	House	4	\$450,000	\$440,000	2.44%	\$400	4.72%	11.11%
23	ST MARYS	TAS	7215	House	3	\$165,000	\$180,000	2.44%	\$170	4.91%	0.00%
24	LENAH VALLEY	TAS	7008	House	4	\$450,000	\$430,000	2.43%	\$435	5.26%	6.09%
25	MOONAH	TAS	7009	Unit	2	\$221,500	\$219,000	2.29%	\$240	5.69%	0.00%

# iapproved Biggest Quarterly Mover Suburbs Australia

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TAS Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price 1 Quarter Ago	Median Price	Ave Qtrly % increase in Median Price for last 4 Qtrs	Median Rent	Rental Yield	Median Rent Growth 1 yr
26	HUONVILLE	TAS	7109	House	3	\$292,500	\$298,000	2.27%	\$280	4.88%	1.81%
27	KINGSTON	TAS	7050	House	4	\$463,000	\$475,000	2.25%	\$400	4.37%	2.56%
28	PENGUIN	TAS	7316	House	4	\$369,000	\$392,000	2.23%	\$330	4.37%	3.12%
29	SOUTH ARM	TAS	7022	House	3	\$350,000	\$367,000	2.18%	\$300	4.25%	1.69%
30	HOBART	TAS	7000	Unit	2	\$512,500	\$470,000	2.09%	\$370	4.09%	-5.13%
31	TURNERS BEACH	TAS	7315	House	4	\$380,000	\$435,000	2.09%	\$335	4.00%	-6.95%
32	BLACKMANS BAY	TAS	7052	Unit	3	\$330,000	\$352,000	2.08%	\$385	5.68%	28.33%
33	ROCHERLEA	TAS	7248	House	3	\$145,000	\$149,000	2.07%	\$210	7.32%	5.00%
34	SOUTH LAUNCESTON	TAS	7249	House	2	\$240,000	\$258,000	1.97%	\$250	5.03%	0.00%
35	LEGANA	TAS	7277	House	3	\$329,000	\$335,000	1.96%	\$310	4.81%	-3.13%
36	HADSPEN	TAS	7290	Unit	2	\$179,000	\$179,000	1.95%	\$165	4.79%	-10.82%
37	HOBART	TAS	7000	House	3	\$430,000	\$430,000	1.92%	\$395	4.77%	0.00%
38	LENAH VALLEY	TAS	7008	Unit	2	\$242,500	\$247,500	1.92%	\$250	5.25%	0.00%
39	MARGATE	TAS	7054	Unit	2	\$259,500	\$259,500	1.92%	\$300	6.01%	3.44%
40	EAST DEVONPORT	TAS	7310	House	3	\$214,000	\$219,000	1.89%	\$235	5.57%	2.17%
41	DEVONPORT	TAS	7310	Unit	3	\$265,000	\$260,000	1.78%	\$270	5.40%	1.88%
42	PORT SORELL	TAS	7307	House	3	\$325,000	\$325,000	1.74%	\$285	4.56%	9.61%
43	TREVALLYN	TAS	7250	House	4	\$380,000	\$379,500	1.70%	\$350	4.79%	6.06%
44	PROSPECT	TAS	7250	House	4	\$399,000	\$439,000	1.64%	\$415	4.91%	6.41%
45	LEWISHAM	TAS	7173	House	3	\$320,000	\$325,000	1.64%	\$295	4.72%	-7.82%
46	BERRIEDALE	TAS	7011	House	3	\$254,500	\$249,000	1.61%	\$300	6.26%	0.00%
47	MONTROSE	TAS	7010	House	3	\$285,000	\$280,000	1.61%	\$320	5.94%	0.00%
48	NEW NORFOLK	TAS	7140	House	2	\$179,000	\$202,500	1.60%	\$210	5.39%	0.00%
49	SMITHTON	TAS	7330	House	4	\$304,500	\$319,000	1.58%	\$255	4.15%	2.00%
50	WEST MOONAH	TAS	7009	Unit	2	\$199,000	\$220,000	1.56%	\$240	5.67%	9.09%

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VIC Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price 1 Quarter Ago	Median Price	Ave Qtrly % increase in Median Price for last 4 Qtrs	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	BALLARAT	VIC	3350	House	5	\$720,000	\$590,000	11.90%	\$350	3.08%	-2.78%
2	TOORAK	VIC	3142	Unit	3	\$1,645,000	\$1,495,000	10.93%	\$650	2.26%	4.83%
3	RED HILL	VIC	3937	House	4	\$860,000	\$1,075,000	9.46%	\$495	2.39%	8.79%
4	BALWYN NORTH	VIC	3104	House	5	\$1,600,000	\$1,900,000	9.04%	\$850	2.32%	13.33%
5	MALVERN	VIC	3144	House	3	\$1,700,000	\$1,725,000	8.27%	\$750	2.26%	1.35%
6	ELWOOD	VIC	3184	House	4	\$1,525,000	\$2,100,000	7.63%	\$1,050	2.60%	-8.70%
7	GEELONG	VIC	3220	House	3	\$525,000	\$535,000	7.34%	\$375	3.64%	-6.25%
8	WENDOUREE	VIC	3355	House	4	\$339,500	\$397,500	7.24%	\$310	4.05%	5.08%
9	BOX HILL	VIC	3128	Unit	Studio & 1	\$188,000	\$246,500	7.14%	\$230	4.85%	2.22%
10	CARLTON NORTH	VIC	3054	House	4	\$1,350,000	\$1,400,000	6.96%	\$865	3.21%	2.97%
11	GLEN WAVERLEY	VIC	3150	Unit	Studio & 1	\$439,000	\$360,000	6.91%	\$360	5.20%	-5.27%
12	TEMPLESTOWE LOWER	VIC	3107	Townhouse	4	\$924,500	\$950,000	6.33%	\$620	3.39%	10.71%
13	IVANHOE	VIC	3079	House	2	\$620,000	\$695,000	6.19%	\$400	2.99%	3.89%
14	WERRIBEE SOUTH	VIC	3030	House	3	\$641,500	\$584,500	6.01%	\$325	2.89%	10.16%
15	GEELONG	VIC	3220	House	4	\$570,000	\$615,000	5.91%	\$480	4.05%	7.86%
16	CAULFIELD NORTH	VIC	3161	Townhouse	3	\$840,000	\$850,000	5.80%	\$610	3.73%	-4.69%
17	ST KILDA EAST	VIC	3183	Unit	3	\$612,500	\$680,000	5.51%	\$500	3.82%	0.00%
18	PAYNESVILLE	VIC	3880	House	4	\$461,500	\$495,000	5.50%	\$320	3.36%	0.00%
19	MOUNT MARTHA	VIC	3934	House	2	\$585,000	\$532,500	5.46%	\$295	2.88%	-1.67%
20	GLEN IRIS	VIC	3146	House	4	\$1,450,000	\$1,485,000	5.46%	\$900	3.15%	0.00%
21	GLEN WAVERLEY	VIC	3150	House	5	\$1,600,000	\$1,544,000	5.41%	\$565	1.90%	2.72%
22	HAWTHORN EAST	VIC	3123	House	3	\$1,500,000	\$1,487,500	5.29%	\$640	2.23%	-1.54%
23	HEPBURN SPRINGS	VIC	3461	House	3	\$482,500	\$495,000	5.22%	\$310	3.25%	0.00%
24	CHELSEA	VIC	3196	Townhouse	2	\$420,000	\$450,000	5.15%	\$325	3.75%	-4.42%
25	WARRANDYTE	VIC	3113	House	5	\$850,000	\$915,000	5.12%	\$780	4.43%	41.81%

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VIC Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price 1 Quarter Ago	Median Price	Ave Qtrly % increase in Median Price for last 4 Qtrs	Median Rent	Rental Yield	Median Rent Growth 1 yr
26	BALWYN	VIC	3103	Unit	3	\$999,000	\$999,000	5.07%	\$480	2.49%	-4.00%
27	SURF BEACH	VIC	3922	House	4	\$510,000	\$492,000	5.02%	\$325	3.43%	10.16%
28	HAWTHORN	VIC	3122	Unit	Studio & 1	\$255,000	\$300,000	4.98%	\$300	5.20%	0.00%
29	ORMOND	VIC	3204	House	3	\$820,000	\$900,000	4.92%	\$520	3.00%	0.00%
30	FITZROY	VIC	3065	House	3	\$1,025,000	\$1,200,000	4.88%	\$750	3.25%	2.73%
31	THORNBURY	VIC	3071	Townhouse	2	\$567,000	\$576,000	4.88%	\$460	4.15%	4.54%
32	MOUNT PLEASANT	VIC	3350	House	3	\$285,000	\$265,000	4.84%	\$270	5.29%	-1.82%
33	TOORAK	VIC	3142	House	3	\$1,900,000	\$1,895,000	4.84%	\$950	2.60%	9.82%
34	BOX HILL	VIC	3128	House	4	\$990,000	\$990,000	4.83%	\$570	2.99%	14.00%
35	CLAYTON	VIC	3168	Unit	Studio & 1	\$215,000	\$254,500	4.79%	\$240	4.90%	6.66%
36	PLENTY	VIC	3090	House	3	\$680,000	\$665,000	4.79%	\$305	2.38%	-6.16%
37	LANCEFIELD	VIC	3435	House	3	\$339,000	\$349,500	4.78%	\$315	4.68%	-1.57%
38	BEAUMARIS	VIC	3193	Townhouse	4	\$1,310,000	\$1,050,000	4.75%	\$950	4.70%	6.14%
39	BENDIGO	VIC	3550	House	4	\$385,000	\$395,500	4.62%	\$350	4.60%	2.94%
40	ASPENDALE	VIC	3195	House	4	\$730,000	\$750,000	4.56%	\$475	3.29%	-6.87%
41	KYNETON	VIC	3444	House	4	\$550,000	\$549,500	4.56%	\$400	3.78%	9.58%
42	WANTIRNA	VIC	3152	House	3	\$490,000	\$520,000	4.56%	\$380	3.80%	1.33%
43	SAFETY BEACH	VIC	3936	House	5	\$830,000	\$750,000	4.41%	\$500	3.46%	-9.10%
44	CLAYTON SOUTH	VIC	3169	House	4	\$520,000	\$594,500	4.37%	\$400	3.49%	0.00%
45	CLAYTON	VIC	3168	House	3	\$637,500	\$689,000	4.36%	\$380	2.86%	4.10%
46	BLACK ROCK	VIC	3193	Townhouse	3	\$815,000	\$915,000	4.34%	\$700	3.97%	4.47%
47	BALWYN	VIC	3103	House	5	\$2,350,000	\$2,347,500	4.33%	\$800	1.77%	-20.00%
48	CAMBERWELL	VIC	3124	House	4	\$1,498,000	\$1,587,500	4.32%	\$850	2.78%	8.28%
49	RED HILL	VIC	3937	House	3	\$649,000	\$662,500	4.26%	\$470	3.68%	4.44%
50	MALVERN EAST	VIC	3145	Unit	Studio & 1	\$322,500	\$343,000	4.24%	\$265	4.01%	1.92%



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WA Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price 1 Quarter Ago	Median Price	Ave Qtrly % increase in Median Price for last 4 Qtrs	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	SCARBOROUGH	WA	6019	Unit	Studio & 1	\$390,000	\$450,000	8.81%	\$320	3.69%	-3.04%
2	RIVERVALE	WA	6103	Unit	2	\$429,000	\$525,000	8.31%	\$370	3.66%	2.77%
3	ABBEY	WA	6280	House	4	\$530,000	\$565,000	7.94%	\$435	4.00%	8.75%
4	BALGA	WA	6061	House	2	\$450,000	\$339,000	7.12%	\$350	5.36%	0.00%
5	ERSKINE	WA	6210	Unit	3	\$389,000	\$389,000	6.98%	\$340	4.54%	-2.86%
6	SPEARWOOD	WA	6163	Unit	2	\$480,000	\$450,000	6.78%	\$340	3.92%	0.00%
7	ROCKINGHAM	WA	6168	Townhouse	2	\$339,000	\$322,000	6.45%	\$325	5.24%	4.83%
8	NARROGIN	WA	6312	House	2	\$184,500	\$195,000	6.05%	\$220	5.86%	-4.35%
9	COWARAMUP	WA	6284	House	3	\$467,500	\$453,500	5.98%	\$370	4.24%	-3.90%
10	NORTH PERTH	WA	6006	Unit	Studio & 1	\$299,000	\$419,000	5.78%	\$300	3.72%	-6.25%
11	OCEAN REEF	WA	6027	House	3	\$750,000	\$679,000	5.68%	\$500	3.82%	-9.10%
12	ST JAMES	WA	6102	House	4	\$672,500	\$709,500	5.44%	\$520	3.81%	0.00%
13	DALKEITH	WA	6009	House	5	\$3,900,000	\$4,000,000	5.34%	\$1,650	2.14%	-5.72%
14	LATHLAIN	WA	6100	Unit	2	\$439,000	\$565,000	5.31%	\$350	3.22%	0.00%
15	VICTORIA PARK	WA	6100	House	2	\$559,000	\$574,000	5.24%	\$420	3.80%	5.00%
16	MARMION	WA	6020	House	4	\$909,500	\$1,080,000	5.03%	\$680	3.27%	-13.93%
17	BURSWOOD	WA	6100	House	3	\$1,024,500	\$1,000,000	5.02%	\$585	3.04%	-26.88%
18	RIVERVALE	WA	6103	Unit	Studio & 1	\$395,000	\$420,000	4.87%	\$320	3.96%	8.47%
19	MINDARIE	WA	6030	House	3	\$579,000	\$679,000	4.84%	\$510	3.90%	-12.83%
20	CLAREMONT	WA	6010	Unit	Studio & 1	\$398,000	\$480,000	4.37%	\$345	3.73%	-17.86%
21	ARMADALE	WA	6112	House	2	\$275,000	\$299,000	4.30%	\$295	5.13%	3.50%
22	WEST LEEDERVILLE	WA	6007	Unit	2	\$530,000	\$565,000	4.29%	\$400	3.68%	0.00%
23	WITHERS	WA	6230	House	4	\$320,000	\$323,500	4.26%	\$310	4.98%	-6.07%
24	APPLECROSS	WA	6153	Unit	3	\$1,190,000	\$1,212,500	4.26%	\$665	2.85%	-30.00%
25	TRIGG	WA	6029	House	4	\$1,249,000	\$1,267,000	4.22%	\$850	3.48%	-10.53%

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WA Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price 1 Quarter Ago	Median Price	Ave Qtrly % increase in Median Price for last 4 Qtrs	Median Rent	Rental Yield	Median Rent Growth 1 yr
26	EMBLETON	WA	6062	House	4	\$649,000	\$675,000	4.18%	\$520	4.00%	-5.46%
27	TUART HILL	WA	6060	Unit	2	\$359,000	\$375,000	4.05%	\$330	4.57%	-2.95%
28	MUNSTER	WA	6166	House	4	\$599,000	\$600,000	4.03%	\$575	4.98%	-3.37%
29	SCARBOROUGH	WA	6019	Unit	2	\$479,000	\$499,000	4.01%	\$395	4.11%	-1.25%
30	OCEAN REEF	WA	6027	House	5	\$924,000	\$955,000	4.00%	\$750	4.08%	0.00%
31	DALYELLUP	WA	6230	House	5	\$499,000	\$579,000	4.00%	\$490	4.40%	11.36%
32	SPEARWOOD	WA	6163	House	2	\$394,000	\$395,000	3.96%	\$350	4.60%	-4.11%
33	WATERMANS BAY	WA	6020	House	3	\$1,139,500	\$1,274,500	3.94%	\$620	2.52%	27.83%
34	KEWDALE	WA	6105	Townhouse	3	\$519,000	\$495,000	3.80%	\$430	4.51%	-7.53%
35	GUILDFORD	WA	6055	House	3	\$690,000	\$685,000	3.79%	\$450	3.41%	4.65%
36	ASHBY	WA	6065	House	3	\$475,000	\$450,000	3.76%	\$420	4.85%	-6.67%
37	LYNWOOD	WA	6147	House	4	\$499,000	\$499,000	3.76%	\$425	4.42%	-3.41%
38	CANNINGTON	WA	6107	House	4	\$569,000	\$564,000	3.71%	\$480	4.42%	-7.70%
39	THORNLIE	WA	6108	Townhouse	3	\$410,000	\$399,000	3.71%	\$390	5.08%	-7.15%
40	RIVERTON	WA	6148	House	3	\$649,000	\$654,500	3.68%	\$450	3.57%	-5.27%
41	BUNBURY	WA	6230	Unit	3	\$560,000	\$595,000	3.68%	\$380	3.32%	-7.32%
42	QUEENS PARK	WA	6107	Townhouse	3	\$450,000	\$439,000	3.62%	\$450	5.33%	2.27%
43	MANDURAH	WA	6210	House	2	\$335,000	\$350,000	3.60%	\$280	4.16%	1.81%
44	NORTH COOGEE	WA	6163	Unit	3	\$1,022,000	\$1,047,000	3.59%	\$825	4.09%	-17.50%
45	KEWDALE	WA	6105	House	3	\$542,000	\$549,000	3.57%	\$400	3.78%	-6.98%
46	BROADWATER	WA	6280	House	3	\$444,500	\$445,000	3.56%	\$380	4.44%	-1.30%
47	WOODLANDS	WA	6018	House	4	\$967,000	\$1,250,000	3.56%	\$650	2.70%	-7.15%
48	NEDLANDS	WA	6009	House	5	\$2,300,000	\$2,300,000	3.47%	\$1,000	2.26%	-28.58%
49	OSBORNE PARK	WA	6017	Unit	2	\$359,000	\$379,000	3.44%	\$340	4.66%	-4.23%
50	JOONDANNA	WA	6060	Unit	Studio & 1	\$345,000	\$349,000	3.42%	\$300	4.46%	-6.25%