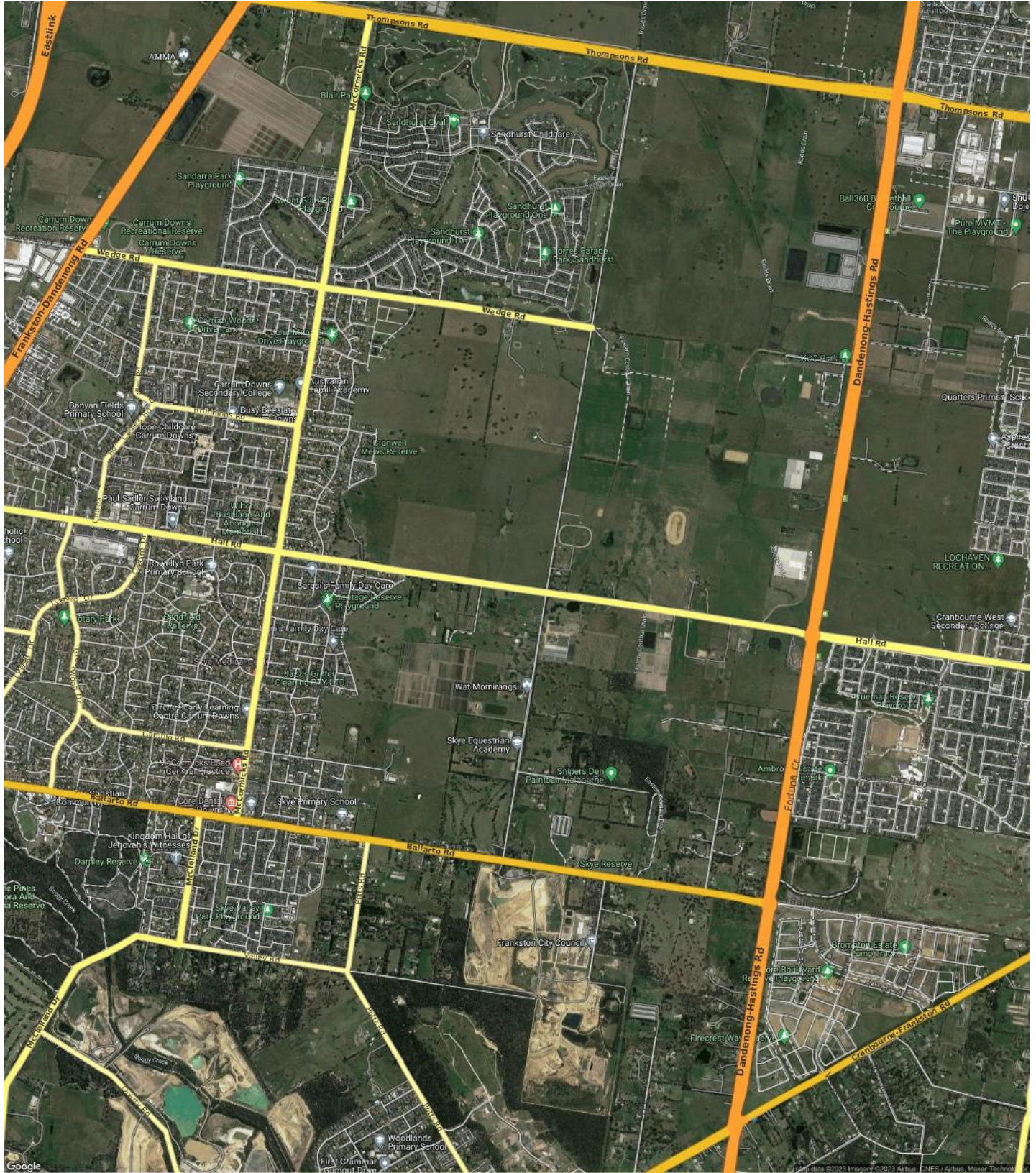


# **SUBURB FLYOVER REPORT**

SKYE (HOUSE)

PREPARED BY: SHEETAL ISSAR, INDEPENDENT ESTATE AGENTS

# SKYE - Suburb Map



This report has been compiled on 09/01/2024 by Independent Estate Agents. Property Data Solutions Pty Ltd 2024 - [www.pricerfinder.com.au](http://www.pricerfinder.com.au)

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# SKYE - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2006	180	\$ 250,000	0.0 %	\$ 10,000	\$ 3,650,000
2007	202	\$ 285,130	14.1 %	\$ 128,000	\$ 670,000
2008	157	\$ 320,000	12.2 %	\$ 70,000	\$ 8,600,000
2009	200	\$ 310,000	-3.1 %	\$ 34,600	\$ 890,000
2010	195	\$ 360,000	16.1 %	\$ 115,000	\$ 749,000
2011	147	\$ 380,000	5.6 %	\$ 166,950	\$ 730,000
2012	118	\$ 385,000	1.3 %	\$ 144,750	\$ 575,000
2013	113	\$ 397,500	3.2 %	\$ 190,000	\$ 1,600,000
2014	148	\$ 414,500	4.3 %	\$ 297,000	\$ 2,825,000
2015	143	\$ 430,000	3.7 %	\$ 255,000	\$ 775,000
2016	131	\$ 480,000	11.6 %	\$ 60,000	\$ 1,460,000
2017	164	\$ 572,500	19.3 %	\$ 305,640	\$ 1,400,000
2018	127	\$ 615,000	7.4 %	\$ 460,000	\$ 2,250,000
2019	136	\$ 600,000	-2.4 %	\$ 400,000	\$ 2,000,000
2020	88	\$ 610,000	1.7 %	\$ 147,121	\$ 2,100,000
2021	130	\$ 750,000	23.0 %	\$ 520,000	\$ 3,100,000
2022	107	\$ 772,500	3.0 %	\$ 550,000	\$ 2,500,000
2023	72	\$ 770,000	-0.3 %	\$ 460,000	\$ 2,620,000
2024	0				

## Median Sale Price

# \$770k

Based on 72 recorded House sales within the last 12 months (2023)

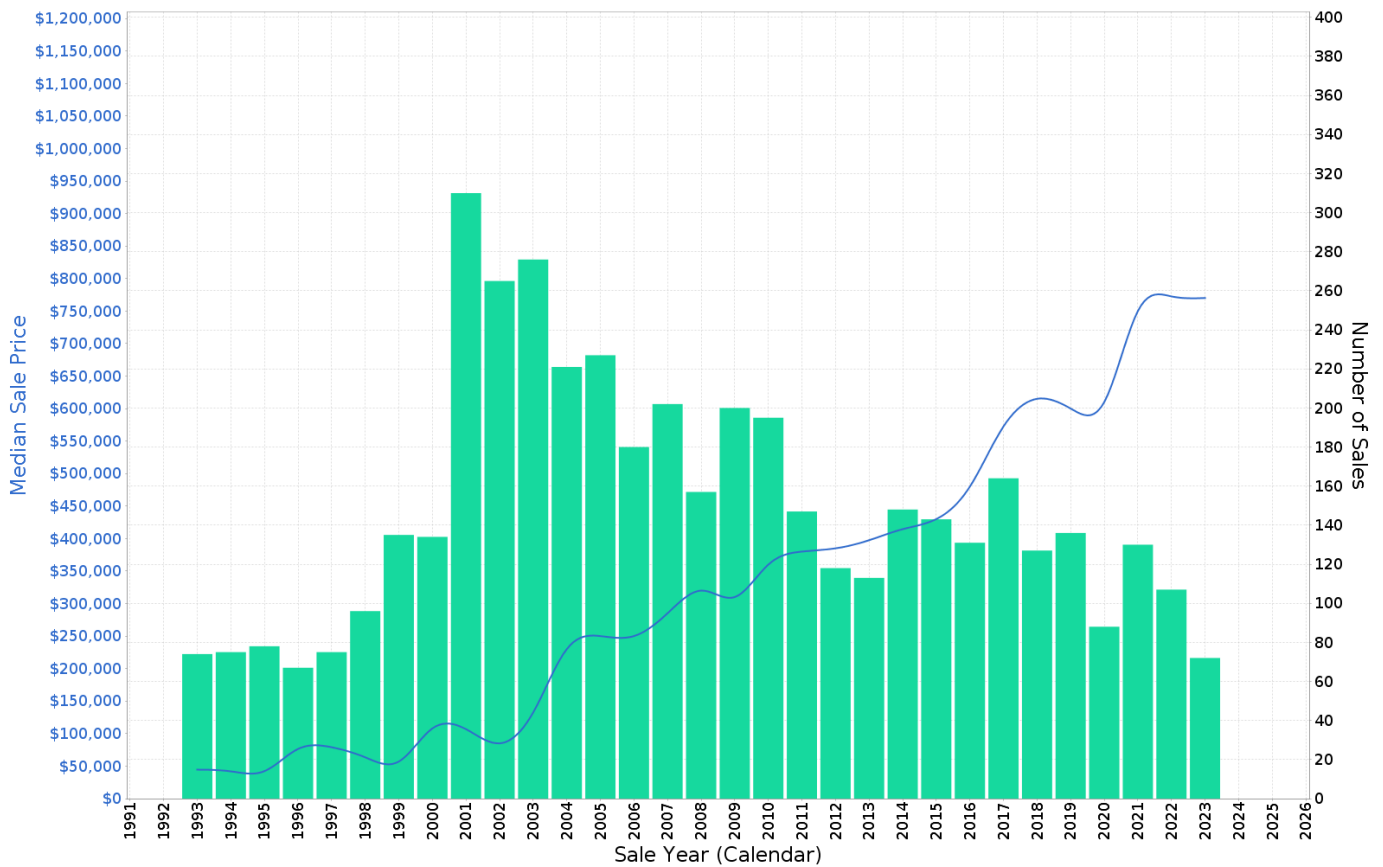
Based on a rolling 12 month period and may differ from calendar year statistics

## Suburb Growth

# -0.3%

Current Median Price: \$770,000  
Previous Median Price: \$772,500

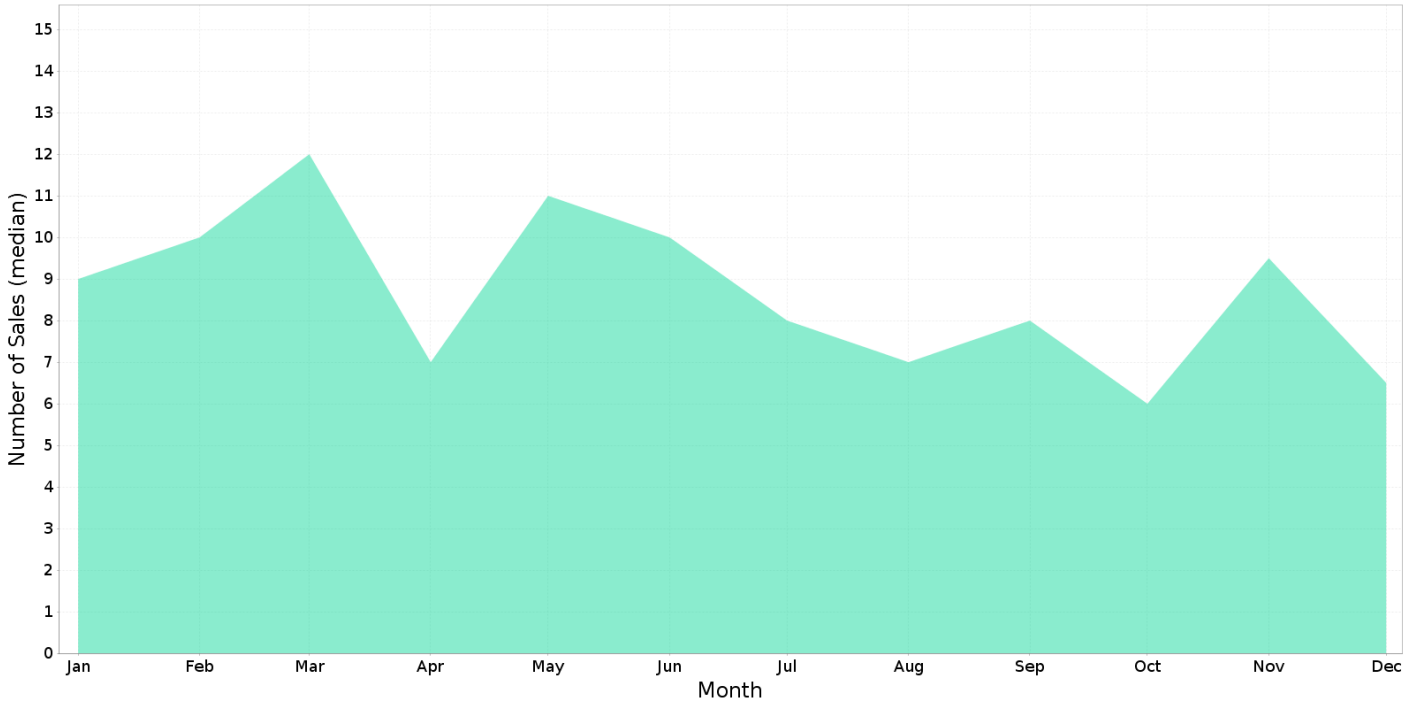
Based on 179 recorded House sales compared over the last two rolling 12 month periods



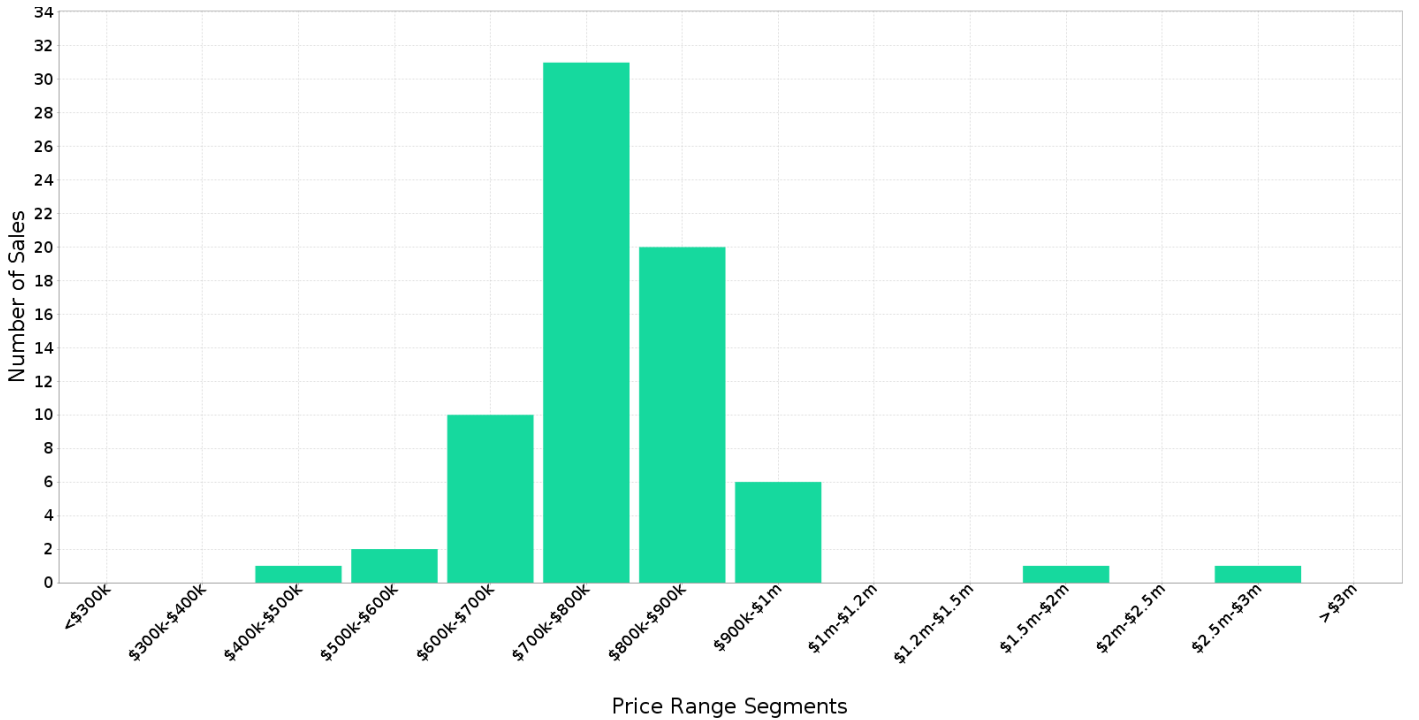
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## SKYE - Peak Selling Periods (3 years)



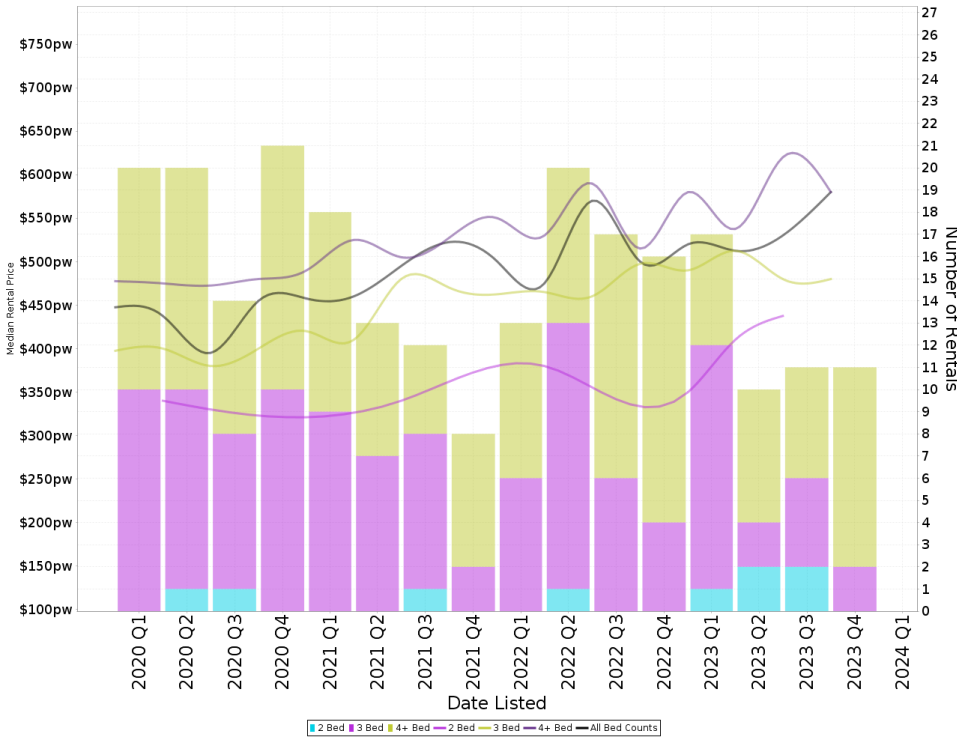
## SKYE - Price Range Segments (12 months)



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## Median Weekly Rents (Houses)



### Suburb Sale Price Growth

**-0.3%**

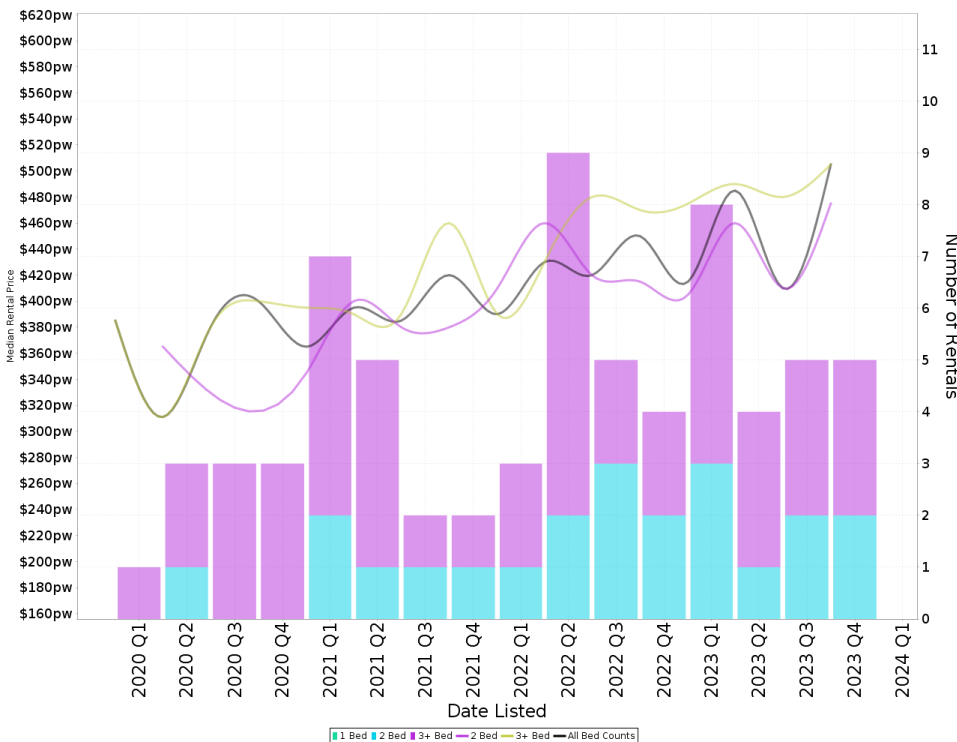
Current Median Price: \$770,000  
Previous Median Price: \$772,500  
Based on 179 registered House sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+3.6%**

Current Median Price: \$770,000  
Current Median Rent: \$530  
Based on 49 registered House rentals compared over the last 12 months.

## Median Weekly Rents (Units)



### Suburb Sale Price Growth

**-3.9%**

Current Median Price: \$547,500  
Previous Median Price: \$570,000  
Based on 57 registered Unit sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+4.5%**

Current Median Price: \$547,500  
Current Median Rent: \$478  
Based on 22 registered Unit rentals compared over the last 12 months.

# SKYE - Recently Sold Properties

Median Sale Price

**\$770k**

Based on 72 recorded House sales within the last 12 months (2023)

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

Suburb Growth

**-0.3%**

Current Median Price: \$770,000  
Previous Median Price: \$772,500

Based on 179 recorded House sales compared over the last two rolling 12 month periods

# Sold Properties

**72**

Based on recorded House sales within the 12 months (2023)

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

**1 JOHN MONASH DR**

**\$740,000**

Jan 2024  
20 Days

560 m<sup>2</sup> 4 2 2

**11 LOUISE CRT**

**\$676,000**

Dec 2023  
N/A

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

**26 MCDONALD ST**

**\$755,000**

Dec 2023  
6 Days

607 m<sup>2</sup> 3 2 2

**11 LOMBARDI CL**

**\$685,000**

Dec 2023  
69 Days

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

**28 MELANIE BLAIR PL**

**\$797,500**

Dec 2023  
6 Days

644 m<sup>2</sup> 3 2 2

**17 LILY WAY**

**\$790,000**

Nov 2023  
24 Days

624 m<sup>2</sup> 4 2 2

**247 HALL RD**

**\$650,000**

Nov 2023

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

**2 LOMBARDI CL**

**\$840,000**

Nov 2023  
24 Days

597 m<sup>2</sup> 4 2 2

**14 ORIANA GR**

**\$705,000**

Oct 2023  
25 Days

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

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46 MCGOWAN DR

\$946,000



719 m<sup>2</sup>

4

2

2

6-8 DARNLEY DR

\$1,000,000



1,731m<sup>2</sup>  
(DPRICK/UNSTRAT)

1,732 m<sup>2</sup>

5

2

4

3 BOUVERIE PL

\$816,000



561 m<sup>2</sup>

3

2

2

78 RANGEVIEW DR

\$790,000



660 m<sup>2</sup>

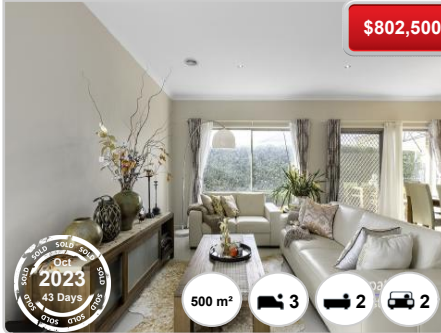
3

2

2

7 ST AUSTELL CRT

\$802,500



500 m<sup>2</sup>

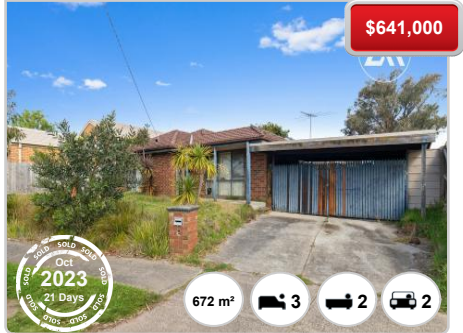
3

2

2

4 PIMMYS CRT

\$641,000



672 m<sup>2</sup>

3

2

2

7 HOOPER DR

\$740,500



525 m<sup>2</sup>

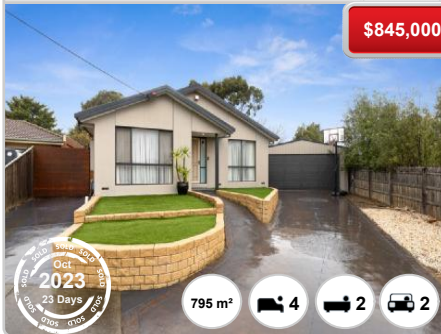
4

2

2

5 ALICE CRT

\$845,000



795 m<sup>2</sup>

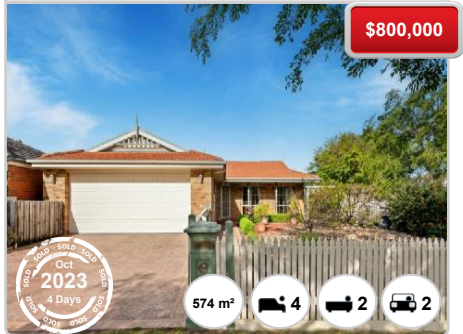
4

2

2

10 MANCHESTER DR

\$800,000



574 m<sup>2</sup>

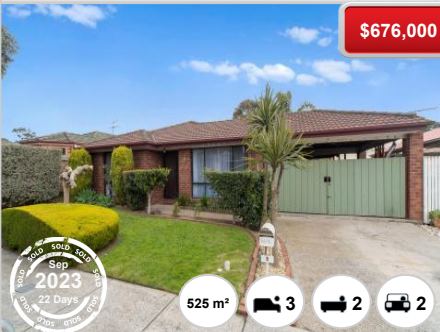
4

2

2

9 CAPTAIN COOK CL

\$676,000



525 m<sup>2</sup>

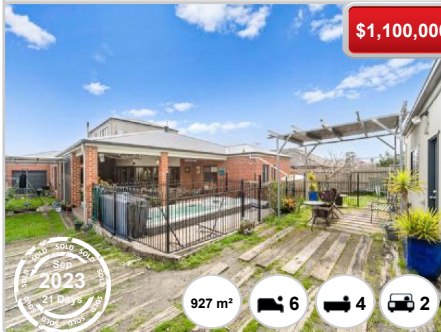
3

2

2

29 VERONICA DR

\$1,100,000



927 m<sup>2</sup>

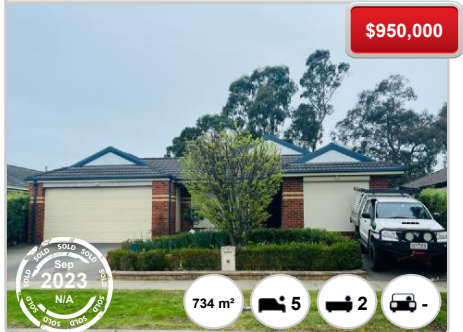
6

4

2

10 ARLENE DR

\$950,000



734 m<sup>2</sup>

5

2

-

# SKYE - Properties For Rent

## Median Rental Price

**\$530 /w**

Based on 49 recorded House rentals within the last 12 months (2023)

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

## Rental Yield

**+3.6%**

Current Median Price: \$770,000  
Current Median Rent: \$530

Based on 72 recorded House sales and 49 House rentals compared over the last 12 months

## Number of Rentals

**49**

Based on recorded House rentals within the last 12 months (2023)

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

**16 ARLENE DRIVE**

**\$635 Per Week**

Jan 2024  
1 Day

741 m<sup>2</sup> 4 2 4

**6-8 DARNLEY DRIVE**

**\$780 per week**

Dec 2023  
30 Days

1,731m<sup>2</sup>  
(DUPLEX UNITS)

1,732 m<sup>2</sup> 5 2 4

**3 KERRIE ANNE COURT**

**\$520 per week**

Nov 2023  
43 Days

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

**16 Arlene Drive**

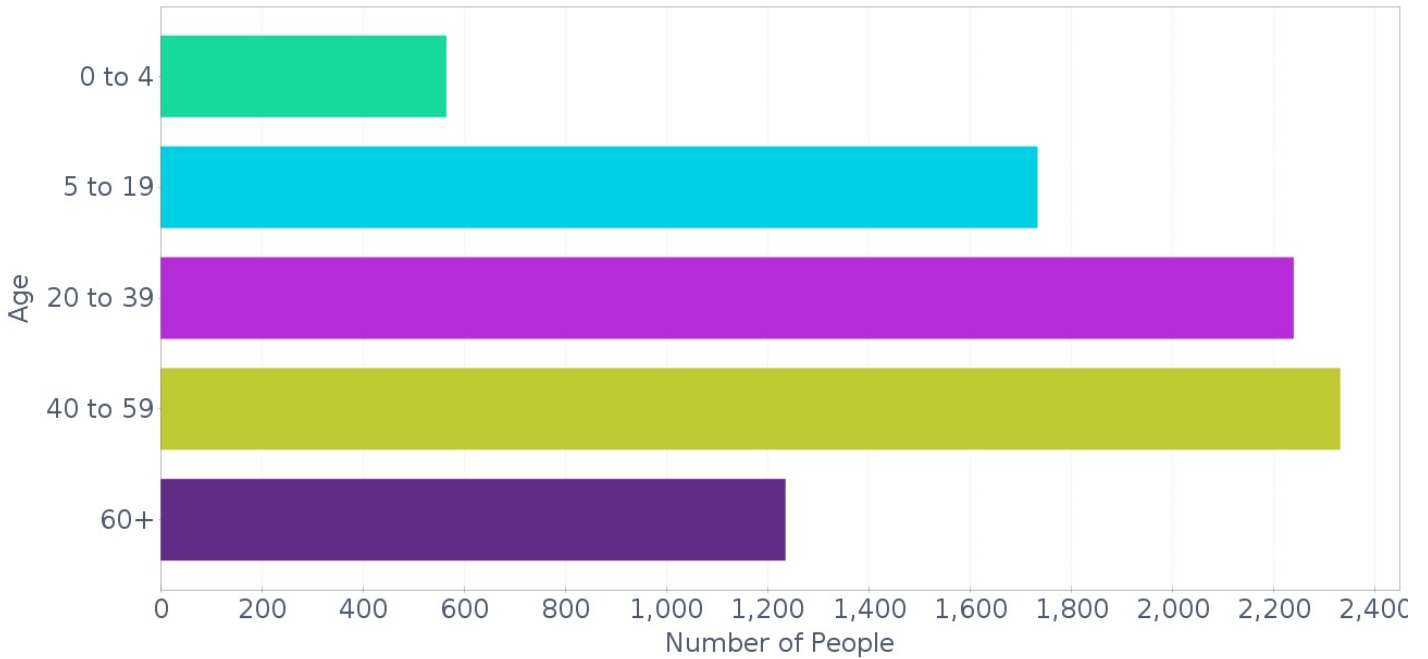
**\$635 Per Week**

Mar 2023  
314 Days

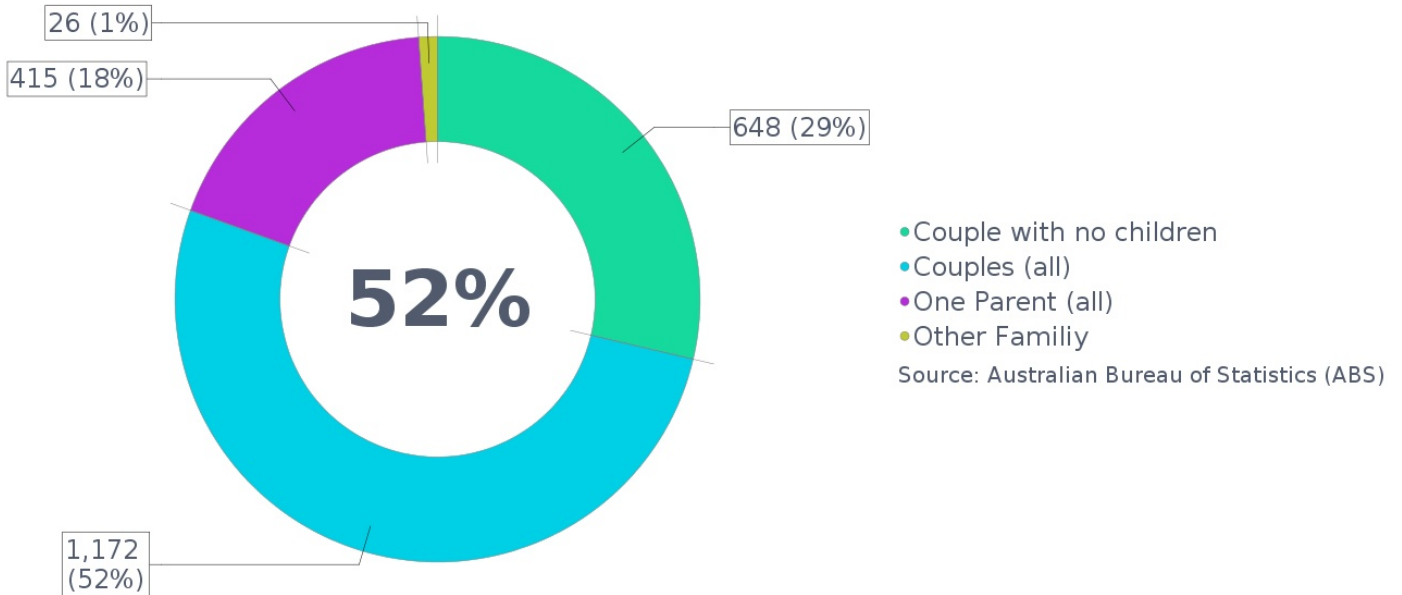
741 m<sup>2</sup> 4 2 4



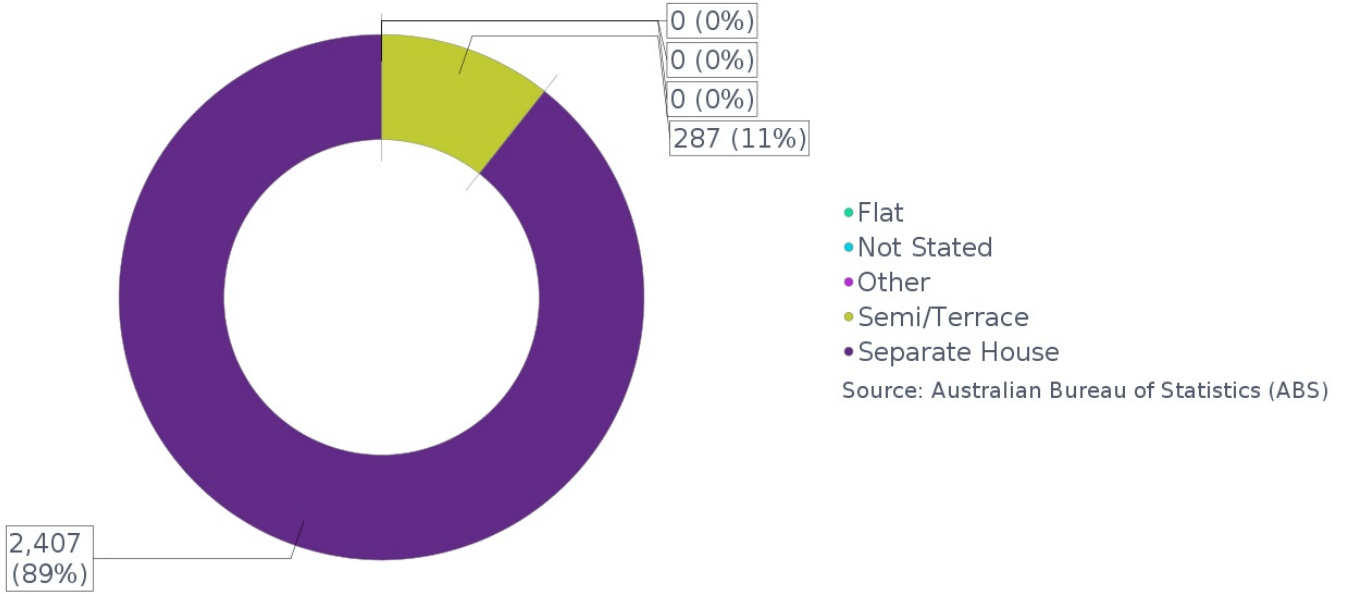
## Age of Population (2021)



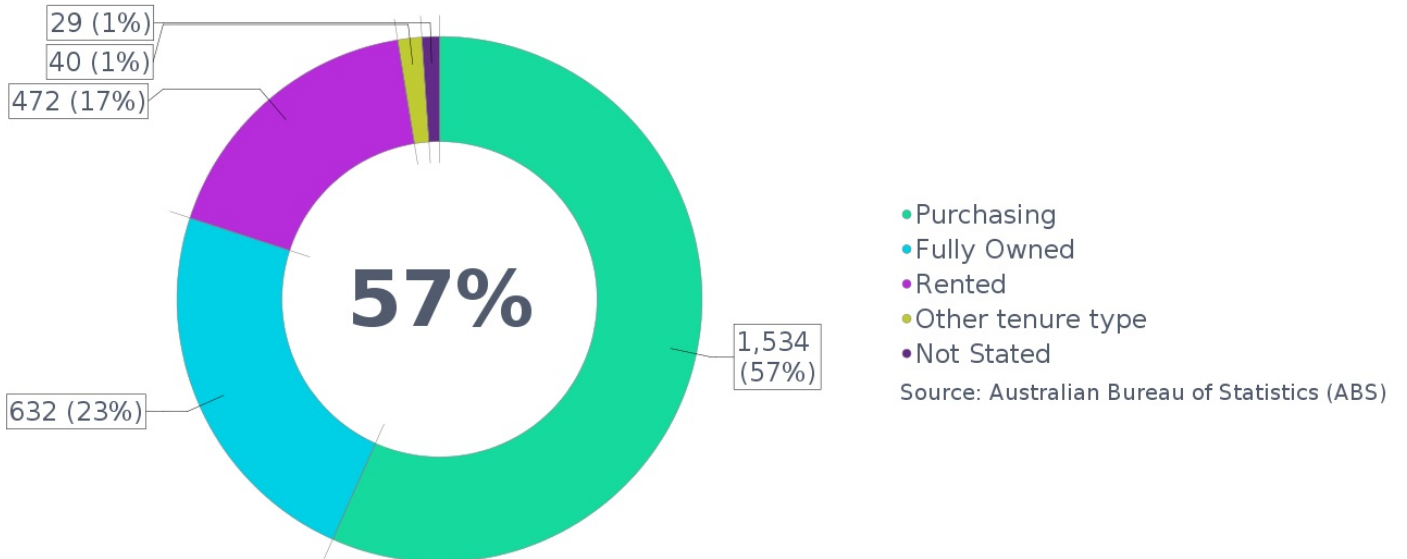
## Family Composition (2021)



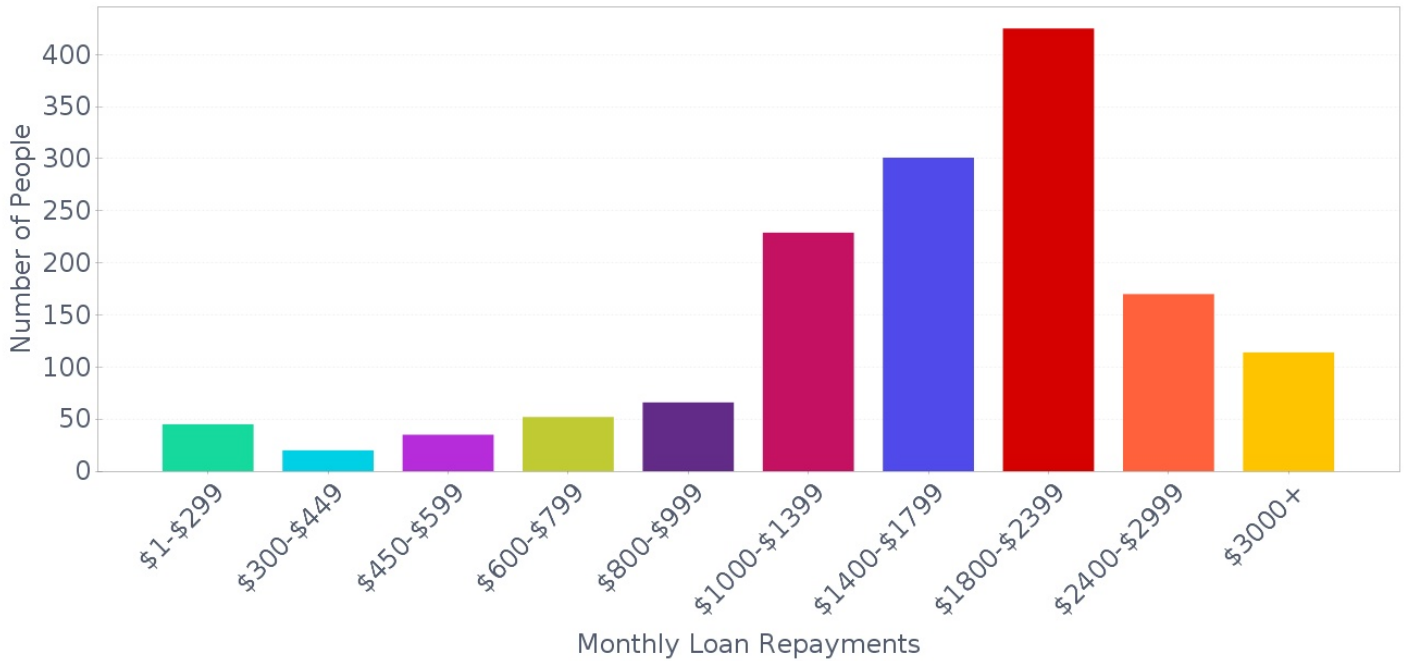
## Dwelling Structure (2021)



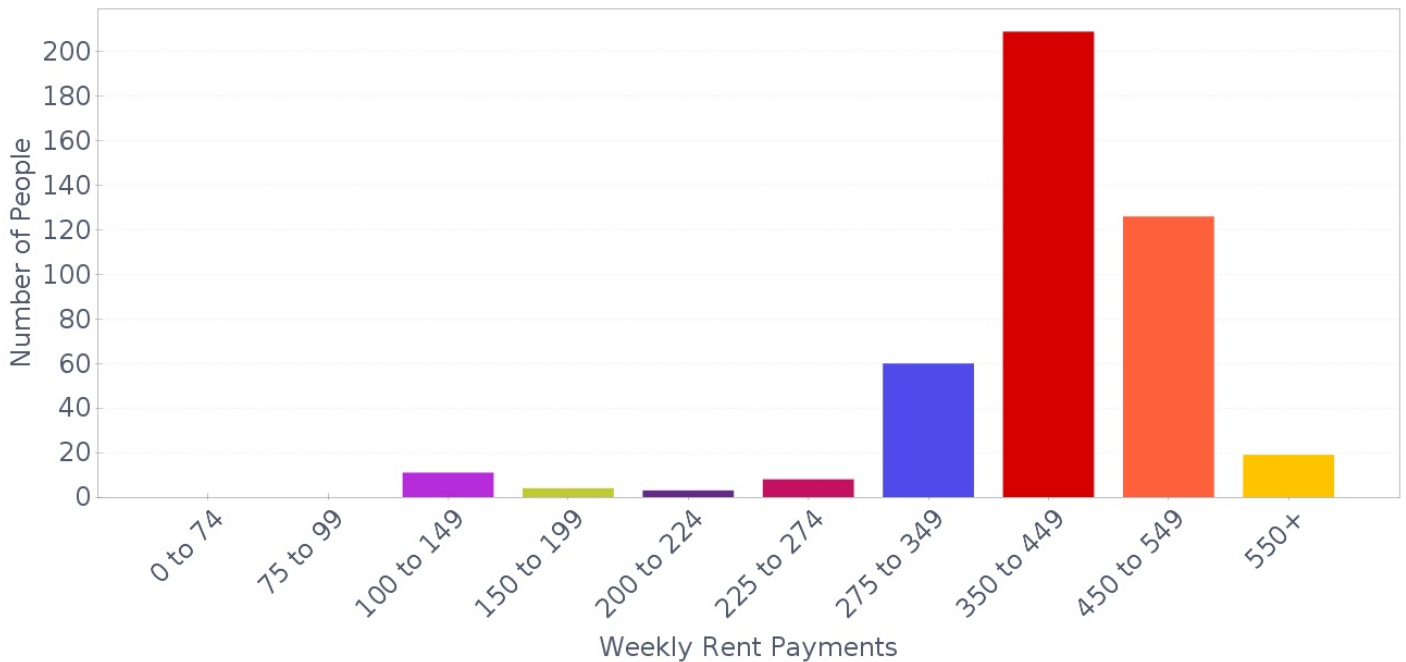
## Home Ownership (2021)



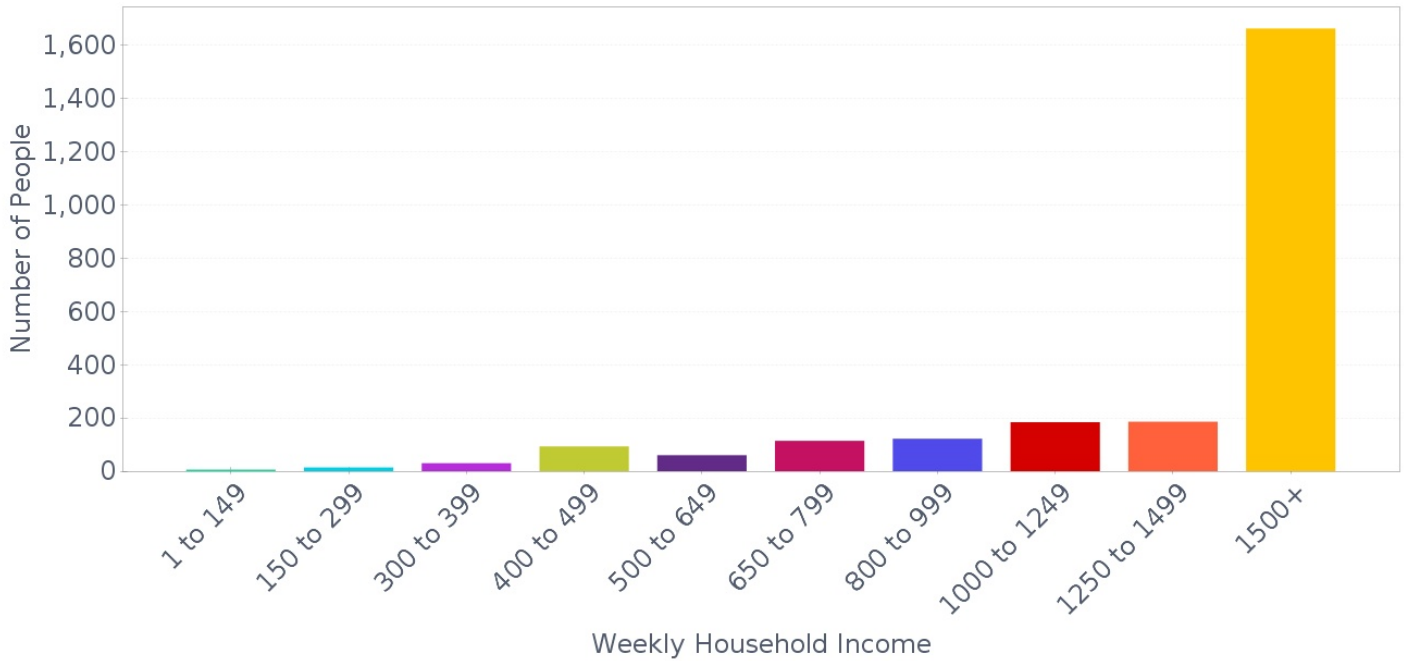
## Home Loan Repayments - Monthly (2021)



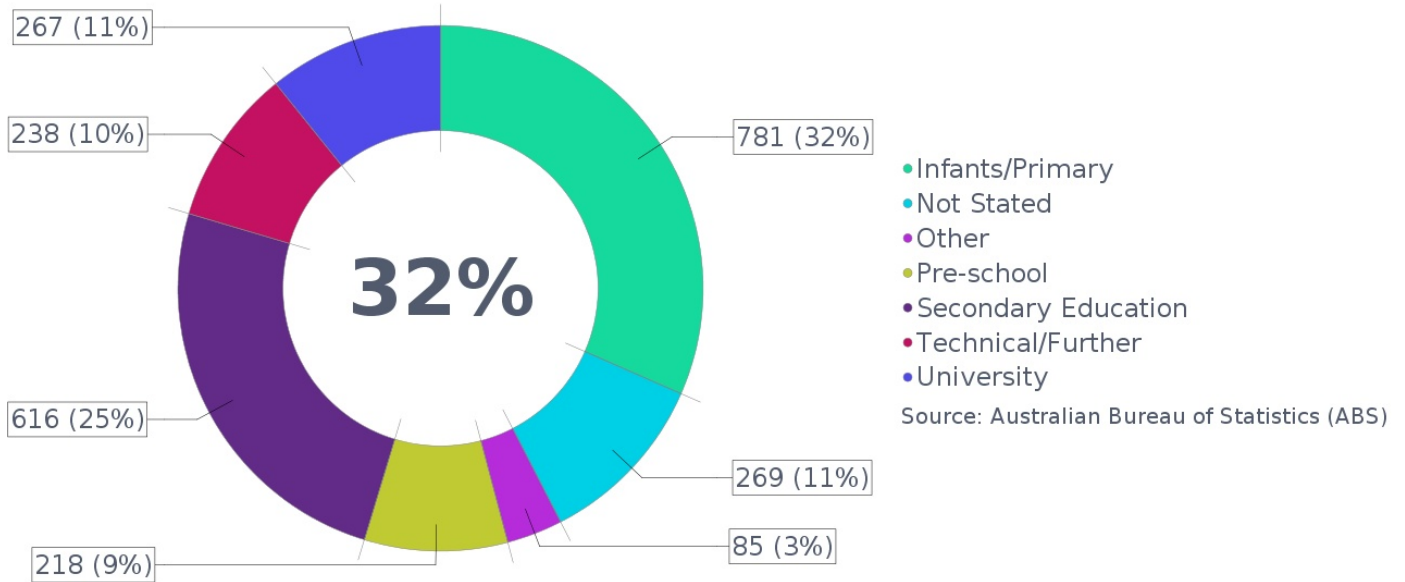
## Rent Payments - Weekly (2021)



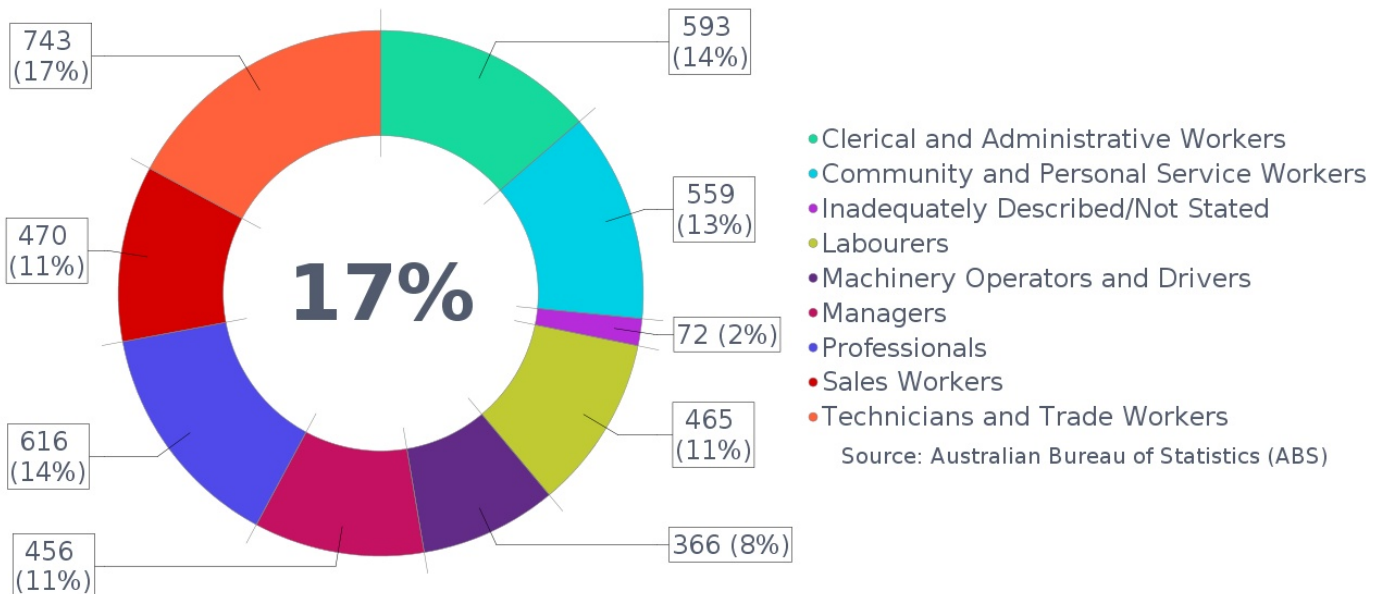
## Household Income - Weekly (2021)



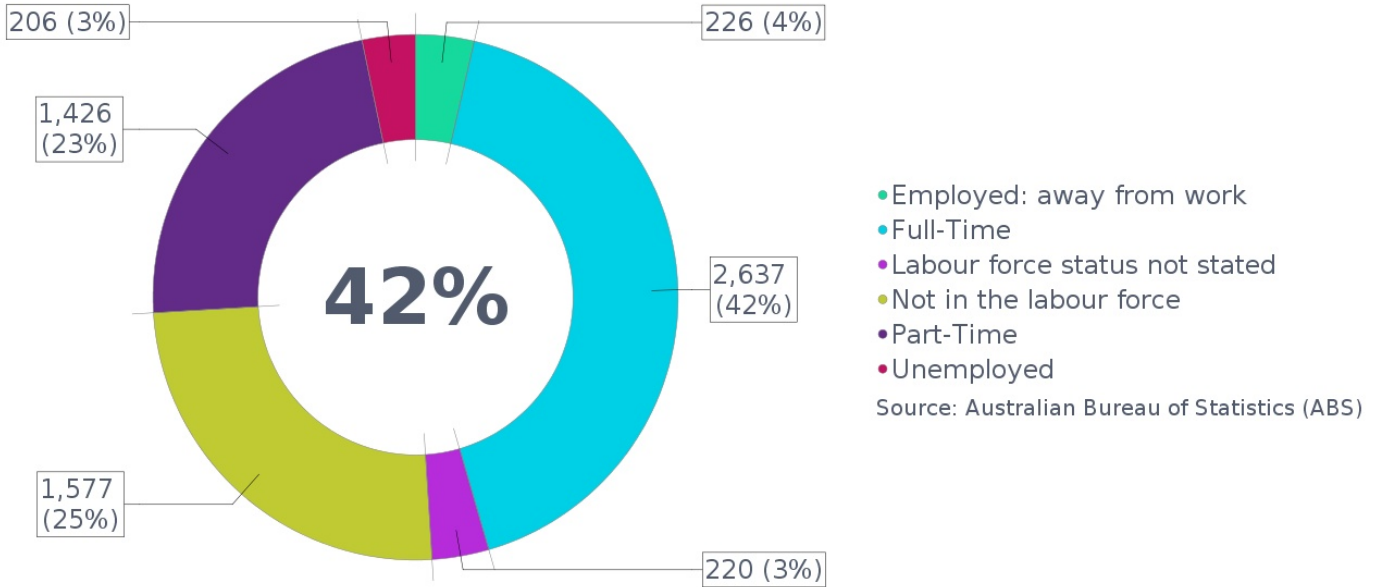
## Non-School Qualification: Level of Education (2021)



## Occupation (2021)



## Employment (2021)



## Method of Travel to Work (2021)

