ADVISEABLE

SUBURB FLYOVER REPORT

HORNINGSEA PARK (HOUSE)

PREPARED BY: ADVISEABLE ADMIN , ADVISEABLE, PH: 1300077766

ADVISEABLE

HORNINGSEA PARK - Suburb Map

Prepared on 27/11/2024 by Adviseable Admin , 1300077766 at Adviseable. © Property Data Solutions Pty Ltd 2024 (pricefinder.com.au)

The materials are provided as an information source only. © Contains property sales information provided under licence from the Valuer General New South Wales. Australian Property Monitors Pty Ltd trading as Domain Insight is authorised as a Property Sales Information provider by the Valuer General of New South Wales.

ADVISEABLE

HORNINGSEA PARK - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2006	58	$ 417,500	0.0 %	$ 250,000	$ 700,000
2007	79	$ 420,000	0.6 %	$ 180,000	$ 950,000
2008	60	$ 400,000	-4.8 %	$ 260,000	$ 525,000
2009	69	$ 435,000	8.8 %	$ 136,666	$ 710,000
2010	68	$ 453,000	4.1 %	$ 200,000	$ 635,000
2011	74	$ 469,000	3.5 %	$ 72,000	$ 630,000
2012	52	$ 483,500	3.1 %	$ 380,000	$ 820,000
2013	61	$ 527,500	9.1 %	$ 60,000	$ 750,000
2014	62	$ 550,000	4.3 %	$ 100,000	$ 795,000
2015	67	$ 700,000	27.3 %	$ 92,727	$ 931,000
2016	53	$ 715,000	2.1 %	$ 325,000	$ 985,000
2017	31	$ 800,000	11.9 %	$ 630,000	$ 1,150,000
2018	42	$ 741,250	-7.3 %	$ 400,000	$ 3,000,000
2019	44	$ 775,000	4.6 %	$ 580,000	$ 1,055,000
2020	33	$ 740,000	-4.5 %	$ 144,500	$ 950,000
2021	38	$ 882,500	19.3 %	$ 375,000	$ 1,425,000
2022	45	$ 960,000	8.8 %	$ 528,777	$ 3,700,000
2023	32	$ 955,500	-0.5 %	$ 540,000	$ 1,440,000
2024	21	$ 1,075,000	12.5 %	$ 750,000	$ 1,605,000

Median Sale Price

$1.05m

Based on 28 recorded House sales within the last 12 months (Oct '23 - Sep '24)

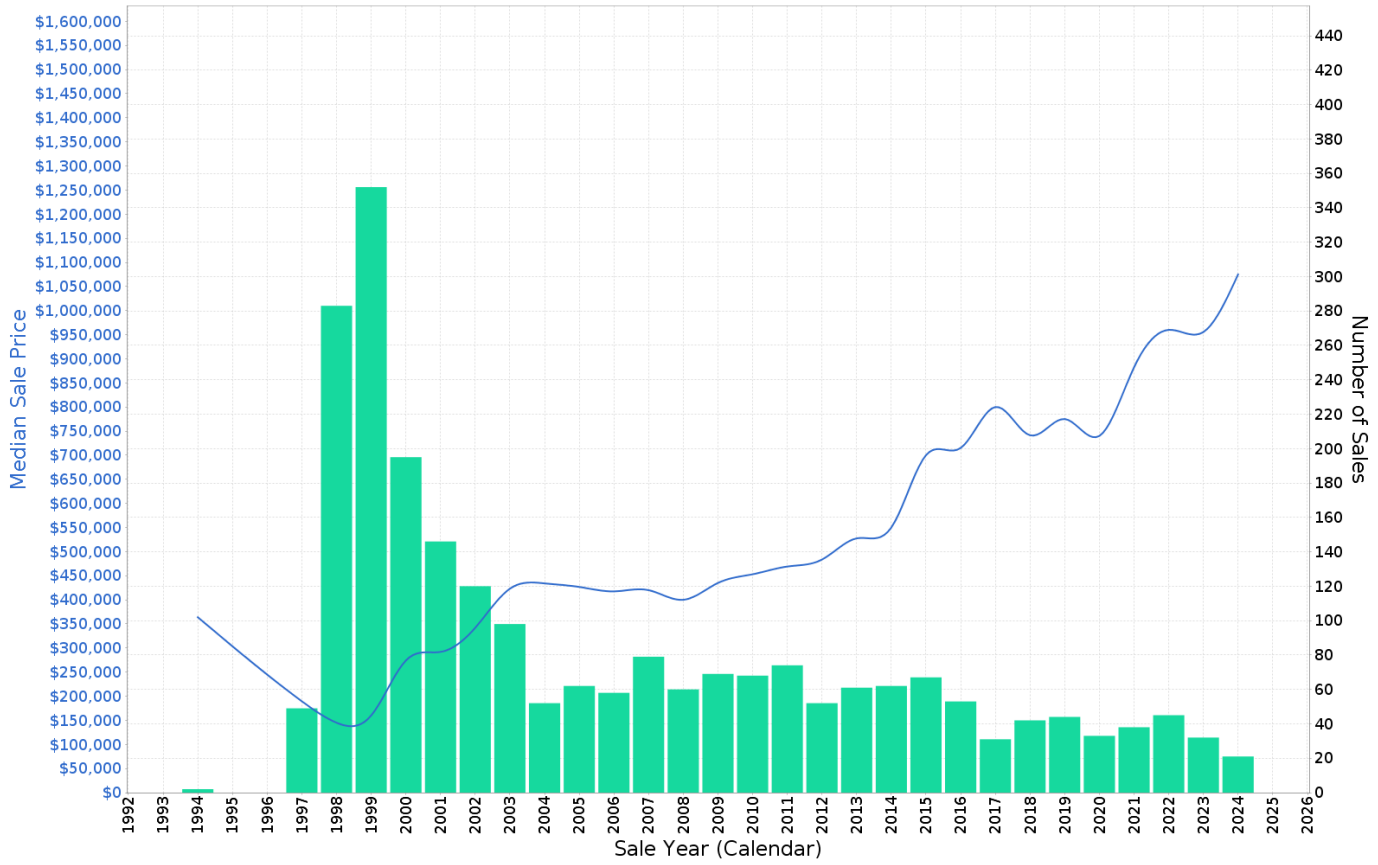
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

+7.2%

Current Median Price: $1,048,000
Previous Median Price: $977,500

Based on 67 recorded House sales compared over the last two rolling 12 month periods

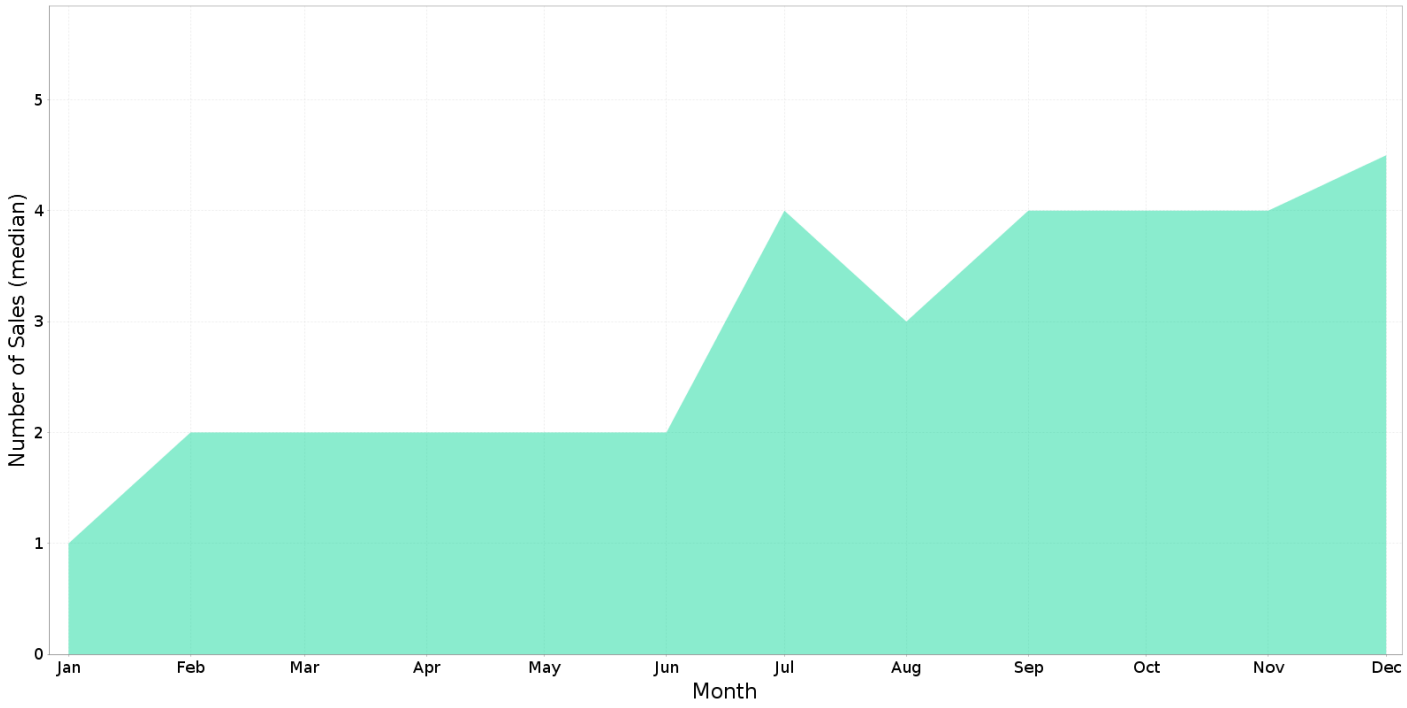


Prepared on 27/11/2024 by Adviseable Admin , 1300077766 at Adviseable. © Property Data Solutions Pty Ltd 2024 (pricefinder.com.au)

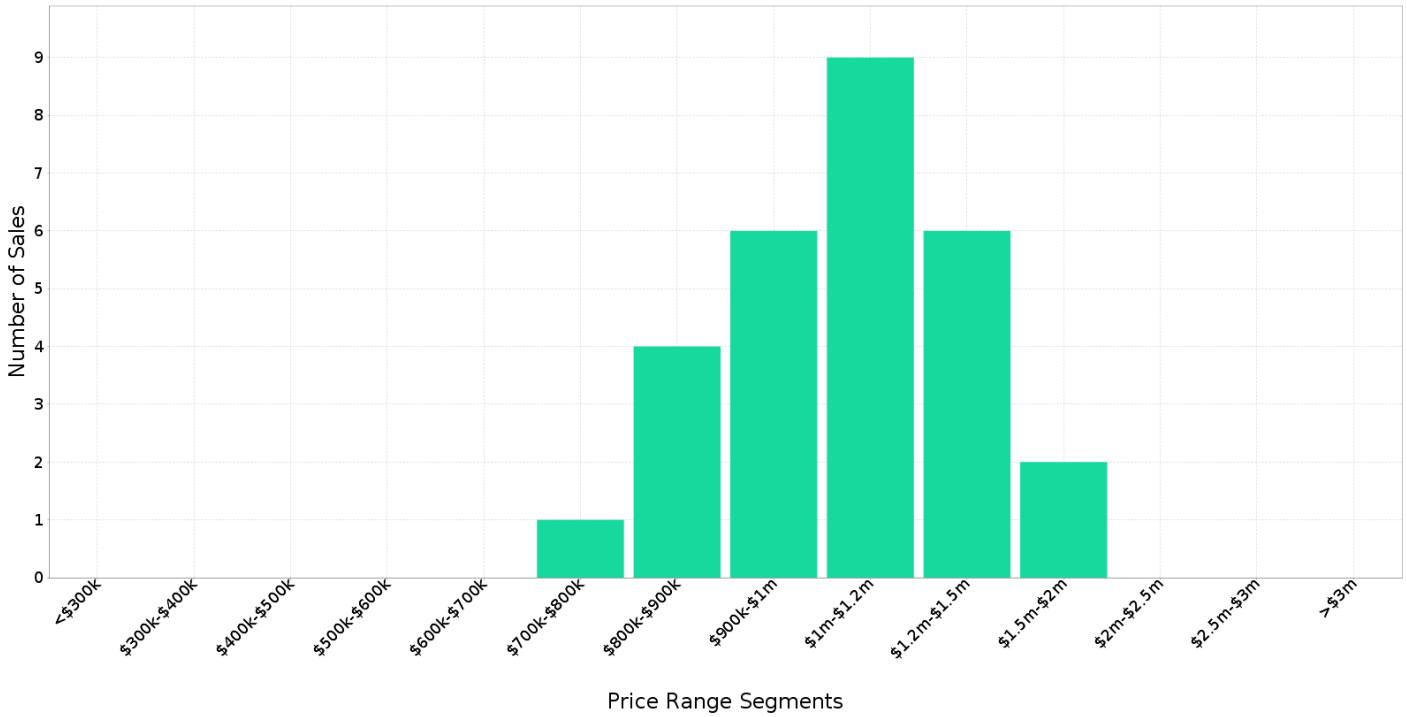
The materials are provided as an information source only. © Contains property sales information provided under licence from the Valuer General New South Wales. Australian Property Monitors Pty Ltd trading as Domain Insight is authorised as a Property Sales Information provider by the Valuer General of New South Wales.

ADVISEABLE

HORNINGSEA PARK - Peak Selling Periods (3 years)



HORNINGSEA PARK - Price Range Segments (12

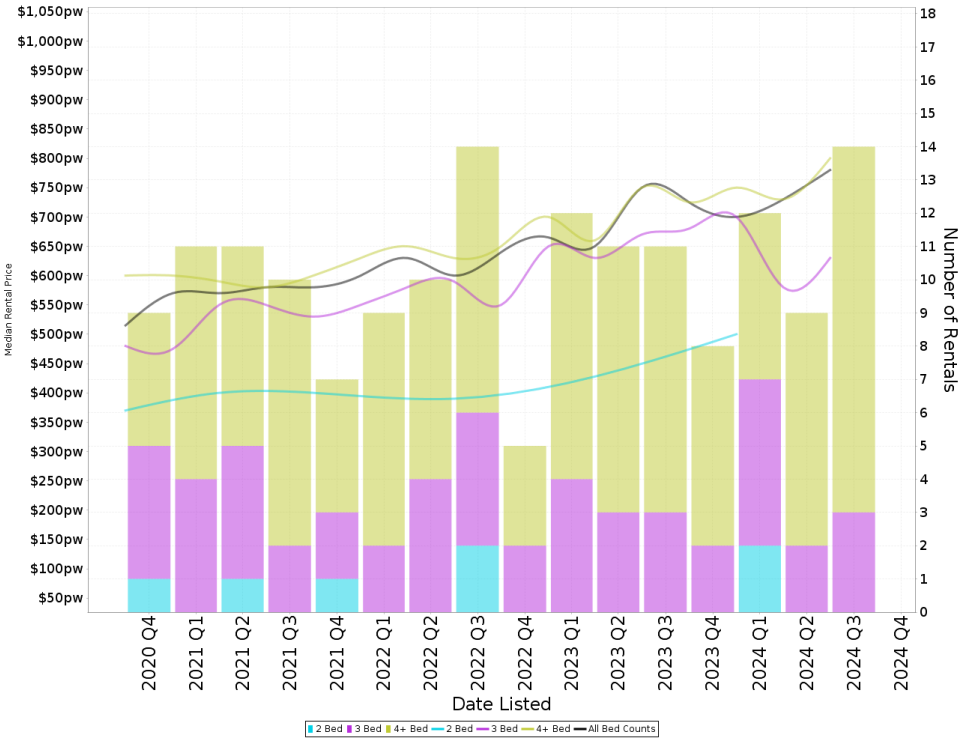


Prepared on 27/11/2024 by Adviseable Admin , 1300077766 at Adviseable. © Property Data Solutions Pty Ltd 2024 (pricefinder.com.au)

The materials are provided as an information source only. © Contains property sales information provided under licence from the Valuer General New South Wales. Australian Property Monitors Pty Ltd trading as Domain Insight is authorised as a Property Sales Information provider by the Valuer General of New South Wales.

ADVISEABLE

Median Weekly Rents (Houses)



Suburb Sale Price Growth

+7.2%

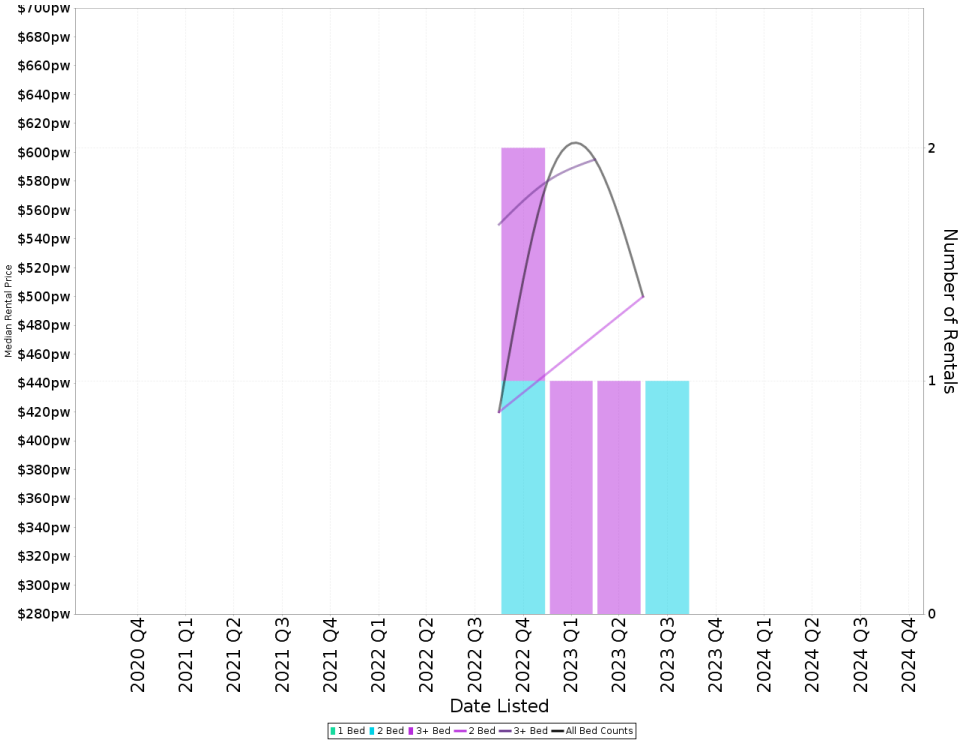
Current Median Price: $1,048,000
Previous Median Price: $977,500
Based on 67 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.6%

Current Median Price: $1,048,000
Current Median Rent: $730
Based on 43 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

N/A

Suburb Rental Yield

N/A

Prepared on 27/11/2024 by Adviseable Admin , 1300077766 at Adviseable. © Property Data Solutions Pty Ltd 2024 (pricefinder.com.au)

The materials are provided as an information source only. © Contains property sales information provided under licence from the Valuer General New South Wales. Australian Property Monitors Pty Ltd trading as Domain Insight is authorised as a Property Sales Information provider by the Valuer General of New South Wales.

ADVISEABLE

HORNINGSEA PARK - Recently Sold Properties

Median Sale Price

$1.05m

Based on 28 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

+7.2%

Current Median Price: $1,048,000
Previous Median Price: $977,500

Based on 67 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

28

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

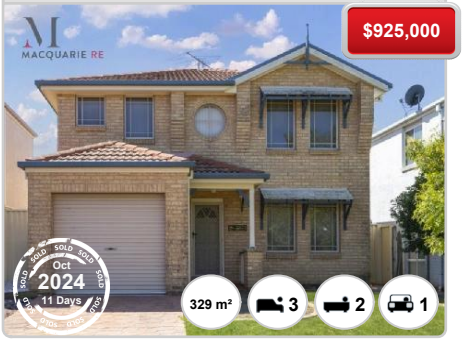
Based on a rolling 12 month period and may differ from calendar year statistics

19 RAWSON CRES

6 PACKARD PL

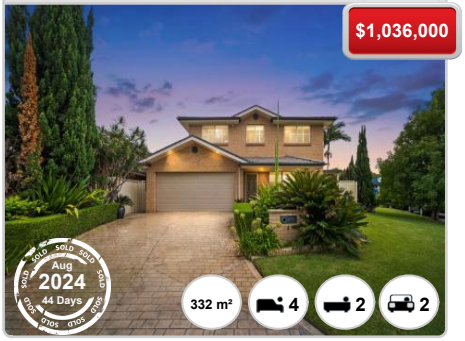
102 PROPOSED RD

9 LUPTON PL



5 CAYLEY PL

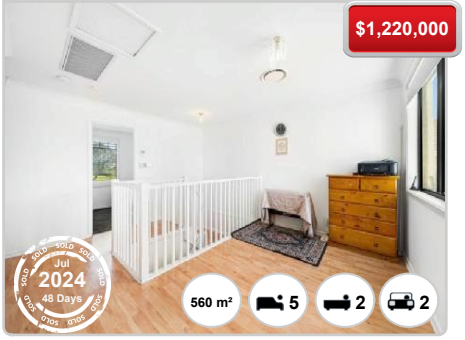
4 O`KEEFES PL



5 MACKEYS ST

43 HORNINGSEA PARK DR

43 STRZLECKI DR

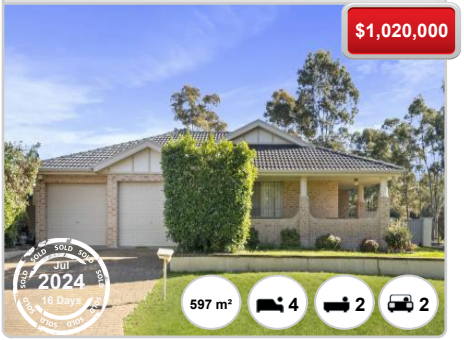


Prepared on 27/11/2024 by Adviseable Admin , 1300077766 at Adviseable. © Property Data Solutions Pty Ltd 2024 (pricefinder.com.au)

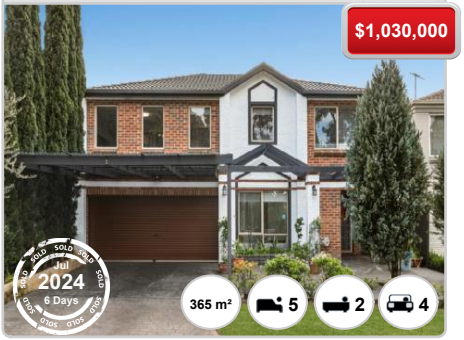
The materials are provided as an information source only. © Contains property sales information provided under licence from the Valuer General New South Wales. Australian Property Monitors Pty Ltd trading as Domain Insight is authorised as a Property Sales Information provider by the Valuer General of New South Wales.

ADVISEABLE

1 PEPPERCORN PL

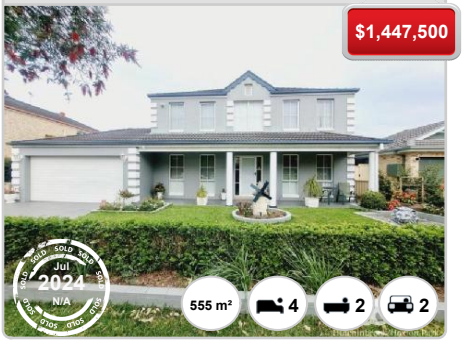


2 BLACKMAN CRES

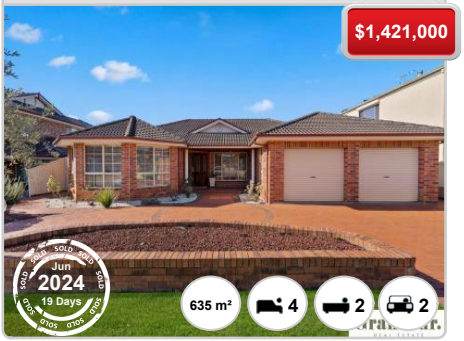


4 BRINDABELLA DR

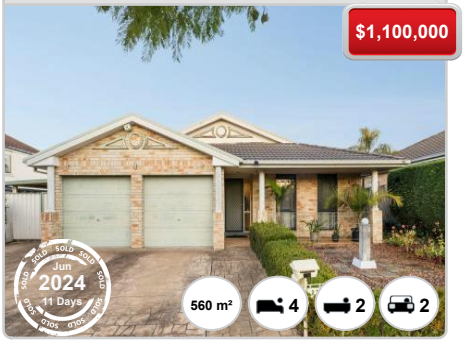
27 STRZLECKI DR



18 PERISHER ST



27 RABETT CRES



Prepared on 27/11/2024 by Adviseable Admin , 1300077766 at Adviseable. © Property Data Solutions Pty Ltd 2024 (pricefinder.com.au)

The materials are provided as an information source only. © Contains property sales information provided under licence from the Valuer General New South Wales. Australian Property Monitors Pty Ltd trading as Domain Insight is authorised as a Property Sales Information provider by the Valuer General of New South Wales.

ADVISEABLE

HORNINGSEA PARK - Properties For Rent

Median Rental Price

$730 /w

Based on 43 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

+3.6%

Current Median Price: $1,048,000
Current Median Rent: $730

Based on 28 recorded House sales and 43 House rentals compared over the last 12 months

Number of Rentals

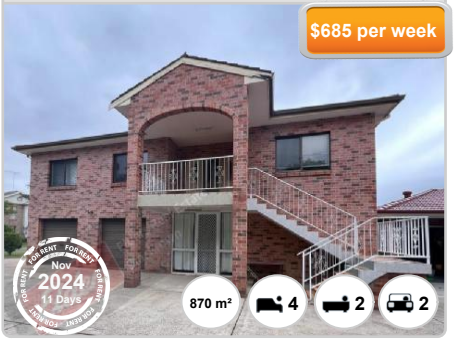
43

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

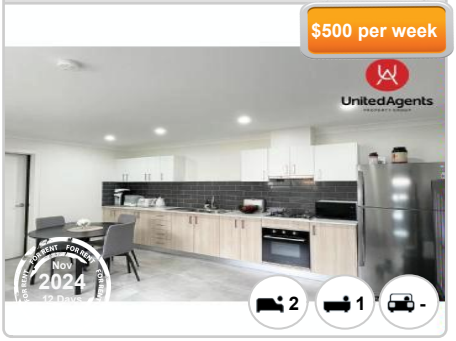
Based on a rolling 12 month period and may differ from calendar year statistics

1 JOSHUA MOORE DRIVE

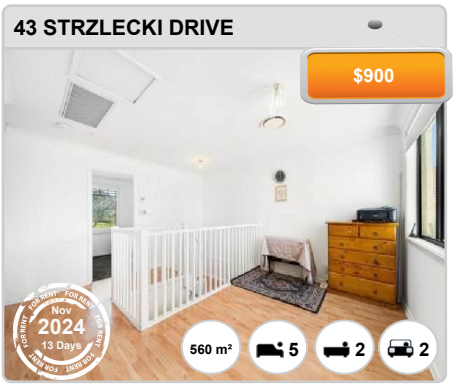
18 PACKARD STREET



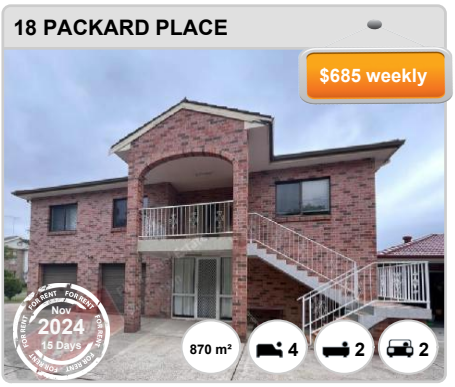
12A SUNRISE PLACE



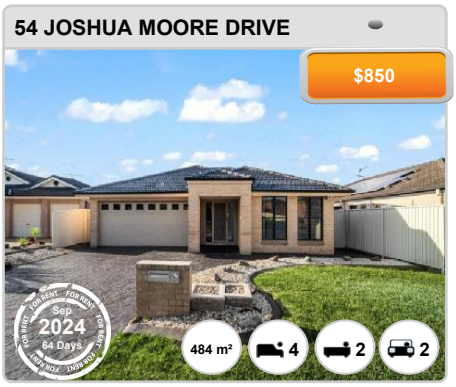
43 STRZLECKI DRIVE



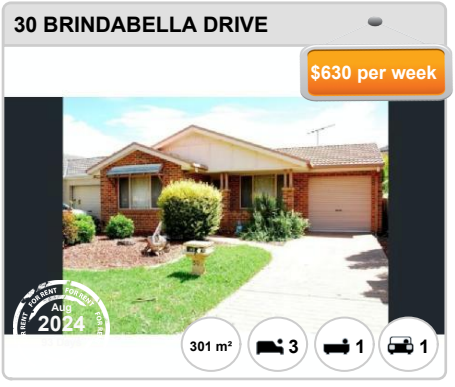
18 PACKARD PLACE



54 JOSHUA MOORE DRIVE



30 BRINDABELLA DRIVE



Prepared on 27/11/2024 by Adviseable Admin , 1300077766 at Adviseable. © Property Data Solutions Pty Ltd 2024 (pricefinder.com.au)

The materials are provided as an information source only. © Contains property sales information provided under licence from the Valuer General New South Wales. Australian Property Monitors Pty Ltd trading as Domain Insight is authorised as a Property Sales Information provider by the Valuer General of New South Wales.