

# iapproved Best 4 Year Average Annual Median Growth Suburbs Australia

## ABOUT THIS REPORT

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## National Report

Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	ROUSE HILL	NSW	2155	House	3	\$690,000	9.52%	27.63%	\$570	4.29%	0.00%
2	HAWTHORN EAST	VIC	3123	Unit	Studio & 1	\$395,000	9.72%	22.57%	\$300	3.94%	-6.25%
3	MERMAID BEACH	QLD	4218	Townhouse	3	\$795,000	16.91%	18.99%	\$600	3.92%	8.10%
4	ORANGE	NSW	2800	Unit	Studio & 1	\$195,000	-2.50%	18.77%	\$210	5.60%	-8.70%
5	RYDE	NSW	2112	Unit	Studio & 1	\$600,000	15.60%	17.95%	\$430	3.72%	19.44%
6	BREAKFAST POINT	NSW	2137	Unit	3	\$1,825,000	54.66%	17.45%	\$865	2.46%	1.76%
7	ST MARYS	NSW	2760	Unit	2	\$365,000	37.73%	16.97%	\$300	4.27%	-7.70%
8	THE ENTRANCE NORTH	NSW	2261	Unit	3	\$745,000	90.05%	16.89%	\$350	2.44%	0.00%
9	CHIPPENDALE	NSW	2008	Unit	2	\$1,020,000	8.62%	16.70%	\$795	4.05%	14.38%
10	CAMPSIE	NSW	2194	Unit	Studio & 1	\$498,500	31.18%	16.67%	\$320	3.33%	3.22%
11	GLEN WAVERLEY	VIC	3150	House	5	\$1,544,000	43.62%	16.26%	\$550	1.85%	0.00%
12	BALWYN	VIC	3103	Unit	Studio & 1	\$375,000	2.73%	14.59%	\$350	4.85%	11.11%
13	WINDSOR	VIC	3181	Unit	Studio & 1	\$377,500	2.02%	14.45%	\$330	4.54%	10.00%
14	CHATSWOOD	NSW	2067	Unit	3	\$1,450,000	29.46%	14.20%	\$900	3.22%	20.00%
15	RIVERVALE	WA	6103	Unit	2	\$530,000	30.86%	13.89%	\$380	3.72%	5.55%
16	DROMANA	VIC	3936	Unit	2	\$460,000	-2.03%	13.72%	\$275	3.10%	14.58%
17	NORTH SYDNEY	NSW	2060	Unit	3	\$1,900,000	26.66%	13.68%	\$950	2.60%	-5.00%
18	MACQUARIE PARK	NSW	2113	Unit	Studio & 1	\$597,500	14.90%	13.66%	\$490	4.26%	28.94%
19	SUMMER HILL	NSW	2130	Unit	Studio & 1	\$616,000	40.31%	13.59%	\$370	3.12%	1.36%
20	MALVERN EAST	VIC	3145	Unit	Studio & 1	\$349,000	26.90%	13.54%	\$265	3.94%	1.92%
21	RYDE	NSW	2112	Unit	2	\$648,000	13.68%	13.17%	\$470	3.77%	11.90%
22	CHIPPENDALE	NSW	2008	Unit	Studio & 1	\$595,000	0.84%	13.15%	\$535	4.67%	7.00%
23	KINGSWOOD	NSW	2747	Unit	2	\$307,500	28.12%	13.09%	\$280	4.73%	1.81%
24	HABERFIELD	NSW	2045	House	4	\$2,159,000	25.52%	12.88%	\$950	2.28%	11.76%
25	NORTH PERTH	WA	6006	Unit	Studio & 1	\$419,000	45.48%	12.78%	\$300	3.72%	-6.25%

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## National Report

Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
26	OAKLEIGH	VIC	3166	Unit	Studio & 1	\$369,000	12.15%	12.54%	\$320	4.50%	0.00%
27	PENRITH	NSW	2750	Unit	Studio & 1	\$280,000	27.27%	12.47%	\$250	4.64%	0.00%
28	BALWYN NORTH	VIC	3104	House	5	\$1,900,000	46.15%	12.35%	\$845	2.31%	12.66%
29	ROSEHILL	NSW	2142	Unit	Studio & 1	\$269,000	-2.19%	12.24%	\$380	7.34%	0.00%
30	TOORAK	VIC	3142	Unit	3	\$1,495,000	57.36%	12.00%	\$650	2.26%	3.17%
31	COOKS HILL	NSW	2300	Unit	3	\$775,000	1.30%	11.86%	\$530	3.55%	1.92%
32	NEWTOWN	NSW	2042	Unit	Studio & 1	\$499,000	16.86%	11.83%	\$430	4.48%	2.38%
33	CAMPERDOWN	NSW	2050	Unit	3	\$1,250,000	35.13%	11.80%	\$865	3.59%	8.12%
34	WINDSOR	NSW	2756	House	3	\$570,000	52.20%	11.79%	\$410	3.74%	5.12%
35	RIVERVALE	WA	6103	Unit	Studio & 1	\$420,000	21.03%	11.78%	\$320	3.96%	6.66%
36	GEELONG	VIC	3220	House	4	\$615,000	18.49%	11.70%	\$510	4.31%	13.33%
37	GLADSTONE	QLD	4680	Unit	2	\$450,000	12.78%	11.70%	\$350	4.04%	-28.58%
38	LIVERPOOL	NSW	2170	Unit	Studio & 1	\$310,000	8.77%	11.65%	\$280	4.69%	3.70%
39	AUBURN	NSW	2144	House	5	\$943,500	11.00%	11.54%	\$635	3.49%	7.62%
40	BATHURST	NSW	2795	Townhouse	3	\$309,500	-5.93%	11.53%	\$290	4.87%	-7.94%
41	REDFERN	NSW	2016	Unit	3	\$1,000,000	25.00%	11.41%	\$800	4.16%	1.26%
42	ARNCLIFFE	NSW	2205	Unit	2	\$600,000	6.19%	11.37%	\$520	4.50%	4.00%
43	HAWTHORN	VIC	3122	Unit	Studio & 1	\$300,000	42.85%	11.37%	\$300	5.20%	1.69%
44	WENDOUREE	VIC	3355	House	4	\$400,000	38.40%	11.37%	\$305	3.96%	1.66%
45	AUBURN	NSW	2144	House	2	\$599,000	49.75%	11.32%	\$410	3.55%	2.50%
46	GIRRAWEE	NSW	2145	Townhouse	3	\$650,000	30.00%	11.21%	\$480	3.84%	6.66%
47	MARRICKVILLE	NSW	2204	Unit	2	\$650,000	22.87%	11.21%	\$470	3.76%	4.44%
48	WILEY PARK	NSW	2195	House	3	\$745,000	8.12%	11.10%	\$510	3.55%	6.25%
49	MARRICKVILLE	NSW	2204	Unit	Studio & 1	\$495,000	24.06%	11.09%	\$375	3.93%	4.16%
50	LIDCOMBE	NSW	2141	Unit	3	\$713,500	29.72%	11.06%	\$550	4.00%	0.00%

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ACT Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	CRACE	ACT	2911	House	4	\$699,000	9.38%	4.33%	\$600	4.46%	0.00%
2	LYNEHAM	ACT	2602	Unit	2	\$409,500	-6.19%	3.27%	\$375	4.76%	-8.54%
3	WANNIASSA	ACT	2903	House	4	\$560,000	1.81%	2.87%	\$520	4.82%	0.00%
4	BONNER	ACT	2914	House	4	\$549,000	3.58%	2.44%	\$520	4.92%	-5.46%
5	AINSLIE	ACT	2602	House	3	\$702,500	-2.30%	2.36%	\$500	3.70%	0.00%
6	EVATT	ACT	2617	House	4	\$549,000	1.29%	1.86%	\$470	4.45%	-5.06%
7	HARRISON	ACT	2914	House	4	\$617,500	5.55%	1.64%	\$540	4.54%	-1.82%
8	THEODORE	ACT	2905	House	3	\$440,000	6.02%	1.62%	\$400	4.72%	1.26%
9	FORDE	ACT	2914	House	4	\$669,000	4.69%	1.51%	\$580	4.50%	-3.34%
10	MONASH	ACT	2904	House	3	\$465,000	-2.11%	1.39%	\$425	4.75%	-4.50%
11	GUNGAHLIN	ACT	2912	House	4	\$599,000	6.96%	1.25%	\$520	4.51%	-5.46%
12	BRUCE	ACT	2617	Townhouse	3	\$525,000	-2.69%	1.23%	\$490	4.85%	-2.00%
13	NGUNNAWAL	ACT	2913	House	3	\$409,000	-0.25%	1.20%	\$390	4.95%	-4.88%
14	AMAROO	ACT	2914	House	3	\$460,000	0.00%	1.12%	\$440	4.97%	-3.30%
15	AMAROO	ACT	2914	House	4	\$575,000	4.73%	1.12%	\$520	4.70%	-3.71%
16	GORDON	ACT	2906	House	4	\$575,000	4.54%	1.12%	\$530	4.79%	-5.36%
17	KALEEN	ACT	2617	House	3	\$509,000	1.80%	0.95%	\$440	4.49%	-2.23%
18	HOLT	ACT	2615	House	3	\$420,000	-1.18%	0.91%	\$390	4.82%	-6.03%
19	MONASH	ACT	2904	House	4	\$585,000	2.72%	0.87%	\$520	4.62%	-5.46%
20	FORREST	ACT	2603	Unit	2	\$512,000	-12.11%	0.85%	\$540	5.48%	-1.82%
21	CALWELL	ACT	2905	House	4	\$574,000	3.42%	0.84%	\$530	4.80%	-3.64%
22	HACKETT	ACT	2602	House	3	\$619,000	3.16%	0.82%	\$450	3.78%	-9.10%
23	LATHAM	ACT	2615	House	3	\$412,500	-4.07%	0.77%	\$390	4.91%	-2.50%
24	KAMBAH	ACT	2902	House	3	\$440,000	-1.13%	0.58%	\$420	4.96%	-2.33%
25	KINGSTON	ACT	2604	Unit	Studio & 1	\$439,000	5.78%	0.52%	\$430	5.09%	-4.45%

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26	CONDER	ACT	2906	House	4	\$560,000	-4.93%	0.45%	\$520	4.82%	-4.59%
27	WATSON	ACT	2602	House	3	\$580,000	5.45%	0.43%	\$430	3.85%	-4.45%
28	GRIFFITH	ACT	2603	Unit	2	\$439,500	3.41%	0.40%	\$400	4.73%	-4.77%
29	RICHARDSON	ACT	2905	House	3	\$420,000	0.00%	0.33%	\$420	5.20%	1.20%
30	DUNLOP	ACT	2615	House	3	\$425,000	-4.50%	0.30%	\$410	5.01%	-4.66%
31	HIGGINS	ACT	2615	House	3	\$425,000	-3.30%	0.30%	\$415	5.07%	-3.49%
32	GILMORE	ACT	2905	House	3	\$450,000	0.00%	0.28%	\$430	4.96%	-4.45%
33	GIRALANG	ACT	2617	House	3	\$457,500	1.66%	0.27%	\$430	4.88%	-2.28%
34	KAMBAH	ACT	2902	House	4	\$540,000	-2.27%	0.23%	\$490	4.71%	-9.26%
35	NGUNNAWAL	ACT	2913	House	4	\$540,000	4.34%	0.23%	\$490	4.71%	-5.77%
36	MACGREGOR	ACT	2615	House	4	\$519,000	3.80%	0.19%	\$490	4.90%	-2.00%
37	DUNLOP	ACT	2615	House	4	\$520,000	1.96%	0.00%	\$500	5.00%	0.00%
38	GORDON	ACT	2906	House	3	\$410,000	0.00%	0.00%	\$390	4.94%	-4.88%
39	FADDEN	ACT	2904	House	4	\$649,500	1.64%	-0.02%	\$540	4.32%	-3.58%
40	FLYNN	ACT	2615	House	4	\$519,000	1.76%	-0.05%	\$480	4.80%	-2.05%
41	PALMERSTON	ACT	2913	House	4	\$572,500	-0.09%	-0.09%	\$505	4.58%	-4.72%
42	KINGSTON	ACT	2604	Unit	2	\$499,000	0.80%	-0.18%	\$475	4.94%	-5.00%
43	HOLT	ACT	2615	Townhouse	3	\$397,000	4.47%	-0.19%	\$370	4.84%	-7.50%
44	NICHOLLS	ACT	2913	House	4	\$647,500	-6.84%	-0.19%	\$580	4.65%	-2.53%
45	WATSON	ACT	2602	House	4	\$634,000	-3.36%	-0.24%	\$550	4.51%	0.91%
46	BRUCE	ACT	2617	Unit	3	\$445,000	-0.90%	-0.25%	\$450	5.25%	0.00%
47	RIVETT	ACT	2611	House	3	\$480,000	2.23%	-0.26%	\$415	4.49%	-4.60%
48	BRADDON	ACT	2612	Unit	2	\$449,000	-3.45%	-0.33%	\$460	5.32%	-4.17%
49	CONDER	ACT	2906	House	3	\$419,000	-0.12%	-0.36%	\$395	4.90%	-5.96%
50	MACGREGOR	ACT	2615	House	3	\$404,000	-0.25%	-0.37%	\$400	5.14%	-6.98%

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1	ROUSE HILL	NSW	2155	House	3	\$690,000	9.52%	27.63%	\$570	4.29%	0.00%
2	ORANGE	NSW	2800	Unit	Studio & 1	\$195,000	-2.50%	18.77%	\$210	5.60%	-8.70%
3	RYDE	NSW	2112	Unit	Studio & 1	\$600,000	15.60%	17.95%	\$430	3.72%	19.44%
4	BREAKFAST POINT	NSW	2137	Unit	3	\$1,825,000	54.66%	17.45%	\$865	2.46%	1.76%
5	ST MARYS	NSW	2760	Unit	2	\$365,000	37.73%	16.97%	\$300	4.27%	-7.70%
6	THE ENTRANCE NORTH	NSW	2261	Unit	3	\$745,000	90.05%	16.89%	\$350	2.44%	0.00%
7	CHIPPENDALE	NSW	2008	Unit	2	\$1,020,000	8.62%	16.70%	\$795	4.05%	14.38%
8	CAMPSIE	NSW	2194	Unit	Studio & 1	\$498,500	31.18%	16.67%	\$320	3.33%	3.22%
9	CHATSWOOD	NSW	2067	Unit	3	\$1,450,000	29.46%	14.20%	\$900	3.22%	20.00%
10	NORTH SYDNEY	NSW	2060	Unit	3	\$1,900,000	26.66%	13.68%	\$950	2.60%	-5.00%
11	MACQUARIE PARK	NSW	2113	Unit	Studio & 1	\$597,500	14.90%	13.66%	\$490	4.26%	28.94%
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19	COOKS HILL	NSW	2300	Unit	3	\$775,000	1.30%	11.86%	\$530	3.55%	1.92%
20	NEWTOWN	NSW	2042	Unit	Studio & 1	\$499,000	16.86%	11.83%	\$430	4.48%	2.38%
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24	AUBURN	NSW	2144	House	5	\$943,500	11.00%	11.54%	\$635	3.49%	7.62%
25	BATHURST	NSW	2795	Townhouse	3	\$309,500	-5.93%	11.53%	\$290	4.87%	-7.94%

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27	ARNCLIFFE	NSW	2205	Unit	2	\$600,000	6.19%	11.37%	\$520	4.50%	4.00%
28	AUBURN	NSW	2144	House	2	\$599,000	49.75%	11.32%	\$410	3.55%	2.50%
29	GIRRAWEEEN	NSW	2145	Townhouse	3	\$650,000	30.00%	11.21%	\$480	3.84%	6.66%
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33	LIDCOMBE	NSW	2141	Unit	3	\$713,500	29.72%	11.06%	\$550	4.00%	0.00%
34	NORTH PARRAMATTA	NSW	2151	House	3	\$760,000	18.28%	11.04%	\$520	3.55%	10.63%
35	CANTERBURY	NSW	2193	Unit	2	\$630,000	20.00%	11.00%	\$440	3.63%	4.76%
36	FAIRFIELD EAST	NSW	2165	House	3	\$599,000	20.04%	10.97%	\$420	3.64%	2.43%
37	MERRYLANDS	NSW	2160	House	2	\$560,000	7.69%	10.92%	\$390	3.62%	1.29%
38	RIVERSTONE	NSW	2765	House	3	\$550,000	5.76%	10.91%	\$420	3.97%	5.00%
39	GRANVILLE	NSW	2142	House	4	\$750,000	10.45%	10.72%	\$520	3.60%	6.12%
40	BANKSTOWN	NSW	2200	Townhouse	3	\$599,000	25.05%	10.69%	\$500	4.34%	4.16%
41	CABRAMATTA	NSW	2166	Unit	Studio & 1	\$279,000	17.22%	10.67%	\$260	4.84%	4.00%
42	LIDCOMBE	NSW	2141	Unit	2	\$538,500	14.57%	10.67%	\$450	4.34%	2.27%
43	MASCOT	NSW	2020	Unit	Studio & 1	\$600,000	20.00%	10.67%	\$510	4.42%	6.25%
44	MERRYLANDS	NSW	2160	House	3	\$674,000	24.81%	10.63%	\$470	3.62%	4.44%
45	STRATHFIELD	NSW	2135	Unit	Studio & 1	\$449,000	4.90%	10.61%	\$390	4.51%	-2.50%
46	GLENORIE	NSW	2157	House	4	\$1,335,000	6.80%	10.51%	\$700	2.72%	40.00%
47	PARRAMATTA	NSW	2150	Unit	Studio & 1	\$431,000	21.40%	10.51%	\$370	4.46%	2.77%
48	KINGSWOOD	NSW	2747	House	3	\$469,000	28.49%	10.46%	\$380	4.21%	5.55%
49	DULWICH HILL	NSW	2203	Unit	Studio & 1	\$519,000	18.22%	10.43%	\$350	3.50%	6.06%
50	BONNYRIGG	NSW	2177	House	4	\$682,000	8.08%	10.41%	\$500	3.81%	3.09%

# iapproved Best 4 Year Average Annual Median Growth Suburbs Australia

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## NT Report

Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	FANNIE BAY	NT	0820	Townhouse	3	\$862,500	15.00%	4.98%	\$690	4.16%	0.72%
2	STUART PARK	NT	0820	House	4	\$998,000	24.75%	4.48%	\$900	4.68%	-5.27%
3	KATHERINE	NT	0850	House	3	\$399,000	6.40%	4.47%	\$450	5.86%	4.65%
4	WOODROFFE	NT	0830	House	4	\$589,000	0.85%	4.18%	\$630	5.56%	5.00%
5	FARRAR	NT	0830	House	4	\$685,000	0.73%	4.02%	\$695	5.27%	-0.72%
6	KATHERINE	NT	0850	House	4	\$482,500	10.91%	3.99%	\$550	5.92%	4.76%
7	NIGHTCLIFF	NT	0810	Unit	2	\$429,500	-8.62%	3.87%	\$460	5.56%	6.97%
8	DARWIN	NT	0800	Unit	Studio & 1	\$382,000	3.24%	3.53%	\$435	5.92%	8.75%
9	RAPID CREEK	NT	0810	Unit	2	\$456,500	-4.70%	3.36%	\$445	5.06%	-1.12%
10	KARAMA	NT	0812	Unit	2	\$398,000	2.05%	3.26%	\$430	5.61%	2.38%
11	MOULDEN	NT	0830	House	3	\$489,000	3.49%	2.97%	\$520	5.52%	4.00%
12	DURACK	NT	0830	House	3	\$559,500	2.28%	2.90%	\$590	5.48%	-1.67%
13	STUART PARK	NT	0820	Unit	2	\$492,000	4.79%	2.83%	\$520	5.49%	0.00%
14	PARAP	NT	0820	Unit	2	\$457,500	11.58%	2.78%	\$530	6.02%	1.92%
15	GRAY	NT	0830	House	3	\$499,000	-1.58%	2.67%	\$540	5.62%	3.84%
16	MALAK	NT	0812	House	3	\$585,000	0.00%	2.64%	\$580	5.15%	9.43%
17	ROSEBERY	NT	0832	House	4	\$684,500	0.66%	2.63%	\$700	5.31%	0.00%
18	TIWI	NT	0810	House	3	\$575,000	4.54%	2.54%	\$600	5.42%	9.09%
19	GUNN	NT	0832	House	3	\$550,000	0.09%	2.41%	\$560	5.29%	-5.09%
20	GUNN	NT	0832	House	4	\$657,000	-3.39%	2.38%	\$675	5.34%	-2.18%
21	WOODROFFE	NT	0830	House	3	\$512,500	-0.10%	2.24%	\$540	5.47%	1.88%
22	ALICE SPRINGS	NT	0870	House	4	\$600,000	11.21%	1.99%	\$650	5.63%	0.00%
23	DRIVER	NT	0830	House	3	\$505,000	-4.09%	1.86%	\$540	5.56%	3.84%
24	BAKEWELL	NT	0832	House	3	\$526,500	-1.59%	1.81%	\$550	5.43%	0.00%
25	ALAWA	NT	0810	House	3	\$585,000	-2.34%	1.78%	\$590	5.24%	1.72%



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NT Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
26	LEANYER	NT	0812	House	3	\$609,500	1.58%	1.78%	\$600	5.11%	0.84%
27	DURACK	NT	0830	House	4	\$650,000	1.56%	1.60%	\$660	5.28%	-4.35%
28	COCONUT GROVE	NT	0810	Unit	2	\$425,000	4.93%	1.53%	\$450	5.50%	0.00%
29	WOOLNER	NT	0820	Unit	3	\$619,000	1.80%	1.42%	\$645	5.41%	2.38%
30	KARAMA	NT	0812	House	3	\$550,000	-3.51%	1.41%	\$580	5.48%	0.86%
31	ROSEBERY	NT	0832	House	3	\$560,000	-4.28%	1.39%	\$595	5.52%	-5.56%
32	LARRAKEYAH	NT	0820	Unit	3	\$640,000	-0.78%	1.21%	\$695	5.64%	-7.34%
33	BAKEWELL	NT	0832	Unit	2	\$382,500	-1.68%	0.90%	\$430	5.84%	2.38%
34	MOIL	NT	0810	House	3	\$569,000	-0.53%	0.85%	\$570	5.20%	-5.00%
35	DARWIN	NT	0800	Unit	2	\$531,000	0.18%	0.77%	\$620	6.07%	3.33%
36	ANULA	NT	0812	House	3	\$579,000	-1.03%	0.72%	\$560	5.02%	-3.45%
37	LARRAKEYAH	NT	0820	Unit	2	\$472,000	-3.68%	0.70%	\$520	5.72%	0.00%
38	GRAY	NT	0830	Unit	2	\$370,000	-2.51%	0.69%	\$420	5.90%	-2.33%
39	BAYVIEW	NT	0820	Unit	3	\$580,000	-1.62%	0.68%	\$650	5.82%	0.00%
40	PARAP	NT	0820	Unit	3	\$745,000	3.54%	0.68%	\$740	5.16%	-5.13%
41	DARWIN	NT	0800	Unit	3	\$790,000	14.49%	0.64%	\$800	5.26%	-8.58%
42	STUART PARK	NT	0820	Unit	3	\$589,000	-5.23%	0.60%	\$650	5.73%	-2.99%
43	NIGHTCLIFF	NT	0810	Unit	Studio & 1	\$295,000	7.27%	0.51%	\$320	5.64%	0.00%
44	BAKEWELL	NT	0832	Unit	3	\$429,500	-2.17%	0.03%	\$510	6.17%	2.00%
45	DRIVER	NT	0830	Unit	2	\$349,000	-6.94%	0.03%	\$445	6.63%	3.48%
46	HUMPTY DOO	NT	0836	House	3	\$689,500	0.07%	0.02%	\$600	4.52%	-1.64%
47	MILLNER	NT	0810	Unit	2	\$410,000	11.56%	0.00%	\$450	5.70%	0.00%
48	WULAGI	NT	0812	House	3	\$570,000	-2.15%	0.00%	\$585	5.33%	2.63%
49	LEANYER	NT	0812	Unit	2	\$415,000	-2.36%	-0.24%	\$450	5.63%	-2.18%
50	LYONS	NT	0810	House	4	\$870,000	-3.23%	-0.47%	\$820	4.90%	-7.87%



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QLD Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	MERMAID BEACH	QLD	4218	Townhouse	3	\$795,000	16.91%	18.99%	\$600	3.92%	8.10%
2	GLADSTONE	QLD	4680	Unit	2	\$450,000	12.78%	11.70%	\$350	4.04%	-28.58%
3	DUTTON PARK	QLD	4102	Unit	2	\$535,000	0.94%	10.84%	\$475	4.61%	39.70%
4	WILSONTON	QLD	4350	Unit	2	\$278,000	21.39%	10.57%	\$245	4.58%	8.88%
5	ALBION	QLD	4010	Unit	3	\$679,000	49.39%	10.28%	\$480	3.67%	-22.59%
6	CARRARA	QLD	4211	Townhouse	2	\$395,000	0.00%	10.08%	\$320	4.21%	4.91%
7	WESTCOURT	QLD	4870	Unit	2	\$259,000	-2.27%	9.98%	\$220	4.41%	2.32%
8	SURFERS PARADISE	QLD	4217	Townhouse	3	\$589,000	-18.76%	8.50%	\$480	4.23%	4.34%
9	MILES	QLD	4415	House	5	\$537,000	-3.25%	8.46%	\$435	4.21%	-65.20%
10	CLONCURRENCY	QLD	4824	House	4	\$476,500	0.31%	8.25%	\$500	5.45%	-23.08%
11	MACKAY	QLD	4740	Unit	Studio & 1	\$299,000	2.57%	8.09%	\$235	4.08%	-7.85%
12	BOYNE ISLAND	QLD	4680	Unit	3	\$580,000	16.23%	8.08%	\$500	4.48%	1.01%
13	NOOSAVILLE	QLD	4566	Townhouse	3	\$634,500	14.01%	8.08%	\$550	4.50%	22.22%
14	SOUTH TOOWOOMBA	QLD	4350	House	4	\$422,500	26.11%	8.05%	\$350	4.30%	7.69%
15	SOUTH BRISBANE	QLD	4101	Unit	Studio & 1	\$395,000	3.94%	7.57%	\$430	5.66%	2.38%
16	HOME HILL	QLD	4806	House	4	\$360,000	6.19%	7.55%	\$280	4.04%	9.80%
17	SAMFORD VALLEY	QLD	4520	House	4	\$864,500	3.40%	7.39%	\$635	3.81%	-5.93%
18	SUNSHINE BEACH	QLD	4567	House	4	\$1,990,000	6.13%	7.32%	\$785	2.05%	4.66%
19	CLAYFIELD	QLD	4011	House	2	\$510,000	7.36%	7.28%	\$395	4.02%	3.94%
20	KEARNEYS SPRING	QLD	4350	Unit	2	\$297,000	25.58%	6.66%	\$270	4.72%	3.84%
21	KURANDA	QLD	4881	House	2	\$412,500	18.02%	6.55%	\$320	4.03%	0.00%
22	BENOWA	QLD	4217	Townhouse	3	\$509,000	-5.66%	6.54%	\$480	4.90%	9.09%
23	NORTH TOOWOOMBA	QLD	4350	House	3	\$320,000	17.64%	6.47%	\$300	4.87%	7.14%
24	MOUNT LOFTY	QLD	4350	House	4	\$625,000	8.69%	6.27%	\$420	3.49%	5.00%
25	DICKY BEACH	QLD	4551	House	4	\$892,000	23.88%	5.87%	\$550	3.20%	22.22%

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QLD Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
26	FIG TREE POCKET	QLD	4069	House	5	\$1,252,500	4.81%	5.79%	\$800	3.32%	-20.00%
27	BROWNS PLAINS	QLD	4118	Townhouse	3	\$338,000	21.58%	5.78%	\$350	5.38%	2.94%
28	MIDDLE RIDGE	QLD	4350	House	5	\$699,000	-9.23%	5.75%	\$480	3.57%	-3.04%
29	ROMA	QLD	4455	House	5	\$495,000	-0.91%	5.60%	\$590	6.19%	-1.67%
30	EAST TOOWOOMBA	QLD	4350	House	4	\$617,000	-4.86%	5.50%	\$410	3.45%	-2.39%
31	NEWTOWN	QLD	4305	Unit	2	\$269,000	15.94%	5.39%	\$270	5.21%	10.20%
32	COLLINSVILLE	QLD	4804	House	4	\$370,000	-12.43%	5.38%	\$280	3.93%	-20.00%
33	RANGEVILLE	QLD	4350	Unit	3	\$395,000	7.04%	5.24%	\$345	4.54%	9.52%
34	MACHANS BEACH	QLD	4878	House	3	\$472,000	41.95%	5.22%	\$360	3.96%	7.46%
35	REDCLIFFE	QLD	4020	Unit	Studio & 1	\$289,000	0.69%	5.19%	\$240	4.31%	-29.42%
36	CALOUNDRA WEST	QLD	4551	Townhouse	3	\$390,000	1.56%	5.07%	\$415	5.53%	18.57%
37	EAST BRISBANE	QLD	4169	Unit	2	\$450,000	17.64%	5.01%	\$380	4.39%	-1.30%
38	PORT DOUGLAS	QLD	4877	Townhouse	2	\$285,000	5.94%	5.00%	\$300	5.47%	3.44%
39	ROCHEDALE	QLD	4123	House	4	\$696,500	10.20%	4.98%	\$630	4.70%	6.77%
40	LUTWYCHE	QLD	4030	Unit	2	\$449,000	28.28%	4.96%	\$360	4.16%	0.00%
41	BROADBEACH	QLD	4218	House	2	\$499,000	16.31%	4.94%	\$450	4.68%	25.00%
42	KELSO	QLD	4815	House	5	\$519,500	-1.80%	4.93%	\$365	3.65%	-27.00%
43	CLONTARF	QLD	4019	Unit	3	\$604,500	9.11%	4.91%	\$405	3.48%	19.11%
44	TOOWOOMBA	QLD	4350	House	3	\$344,000	6.83%	4.82%	\$295	4.45%	1.72%
45	CHERMSIDE	QLD	4032	Unit	Studio & 1	\$350,000	17.05%	4.81%	\$295	4.38%	1.72%
46	WILSONTON HEIGHTS	QLD	4350	House	3	\$288,000	5.68%	4.77%	\$295	5.32%	5.35%
47	WINDSOR	QLD	4030	Unit	2	\$438,000	20.00%	4.70%	\$370	4.39%	-2.64%
48	COORPAROO	QLD	4151	Unit	3	\$522,500	24.55%	4.69%	\$460	4.57%	2.22%
49	EDGE HILL	QLD	4870	House	4	\$550,000	10.00%	4.62%	\$480	4.53%	0.00%
50	KINGSTHORPE	QLD	4400	House	3	\$299,000	11.35%	4.58%	\$285	4.95%	1.78%

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## SA Report

Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	WHYALLA	SA	5600	Unit	2	\$222,500	11.25%	9.46%	\$200	4.67%	-23.08%
2	FLINDERS PARK	SA	5025	House	4	\$625,000	6.83%	7.96%	\$490	4.07%	5.37%
3	MARINO	SA	5049	House	4	\$875,000	4.79%	6.90%	\$475	2.82%	18.75%
4	COOBER PEDY	SA	5723	House	3	\$130,000	8.33%	6.78%	\$180	7.20%	12.50%
5	GLENELG NORTH	SA	5045	House	4	\$857,500	25.27%	6.36%	\$650	3.94%	21.49%
6	ST GEORGES	SA	5064	House	3	\$880,000	16.55%	6.08%	\$455	2.68%	1.11%
7	NORTH HAVEN	SA	5018	House	4	\$690,000	-4.50%	5.83%	\$425	3.20%	-5.56%
8	BEAUMONT	SA	5066	House	3	\$825,000	24.06%	5.34%	\$485	3.05%	0.00%
9	LOXTON	SA	5333	House	3	\$231,000	12.68%	5.07%	\$240	5.40%	17.07%
10	MIDDLETON	SA	5213	House	3	\$495,000	0.00%	4.19%	\$270	2.83%	0.00%
11	QUORN	SA	5433	House	3	\$222,500	14.10%	4.03%	\$220	5.14%	0.00%
12	MUNNO PARA	SA	5115	House	3	\$268,500	2.48%	4.00%	\$285	5.51%	1.78%
13	WALLAROO	SA	5556	House	4	\$379,000	2.43%	3.80%	\$300	4.11%	3.44%
14	WHYALLA	SA	5600	House	3	\$279,500	7.50%	3.67%	\$280	5.20%	-12.50%
15	PORT AUGUSTA	SA	5700	House	4	\$317,000	-1.56%	3.62%	\$290	4.75%	-3.34%
16	LOXTON	SA	5333	House	4	\$319,000	2.90%	3.36%	\$290	4.72%	20.83%
17	SEAFORD	SA	5169	House	4	\$425,000	10.38%	3.35%	\$370	4.52%	5.71%
18	UNLEY	SA	5061	House	3	\$795,000	4.26%	3.23%	\$480	3.13%	-3.04%
19	CARRICKALINGA	SA	5204	House	3	\$420,000	15.06%	3.22%	\$270	3.34%	-48.08%
20	BLACKWOOD	SA	5051	House	3	\$475,000	9.19%	3.12%	\$375	4.10%	-1.32%
21	FULLARTON	SA	5063	House	3	\$672,500	-0.38%	3.11%	\$510	3.94%	9.67%
22	CLARE	SA	5453	House	4	\$422,000	0.47%	3.00%	\$370	4.55%	12.12%
23	PARKSIDE	SA	5063	House	2	\$540,000	0.93%	2.99%	\$390	3.75%	1.29%
24	PLYMPTON	SA	5038	House	3	\$475,000	3.26%	2.97%	\$390	4.26%	2.63%
25	GRANGE	SA	5022	House	4	\$722,500	1.83%	2.90%	\$480	3.45%	-12.73%

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SA Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
26	NORWOOD	SA	5067	House	4	\$1,050,000	-14.26%	2.87%	\$650	3.21%	0.00%
27	NORTH BRIGHTON	SA	5048	House	3	\$600,000	3.89%	2.86%	\$415	3.59%	-7.78%
28	LINDEN PARK	SA	5065	House	3	\$730,000	12.30%	2.75%	\$475	3.38%	6.74%
29	BEVERLEY	SA	5009	House	3	\$417,500	8.44%	2.72%	\$345	4.29%	6.15%
30	HENLEY BEACH	SA	5022	House	4	\$880,000	3.52%	2.57%	\$590	3.48%	-4.07%
31	PASADENA	SA	5042	House	3	\$476,000	12.26%	2.57%	\$370	4.04%	2.77%
32	PORT LINCOLN	SA	5606	Unit	2	\$215,000	3.11%	2.47%	\$200	4.83%	0.00%
33	MANNUM	SA	5238	House	2	\$252,000	2.85%	2.42%	\$175	3.61%	-5.41%
34	MCLAREN VALE	SA	5171	House	4	\$527,000	11.53%	2.42%	\$400	3.94%	14.28%
35	BELAIR	SA	5052	House	4	\$645,000	11.20%	2.36%	\$480	3.86%	-6.80%
36	HENLEY BEACH	SA	5022	House	3	\$630,000	-1.18%	2.31%	\$460	3.79%	4.54%
37	PARADISE	SA	5075	House	3	\$446,500	5.55%	2.31%	\$340	3.95%	3.03%
38	SHEIDOW PARK	SA	5158	House	3	\$394,500	8.08%	2.31%	\$340	4.48%	-1.45%
39	LITTLEHAMPTON	SA	5250	House	3	\$405,000	5.46%	2.28%	\$350	4.49%	2.94%
40	PORT AUGUSTA WEST	SA	5700	House	3	\$290,000	18.36%	2.28%	\$275	4.93%	5.76%
41	OSBORNE	SA	5017	House	3	\$350,000	2.94%	2.26%	\$360	5.34%	2.85%
42	EVANSTON GARDENS	SA	5116	House	3	\$300,000	1.18%	2.24%	\$260	4.50%	1.96%
43	HAHNDORF	SA	5245	House	3	\$530,000	20.72%	2.24%	\$420	4.12%	7.69%
44	KENSINGTON GARDENS	SA	5068	House	3	\$710,000	4.41%	2.23%	\$445	3.25%	17.10%
45	CLARE	SA	5453	House	3	\$311,000	9.12%	2.21%	\$270	4.51%	8.00%
46	BERRI	SA	5343	House	3	\$175,000	-7.90%	2.11%	\$200	5.94%	0.00%
47	CEDUNA	SA	5690	House	4	\$369,000	5.73%	2.07%	\$300	4.22%	-6.25%
48	BRIGHTON	SA	5048	Unit	2	\$352,500	1.00%	2.05%	\$300	4.42%	3.44%
49	GRANGE	SA	5022	House	3	\$632,500	6.30%	1.97%	\$420	3.45%	0.00%
50	NORMANVILLE	SA	5204	House	3	\$340,000	4.77%	1.97%	\$270	4.12%	-3.58%

# iapproved Best 4 Year Average Annual Median Growth Suburbs Australia

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TAS Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	SANDY BAY	TAS	7005	House	5	\$935,000	38.51%	5.67%	\$565	3.14%	-5.84%
2	SOUTH HOBART	TAS	7004	House	2	\$352,500	10.15%	4.77%	\$340	5.01%	13.33%
3	EAST DEVONPORT	TAS	7310	House	2	\$196,500	16.27%	4.62%	\$200	5.29%	0.00%
4	MIDWAY POINT	TAS	7171	House	4	\$385,000	16.66%	4.33%	\$330	4.45%	-5.72%
5	GEEVESTON	TAS	7116	House	3	\$277,500	15.62%	4.02%	\$240	4.49%	6.66%
6	CARLTON	TAS	7173	House	3	\$275,000	4.76%	2.41%	\$300	5.67%	0.00%
7	BINALONG BAY	TAS	7216	House	3	\$445,000	22.08%	2.22%	\$230	2.68%	-4.17%
8	NEW TOWN	TAS	7008	House	2	\$375,000	10.29%	1.74%	\$315	4.36%	10.52%
9	MOONAH	TAS	7009	House	2	\$265,000	1.92%	1.47%	\$270	5.29%	1.88%
10	TAROONA	TAS	7053	House	3	\$465,000	3.33%	1.39%	\$400	4.47%	5.26%
11	TURNERS BEACH	TAS	7315	House	3	\$368,500	-0.14%	1.29%	\$350	4.93%	9.37%
12	KINGSTON	TAS	7050	House	4	\$472,500	9.24%	1.28%	\$400	4.40%	1.26%
13	HOBART	TAS	7000	Unit	2	\$430,000	-14.00%	1.20%	\$370	4.47%	0.00%
14	LAUDERDALE	TAS	7021	House	3	\$365,000	4.28%	1.05%	\$350	4.98%	6.06%
15	CHIGWELL	TAS	7011	House	3	\$229,000	14.50%	1.01%	\$295	6.69%	7.27%
16	LENAH VALLEY	TAS	7008	House	4	\$442,500	10.62%	1.01%	\$425	4.99%	11.84%
17	MORNINGTON	TAS	7018	House	3	\$265,000	0.95%	0.97%	\$310	6.08%	0.00%
18	LAUNCESTON	TAS	7250	House	4	\$499,500	-6.64%	0.48%	\$360	3.74%	-2.71%
19	LEGANA	TAS	7277	Unit	2	\$270,000	0.00%	0.47%	\$265	5.10%	-1.86%
20	KINGSTON BEACH	TAS	7050	House	3	\$445,000	8.53%	0.45%	\$360	4.20%	2.85%
21	TRANMERE	TAS	7018	House	3	\$495,000	3.12%	0.25%	\$395	4.14%	0.00%
22	PENGUIN	TAS	7316	House	3	\$292,000	-0.69%	0.21%	\$260	4.63%	1.96%
23	RIVERSIDE	TAS	7250	House	4	\$390,000	-10.35%	0.06%	\$340	4.53%	0.00%
24	LATROBE	TAS	7307	Unit	2	\$228,000	5.06%	0.05%	\$240	5.47%	9.09%
25	BRIGHTON	TAS	7030	House	3	\$290,000	0.00%	0.00%	\$315	5.64%	-1.57%

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TAS Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
26	EAST LAUNCESTON	TAS	7250	House	3	\$400,000	5.26%	0.00%	\$350	4.55%	4.47%
27	HUONVILLE	TAS	7109	Unit	2	\$199,000	0.00%	0.00%	\$230	6.01%	0.00%
28	HUONVILLE	TAS	7109	House	3	\$299,000	11.15%	0.00%	\$280	4.86%	0.00%
29	LOW HEAD	TAS	7253	House	3	\$320,000	6.66%	0.00%	\$300	4.87%	-6.25%
30	SCOTTSDALE	TAS	7260	House	3	\$210,000	7.69%	0.00%	\$220	5.44%	10.00%
31	SOUTH HOBART	TAS	7004	House	4	\$550,000	-4.35%	0.00%	\$450	4.25%	1.12%
32	WEST LAUNCESTON	TAS	7250	House	2	\$265,000	-1.86%	0.00%	\$260	5.10%	6.12%
33	WYNYARD	TAS	7325	House	4	\$385,000	1.58%	0.00%	\$305	4.11%	5.17%
34	OAKDOWNS	TAS	7019	House	3	\$349,000	7.38%	-0.07%	\$330	4.91%	3.12%
35	GLENORCHY	TAS	7010	House	4	\$317,000	2.58%	-0.08%	\$340	5.57%	0.00%
36	DEVONPORT	TAS	7310	Unit	3	\$267,000	1.90%	-0.19%	\$275	5.35%	1.85%
37	SUMMERHILL	TAS	7250	House	3	\$269,000	0.00%	-0.19%	\$300	5.79%	0.00%
38	SMITHTON	TAS	7330	House	3	\$239,000	0.00%	-0.21%	\$220	4.78%	4.76%
39	SOMERSET	TAS	7322	House	3	\$240,000	-4.00%	-0.21%	\$260	5.63%	0.00%
40	SORELL	TAS	7172	House	3	\$327,000	0.61%	-0.23%	\$320	5.08%	0.00%
41	MIDWAY POINT	TAS	7171	House	3	\$295,000	0.00%	-0.25%	\$320	5.64%	0.00%
42	SOUTH LAUNCESTON	TAS	7249	House	4	\$345,000	16.94%	-0.29%	\$350	5.27%	12.90%
43	OLD BEACH	TAS	7017	House	4	\$395,000	-1.25%	-0.31%	\$420	5.52%	6.32%
44	QUEENSTOWN	TAS	7467	House	2	\$79,000	16.17%	-0.31%	\$120	7.89%	-11.12%
45	INVERMAY	TAS	7248	House	3	\$236,000	4.88%	-0.32%	\$270	5.94%	3.84%
46	PRIMROSE SANDS	TAS	7173	House	2	\$195,000	8.93%	-0.32%	\$190	5.06%	0.00%
47	GEORGE TOWN	TAS	7253	House	3	\$177,500	4.41%	-0.35%	\$200	5.85%	5.26%
48	DELORAINÉ	TAS	7304	House	3	\$275,000	-4.19%	-0.36%	\$255	4.82%	2.00%
49	HOWRAH	TAS	7018	House	3	\$344,000	-1.72%	-0.43%	\$350	5.29%	0.00%
50	PRIMROSE SANDS	TAS	7173	House	3	\$235,000	-5.63%	-0.47%	\$215	4.75%	-10.42%

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VIC Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	HAWTHORN EAST	VIC	3123	Unit	Studio & 1	\$395,000	9.72%	22.57%	\$300	3.94%	-6.25%
2	GLEN WAVERLEY	VIC	3150	House	5	\$1,544,000	43.62%	16.26%	\$550	1.85%	0.00%
3	BALWYN	VIC	3103	Unit	Studio & 1	\$375,000	2.73%	14.59%	\$350	4.85%	11.11%
4	WINDSOR	VIC	3181	Unit	Studio & 1	\$377,500	2.02%	14.45%	\$330	4.54%	10.00%
5	DROMANA	VIC	3936	Unit	2	\$460,000	-2.03%	13.72%	\$275	3.10%	14.58%
6	MALVERN EAST	VIC	3145	Unit	Studio & 1	\$349,000	26.90%	13.54%	\$265	3.94%	1.92%
7	OAKLEIGH	VIC	3166	Unit	Studio & 1	\$369,000	12.15%	12.54%	\$320	4.50%	0.00%
8	BALWYN NORTH	VIC	3104	House	5	\$1,900,000	46.15%	12.35%	\$845	2.31%	12.66%
9	TOORAK	VIC	3142	Unit	3	\$1,495,000	57.36%	12.00%	\$650	2.26%	3.17%
10	GEELONG	VIC	3220	House	4	\$615,000	18.49%	11.70%	\$510	4.31%	13.33%
11	HAWTHORN	VIC	3122	Unit	Studio & 1	\$300,000	42.85%	11.37%	\$300	5.20%	1.69%
12	WENDOUREE	VIC	3355	House	4	\$400,000	38.40%	11.37%	\$305	3.96%	1.66%
13	CARLTON	VIC	3053	Unit	2	\$480,000	0.20%	10.67%	\$490	5.30%	0.00%
14	SUNSHINE	VIC	3020	Unit	2	\$390,000	56.00%	10.67%	\$290	3.86%	16.00%
15	CANTERBURY	VIC	3126	House	3	\$1,500,000	17.18%	9.33%	\$700	2.42%	-3.45%
16	PAYNESVILLE	VIC	3880	House	4	\$507,500	18.29%	8.96%	\$320	3.27%	0.00%
17	MOUNT ELIZA	VIC	3930	Unit	2	\$400,000	0.75%	8.37%	\$320	4.16%	10.34%
18	MARYBOROUGH	VIC	3465	House	2	\$195,000	5.40%	8.25%	\$200	5.33%	0.00%
19	SOUTH MELBOURNE	VIC	3205	Unit	3	\$985,000	-21.20%	8.15%	\$670	3.53%	-2.90%
20	WOODEND	VIC	3442	House	4	\$599,500	-4.69%	8.04%	\$420	3.64%	-4.55%
21	MALVERN	VIC	3144	House	3	\$1,725,000	44.35%	7.85%	\$750	2.26%	0.00%
22	FITZROY	VIC	3065	Unit	Studio & 1	\$415,000	24.06%	7.65%	\$380	4.76%	5.55%
23	NORTH GEELONG	VIC	3215	House	3	\$422,500	9.45%	7.62%	\$310	3.81%	6.89%
24	BOX HILL	VIC	3128	Unit	Studio & 1	\$240,000	42.01%	7.46%	\$230	4.98%	2.22%
25	FITZROY	VIC	3065	House	3	\$1,200,000	26.31%	7.46%	\$750	3.25%	4.16%



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VIC Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
26	LAKE GARDENS	VIC	3355	House	3	\$385,000	3.35%	7.34%	\$310	4.18%	-3.13%
27	ABBOTSFORD	VIC	3067	Unit	2	\$600,000	-0.42%	7.22%	\$490	4.24%	0.00%
28	SOLDIERS HILL	VIC	3350	House	3	\$330,000	10.36%	7.19%	\$270	4.25%	-1.82%
29	NORTH BENDIGO	VIC	3550	House	3	\$289,500	8.42%	7.16%	\$280	5.02%	5.66%
30	MAIDEN GULLY	VIC	3551	House	3	\$392,500	12.46%	7.13%	\$330	4.37%	-2.95%
31	KORUMBURRA	VIC	3950	House	4	\$414,500	10.53%	7.10%	\$320	4.01%	6.66%
32	GEELONG WEST	VIC	3218	House	4	\$550,000	-5.58%	6.97%	\$410	3.87%	-2.39%
33	BENDIGO	VIC	3550	House	2	\$304,000	3.05%	6.93%	\$260	4.44%	0.00%
34	HAWTHORN EAST	VIC	3123	House	3	\$1,500,000	36.36%	6.87%	\$650	2.25%	4.83%
35	BALLARAT EAST	VIC	3350	House	3	\$299,500	13.01%	6.82%	\$270	4.68%	0.00%
36	BENDIGO	VIC	3550	Unit	2	\$260,000	4.00%	6.78%	\$230	4.60%	4.54%
37	GLEN WAVERLEY	VIC	3150	Unit	3	\$780,000	30.00%	6.78%	\$450	3.00%	5.88%
38	HORSHAM	VIC	3400	Unit	2	\$180,000	-2.71%	6.58%	\$195	5.63%	8.33%
39	MARYBOROUGH	VIC	3465	House	4	\$335,000	13.55%	6.54%	\$250	3.88%	4.16%
40	AIRPORT WEST	VIC	3042	House	4	\$680,000	26.62%	6.30%	\$395	3.02%	1.28%
41	GEELONG WEST	VIC	3218	House	2	\$350,000	0.00%	6.21%	\$295	4.38%	-1.67%
42	BRUNSWICK WEST	VIC	3055	House	2	\$585,000	6.36%	6.19%	\$400	3.55%	2.56%
43	WINCHELSEA	VIC	3241	House	3	\$292,500	0.00%	6.19%	\$290	5.15%	7.40%
44	PRAHRAN	VIC	3181	Unit	Studio & 1	\$305,000	-8.28%	6.17%	\$320	5.45%	6.66%
45	BEAUFORT	VIC	3373	House	3	\$240,000	20.60%	6.15%	\$240	5.20%	4.34%
46	FLORA HILL	VIC	3550	House	3	\$330,000	3.12%	6.14%	\$290	4.56%	0.00%
47	MALVERN EAST	VIC	3145	Unit	2	\$495,000	7.60%	6.14%	\$395	4.14%	6.75%
48	HAMPTON	VIC	3188	Townhouse	3	\$967,500	22.46%	6.13%	\$680	3.65%	-2.86%
49	ARARAT	VIC	3377	House	4	\$327,000	1.55%	6.10%	\$320	5.08%	6.66%
50	CALIFORNIA GULLY	VIC	3556	House	3	\$275,000	7.84%	6.10%	\$265	5.01%	-1.86%

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## WA Report

Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
1	RIVERVALE	WA	6103	Unit	2	\$530,000	30.86%	13.89%	\$380	3.72%	5.55%
2	NORTH PERTH	WA	6006	Unit	Studio & 1	\$419,000	45.48%	12.78%	\$300	3.72%	-6.25%
3	RIVERVALE	WA	6103	Unit	Studio & 1	\$420,000	21.03%	11.78%	\$320	3.96%	6.66%
4	SPEARWOOD	WA	6163	Unit	2	\$459,000	53.51%	10.58%	\$325	3.68%	-7.15%
5	EAST PERTH	WA	6004	Townhouse	3	\$1,122,500	18.28%	10.06%	\$650	3.01%	-16.13%
6	ROSSMOYNE	WA	6148	House	4	\$1,380,000	6.15%	9.67%	\$635	2.39%	-9.29%
7	ROSSMOYNE	WA	6148	House	3	\$999,000	-4.18%	9.34%	\$520	2.70%	-3.71%
8	ERSKINE	WA	6210	Unit	3	\$419,000	40.13%	8.80%	\$340	4.21%	-2.86%
9	SCARBOROUGH	WA	6019	Unit	Studio & 1	\$450,000	50.50%	8.68%	\$320	3.69%	-3.04%
10	ROCKINGHAM	WA	6168	Unit	2	\$339,000	23.27%	8.46%	\$300	4.60%	1.69%
11	KARRATHA	WA	6714	Unit	Studio & 1	\$435,000	-20.19%	8.45%	\$500	5.97%	-23.08%
12	WAROONA	WA	6215	House	4	\$399,000	0.25%	8.40%	\$360	4.69%	-7.70%
13	NORTH PERTH	WA	6006	Unit	2	\$569,000	13.80%	7.92%	\$420	3.83%	-19.24%
14	CLOVERDALE	WA	6105	House	3	\$539,000	8.01%	7.74%	\$420	4.05%	-2.33%
15	EAST CANNINGTON	WA	6107	House	3	\$498,500	8.36%	7.38%	\$450	4.69%	1.12%
16	ST JAMES	WA	6102	House	4	\$724,500	13.38%	7.18%	\$520	3.73%	0.00%
17	EMBLETON	WA	6062	House	4	\$667,000	17.22%	6.99%	\$520	4.05%	-5.46%
18	KOONDOOLA	WA	6064	House	3	\$425,000	10.38%	6.53%	\$370	4.52%	-2.64%
19	MIRRABOOKA	WA	6061	House	4	\$512,000	15.83%	6.43%	\$450	4.57%	-1.10%
20	MIDDLE SWAN	WA	6056	House	4	\$469,000	4.45%	6.28%	\$445	4.93%	-14.43%
21	LATHLAIN	WA	6100	House	3	\$742,500	12.67%	6.25%	\$450	3.15%	-1.10%
22	LYNWOOD	WA	6147	House	3	\$489,000	13.72%	6.16%	\$400	4.25%	-1.24%
23	WILLETTON	WA	6155	House	3	\$659,000	6.29%	6.15%	\$460	3.62%	-2.13%
24	JOONDANNA	WA	6060	Unit	2	\$449,000	15.12%	6.12%	\$380	4.40%	-1.30%
25	MIDLAND	WA	6056	House	2	\$379,000	9.85%	6.11%	\$350	4.80%	6.06%

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WA Report											
Rank	Suburb	State	Postcode	Dwelling Type	Bedrooms	Median Price	Median Price Growth 1 yr	Median Price 4 Yr Average Annual % Growth	Median Rent	Rental Yield	Median Rent Growth 1 yr
26	GIRRAWHEEN	WA	6064	House	3	\$430,000	11.68%	6.08%	\$380	4.59%	-2.57%
27	EMBLETON	WA	6062	House	3	\$579,000	5.46%	5.98%	\$420	3.77%	-6.67%
28	COOLBELLUP	WA	6163	House	3	\$499,000	13.66%	5.92%	\$400	4.16%	0.00%
29	CHURCHLANDS	WA	6018	Unit	2	\$430,000	-1.15%	5.89%	\$380	4.59%	-5.00%
30	CLOVERDALE	WA	6105	House	4	\$589,000	7.09%	5.86%	\$500	4.41%	-7.41%
31	BAYSWATER	WA	6053	Townhouse	2	\$349,000	17.31%	5.85%	\$350	5.21%	0.00%
32	WILLETTON	WA	6155	House	4	\$775,000	7.78%	5.78%	\$550	3.69%	-4.35%
33	WOODLANDS	WA	6018	House	4	\$1,250,000	25.37%	5.76%	\$635	2.64%	-9.29%
34	LEEMING	WA	6149	House	3	\$649,000	9.07%	5.47%	\$475	3.80%	3.26%
35	BALCATT	WA	6021	Unit	3	\$529,000	-2.04%	5.32%	\$435	4.27%	1.16%
36	KEWDALE	WA	6105	House	4	\$627,000	8.29%	5.32%	\$520	4.31%	-7.15%
37	KENWICK	WA	6107	House	4	\$465,000	6.04%	5.25%	\$435	4.86%	-1.14%
38	MADDINGTON	WA	6109	House	3	\$392,500	4.11%	5.24%	\$380	5.03%	0.00%
39	MADDINGTON	WA	6109	House	4	\$449,000	8.06%	5.17%	\$430	4.97%	7.50%
40	KEWDALE	WA	6105	House	3	\$549,000	9.90%	5.16%	\$400	3.78%	-6.98%
41	RIVERTON	WA	6148	House	4	\$779,000	6.85%	5.08%	\$550	3.67%	-4.35%
42	BASSEDEAN	WA	6054	House	2	\$499,000	1.31%	5.06%	\$400	4.16%	3.89%
43	BERTRAM	WA	6167	House	3	\$389,000	0.00%	5.00%	\$400	5.34%	-2.44%
44	BULL CREEK	WA	6149	House	4	\$829,000	3.75%	5.00%	\$550	3.44%	-1.79%
45	LOCKRIDGE	WA	6054	House	3	\$395,000	5.33%	5.00%	\$380	5.00%	0.00%
46	VICTORIA PARK	WA	6100	Unit	3	\$637,000	15.81%	5.00%	\$495	4.04%	-14.66%
47	CAVERSHAM	WA	6055	House	4	\$514,000	6.52%	4.99%	\$495	5.00%	-1.00%
48	WATTLE GROVE	WA	6107	House	4	\$550,000	12.24%	4.97%	\$520	4.91%	0.00%
49	LYNWOOD	WA	6147	House	4	\$499,000	6.39%	4.87%	\$430	4.48%	0.00%
50	THORNLIE	WA	6108	Unit	3	\$399,000	5.27%	4.86%	\$400	5.21%	-2.44%