ADVISEABLE

SUBURB FLYOVER REPORT

EYRE (HOUSE)

PREPARED BY: ADVISEABLE ADMIN , ADVISEABLE, PH: 1300077766

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EYRE - Suburb Map

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EYRE - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2006	1	$ 179,000	0.0 %	$ 179,000	$ 179,000
2007	0				
2008	0				
2009	0				
2010	1	$ 280,000	0.0 %	$ 280,000	$ 280,000
2011	2	$ 248,500	-11.2 %	$ 220,000	$ 277,000
2012	1	$ 118,950	-52.1 %	$ 118,950	$ 118,950
2013	2	$ 240,500	102.2 %	$ 226,000	$ 255,000
2014	5	$ 270,000	12.3 %	$ 219,000	$ 430,000
2015	5	$ 320,000	18.5 %	$ 219,000	$ 400,000
2016	15	$ 263,500	-17.7 %	$ 175,000	$ 449,000
2017	18	$ 275,500	4.6 %	$ 221,000	$ 437,000
2018	14	$ 302,500	9.8 %	$ 235,000	$ 445,000
2019	16	$ 303,500	0.3 %	$ 135,000	$ 400,000
2020	21	$ 320,000	5.4 %	$ 223,000	$ 425,000
2021	28	$ 361,250	12.9 %	$ 250,000	$ 490,000
2022	25	$ 430,000	19.0 %	$ 315,100	$ 680,000
2023	35	$ 425,000	-1.2 %	$ 175,000	$ 1,350,000
2024	39	$ 515,000	21.2 %	$ 95,000	$ 675,000

Median Sale Price

$523k

Based on 46 recorded House sales within the last 12 months (Oct '23 - Sep '24)

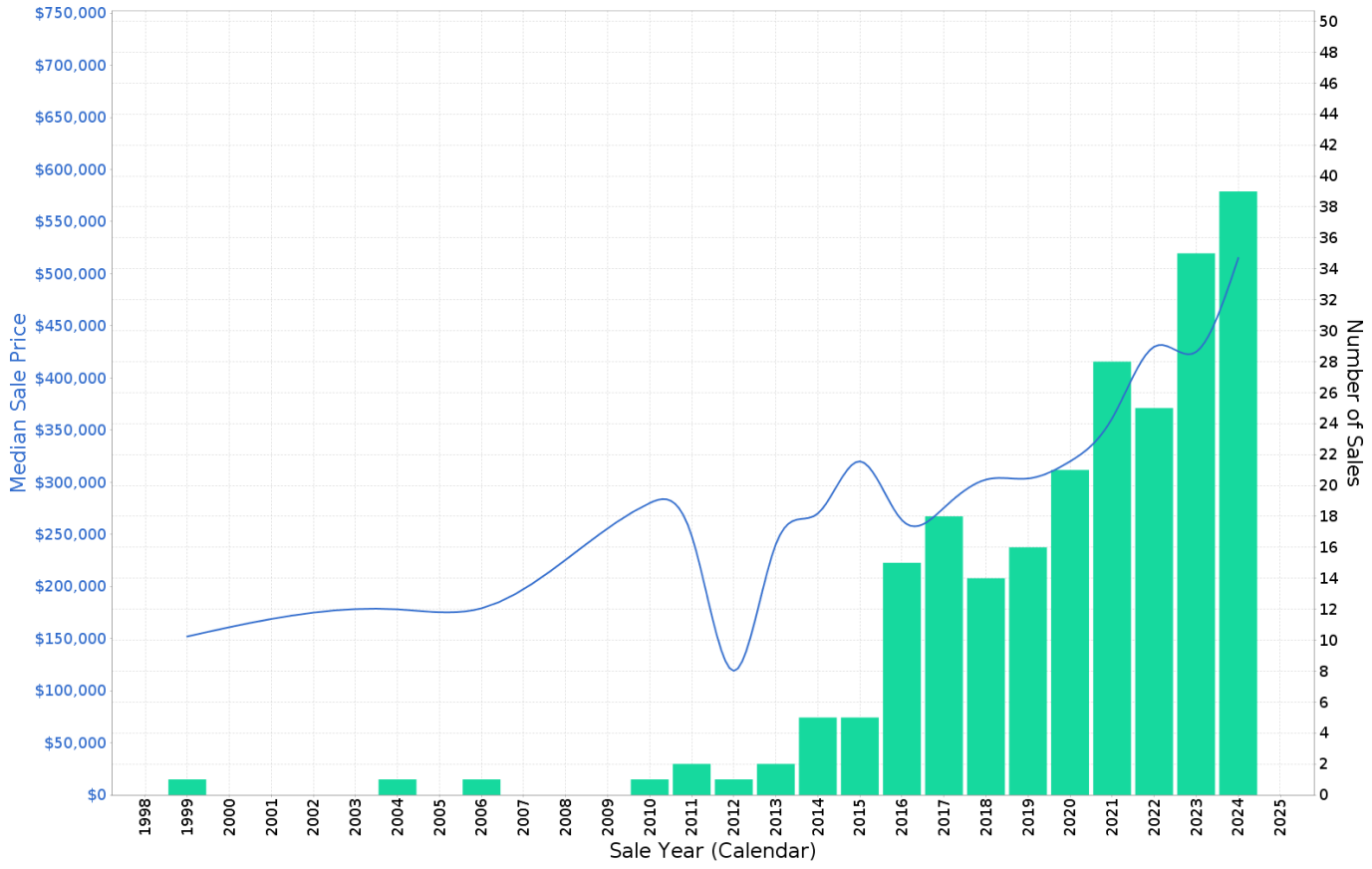
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

+30.8%

Current Median Price: $523,250
Previous Median Price: $400,000

Based on 79 recorded House sales compared over the last two rolling 12 month periods



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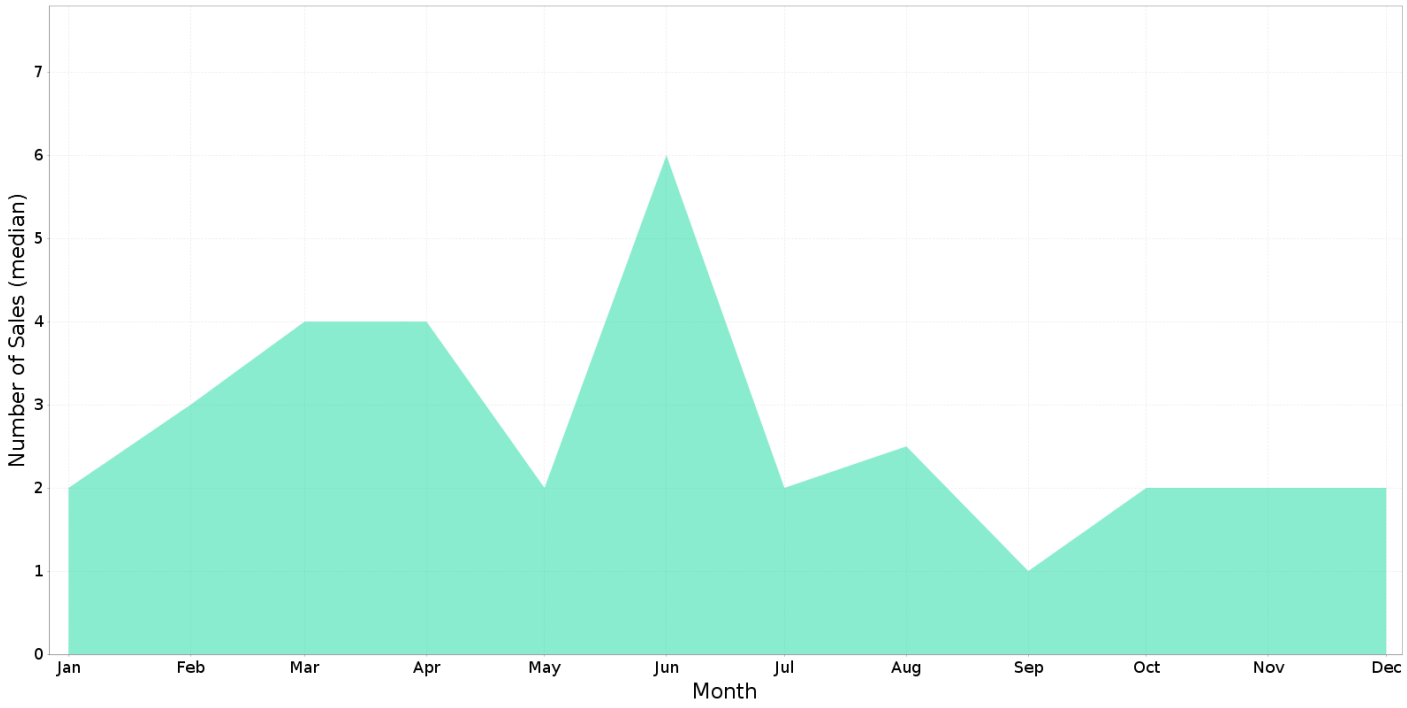
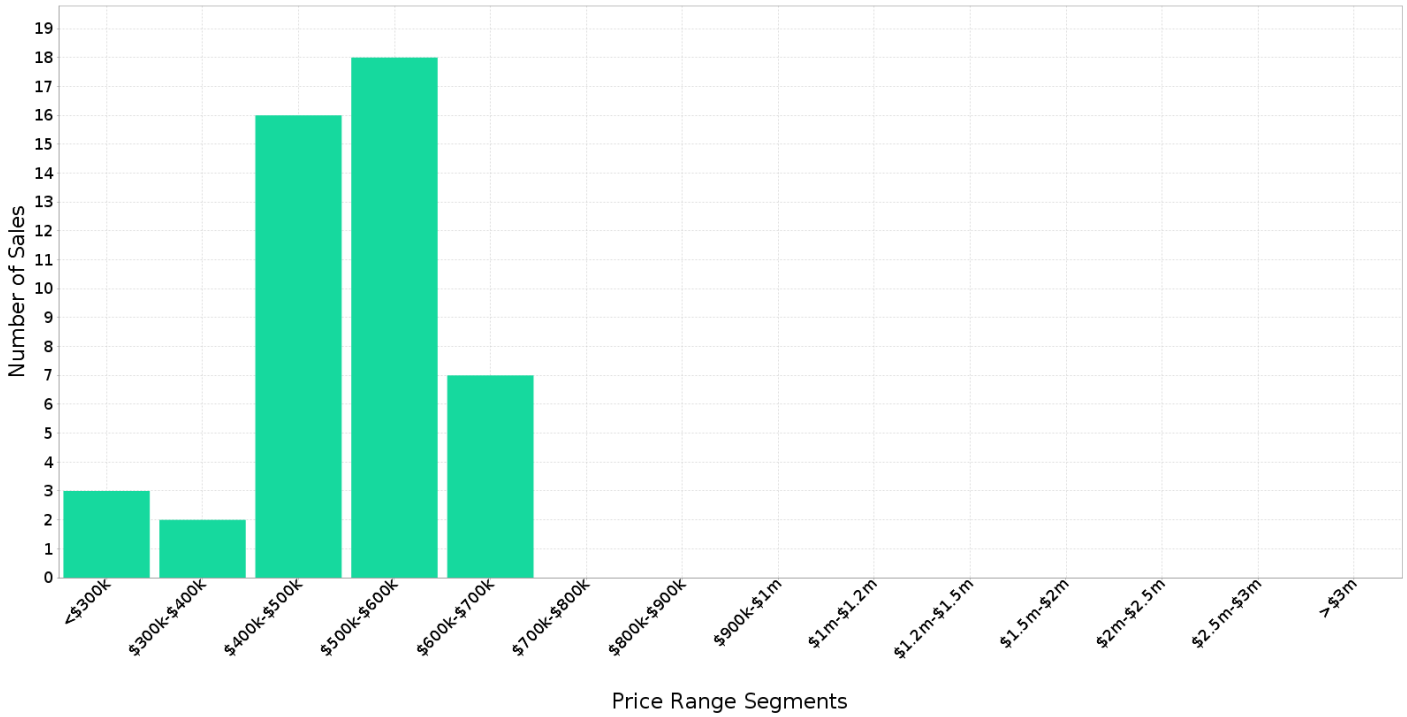
EYRE - Peak Selling Periods (3 years)



EYRE - Price Range Segments (12 months)



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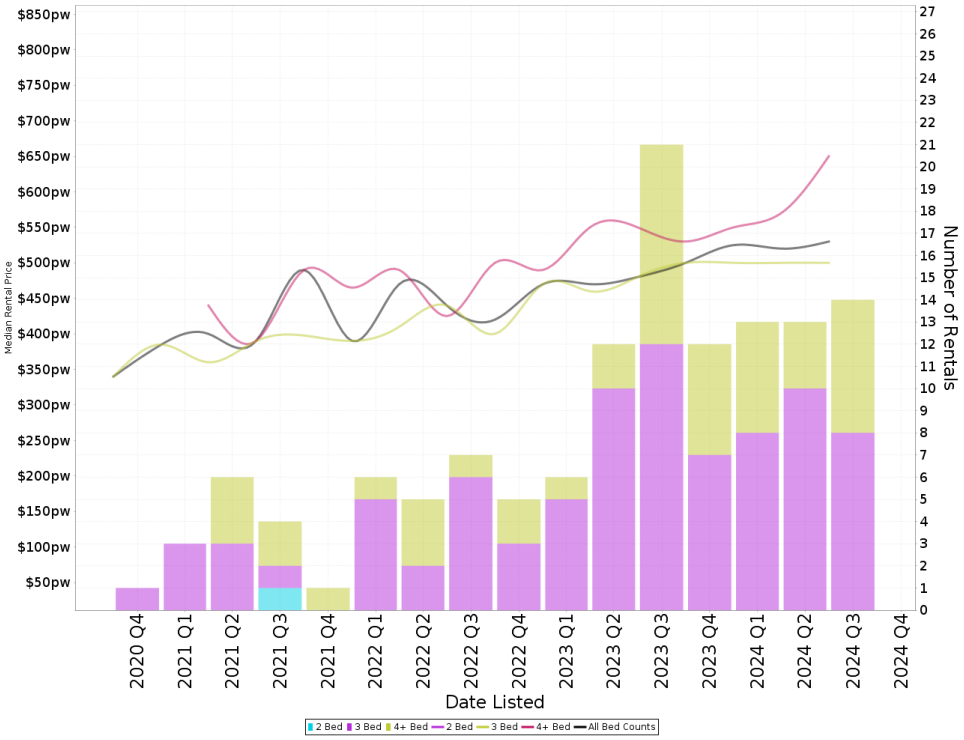
Median Weekly Rents (Houses)



Suburb Sale Price Growth

+30.8%

Current Median Price: $523,250
Previous Median Price: $400,000

Based on 79 registered House sales compared over the last two rolling 12 month periods.

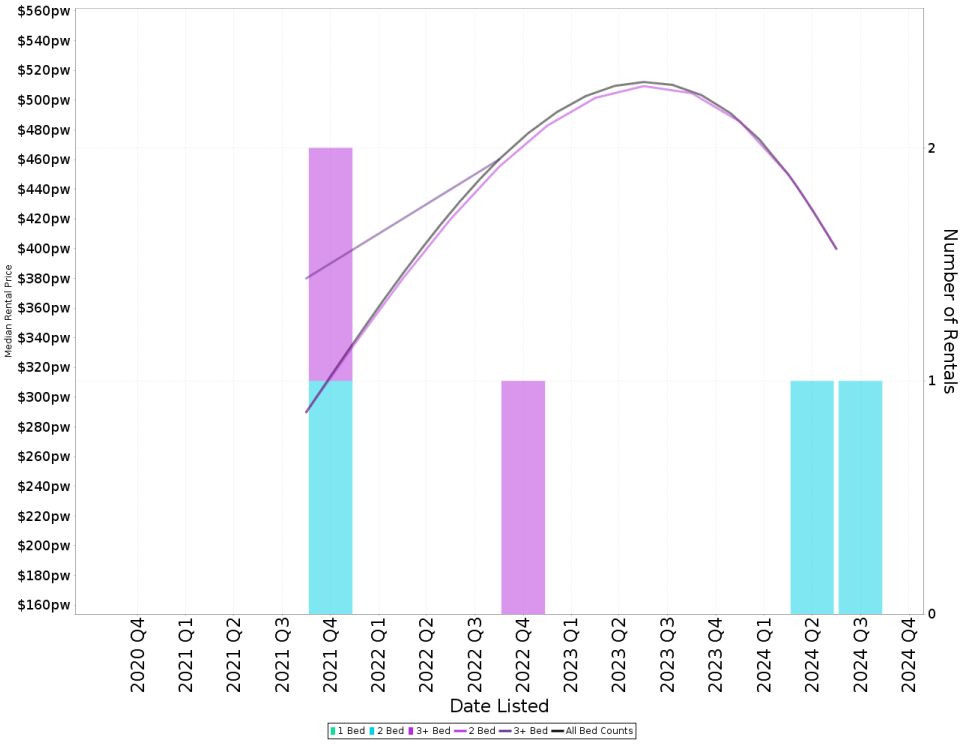
Suburb Rental Yield

+5.2%

Current Median Price: $523,250
Current Median Rent: $525

Based on 52 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

N/A

Suburb Rental Yield

N/A

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EYRE - Recently Sold Properties

Median Sale Price

$523k

Based on 46 recorded House sales within the last 12 months (Oct '23 - Sep '24)

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

Suburb Growth

+30.8%

Current Median Price: $523,250
Previous Median Price: $400,000

Based on 79 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

46

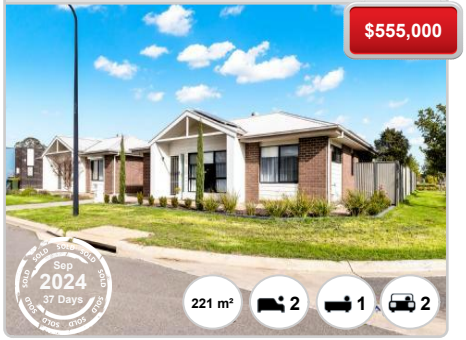
Based on recorded House sales within the 12 months (Oct '23 - Sep '24)

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

17 TALLERACK ST

23 STURT CCT

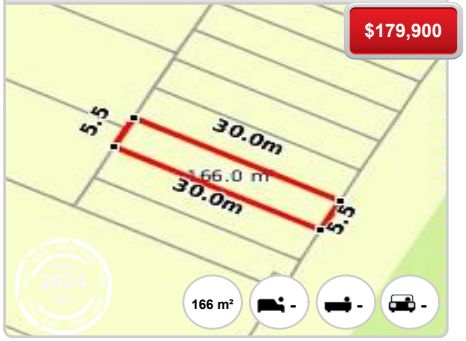
6 PIONEER WAY



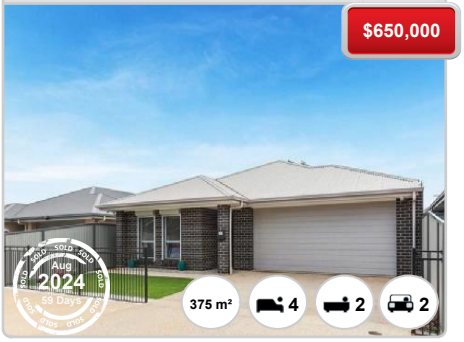
4 BLATCHFORD RD

10A BURKE CCT

377 STEBONHEATH RD



337 STEBONHEATH RD



19 BAXTER AVE

4 BEECH LANE

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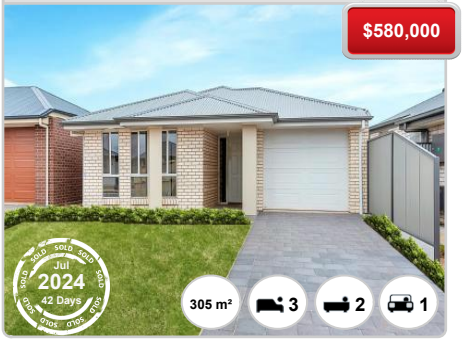
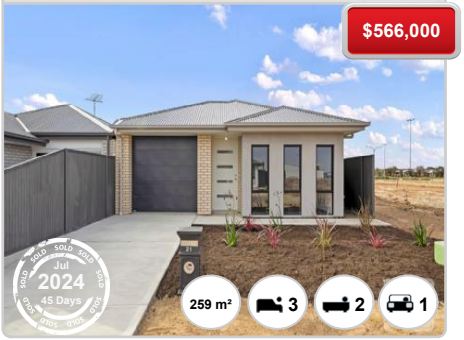
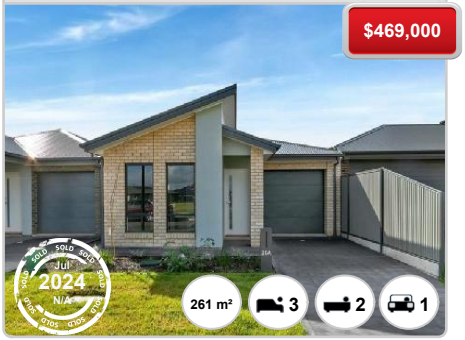
12 LILY ST



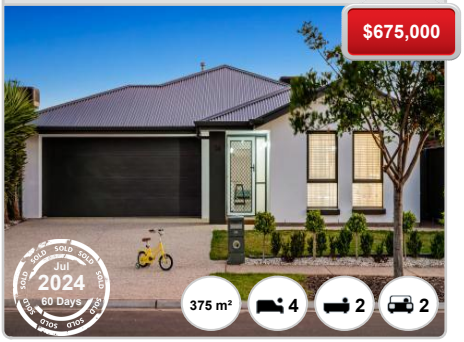
21 TEAGUE RD



26A BASS CCT



56 EDWARD JOHN PDE



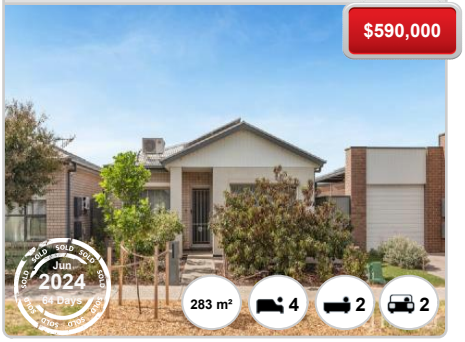
21 TONKIN TCE

40B BASS CCT

26B BASS CCT

28 BASS CCT

28 EDWARD JOHN PDE



40A BASS CCT

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EYRE - Properties For Rent

Median Rental Price

$525 /w

Based on 52 recorded House rentals within the last 12 months (Oct '23 - Sep '24)

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

Rental Yield

+5.2%

Current Median Price: $523,250
Current Median Rent: $525

Based on 46 recorded House sales and 52 House rentals compared over the last 12 months

Number of Rentals

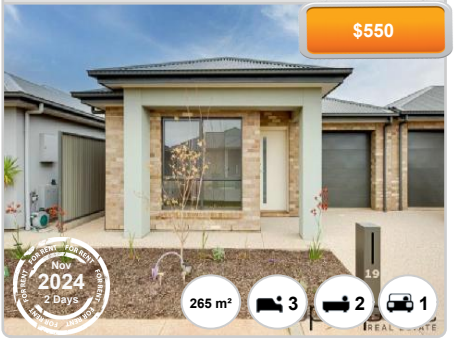
52

Based on recorded House rentals within the last 12 months (Oct '23 - Sep '24)

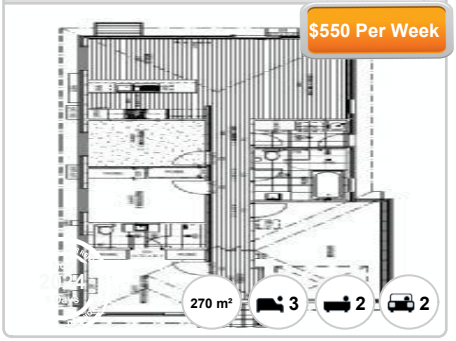
Based on a rolling 12 month period and may differ from calendar year statistics

40 EDWARD JOHN PARADE

19 TALLERACK STREET

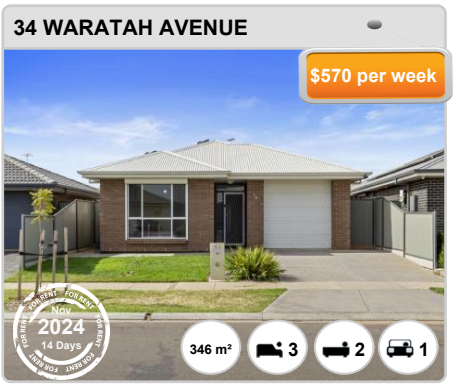


6 READ LANE



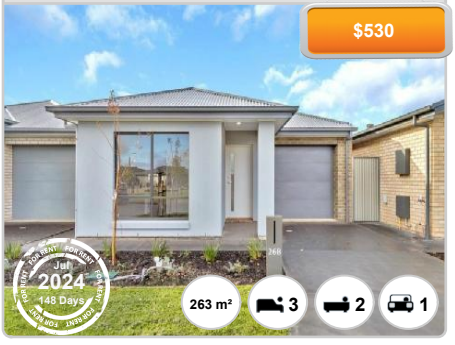
385 STEBONHEATH ROAD

34 WARATAH AVENUE



42 LILY STREET

26B BASS CIRCUIT



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