ADVISEABLE

SUBURB FLYOVER REPORT

MUNNO PARA WEST (HOUSE)

PREPARED BY: ADVISEABLE ADMIN , ADVISEABLE, PH: 1300077766

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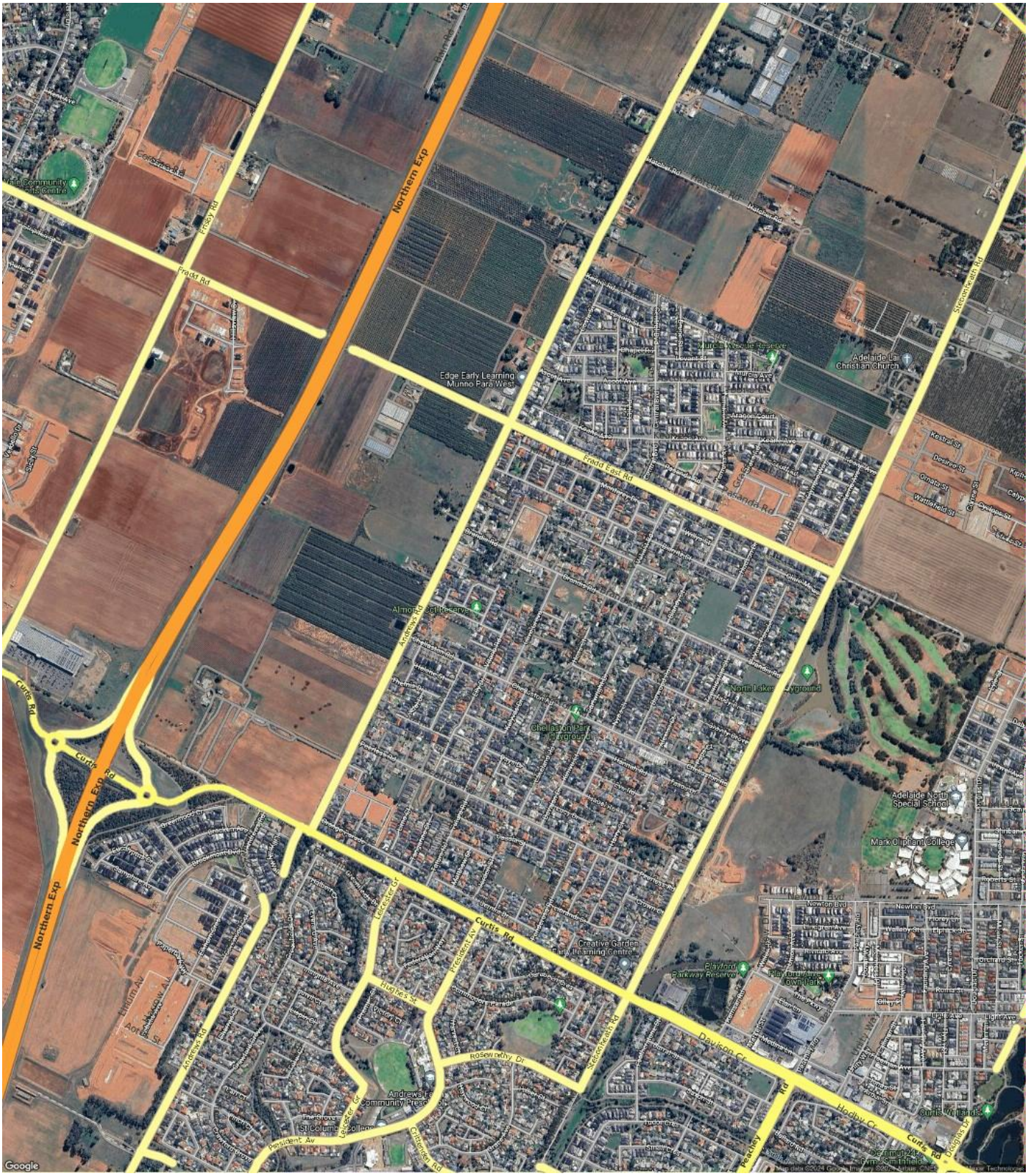
MUNNO PARA WEST - Suburb Map



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MUNNO PARA WEST - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2006	28	$ 206,250	0.0 %	$ 54,950	$ 405,000
2007	62	$ 209,250	1.5 %	$ 25,000	$ 520,000
2008	75	$ 245,500	17.3 %	$ 25,000	$ 550,000
2009	78	$ 285,000	16.1 %	$ 96,950	$ 537,000
2010	94	$ 287,000	0.7 %	$ 109,000	$ 2,200,000
2011	83	$ 295,000	2.8 %	$ 100,000	$ 445,000
2012	82	$ 283,000	-4.1 %	$ 46,005	$ 502,000
2013	90	$ 292,250	3.3 %	$ 125,000	$ 502,000
2014	88	$ 267,500	-8.5 %	$ 185,000	$ 490,000
2015	88	$ 268,000	0.2 %	$ 190,000	$ 499,950
2016	106	$ 275,000	2.6 %	$ 5,000	$ 880,000
2017	119	$ 282,500	2.7 %	$ 200,000	$ 527,000
2018	119	$ 273,000	-3.4 %	$ 5,000	$ 490,500
2019	121	$ 284,000	4.0 %	$ 200,000	$ 540,000
2020	135	$ 281,000	-1.1 %	$ 166,000	$ 640,000
2021	242	$ 330,000	17.4 %	$ 226,000	$ 635,000
2022	267	$ 410,000	24.2 %	$ 280,000	$ 1,225,000
2023	206	$ 475,500	16.0 %	$ 300,000	$ 1,000,000
2024	191	$ 585,000	23.0 %	$ 430,000	$ 1,010,000

Median Sale Price

$560k

Based on 217 recorded House sales within the last 12 months (Oct '23 - Sep '24)

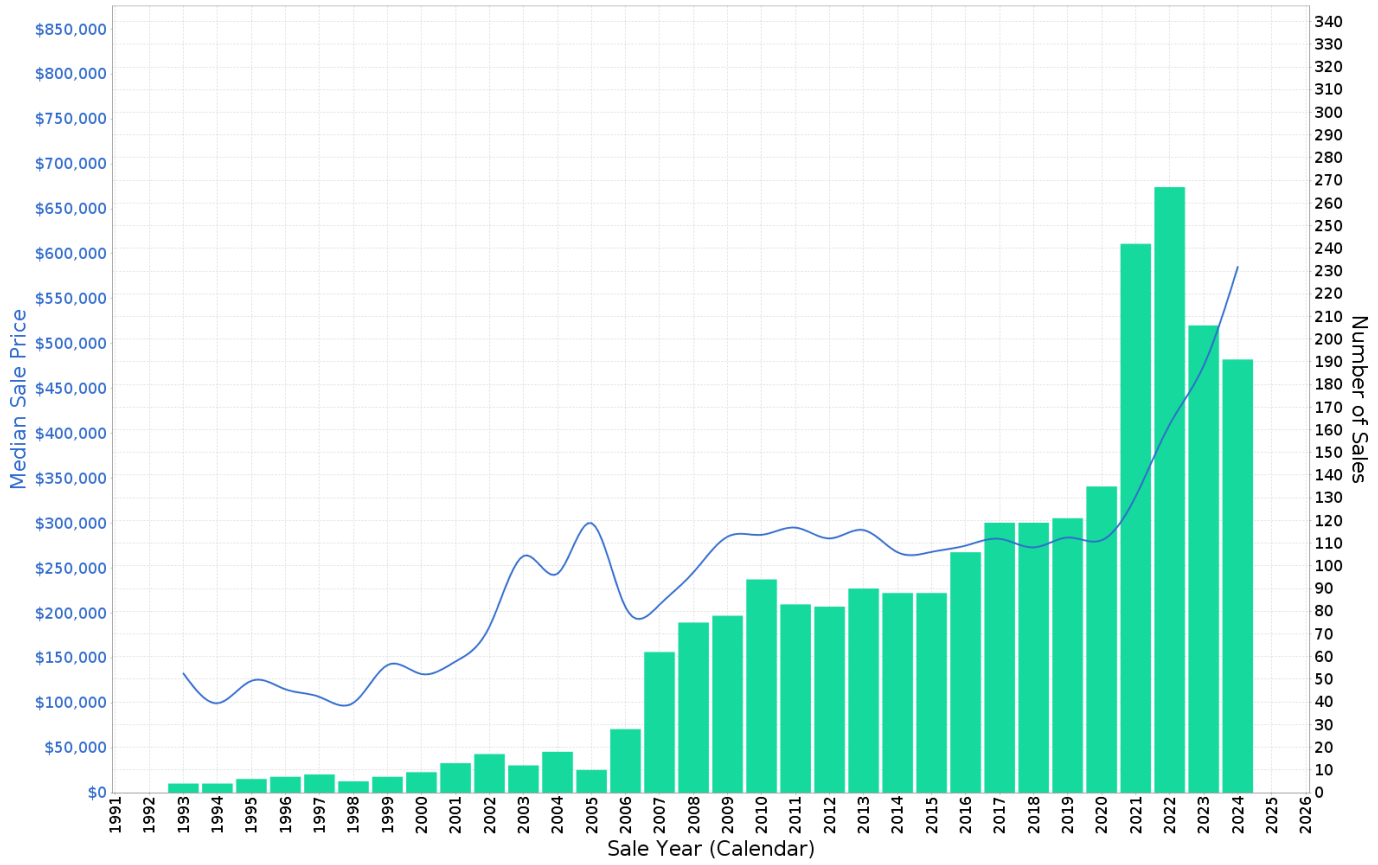
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

+24.4%

Current Median Price: $560,000
Previous Median Price: $450,050

Based on 415 recorded House sales compared over the last two rolling 12 month periods



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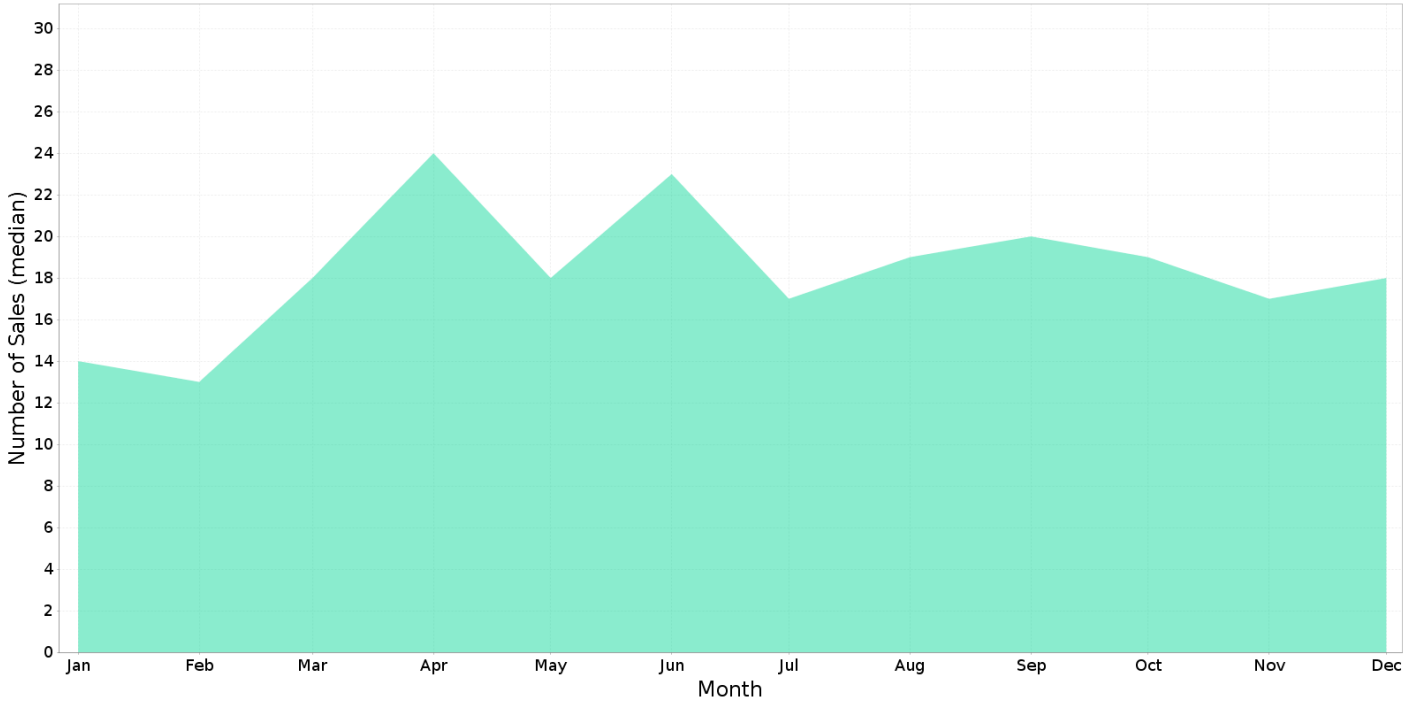
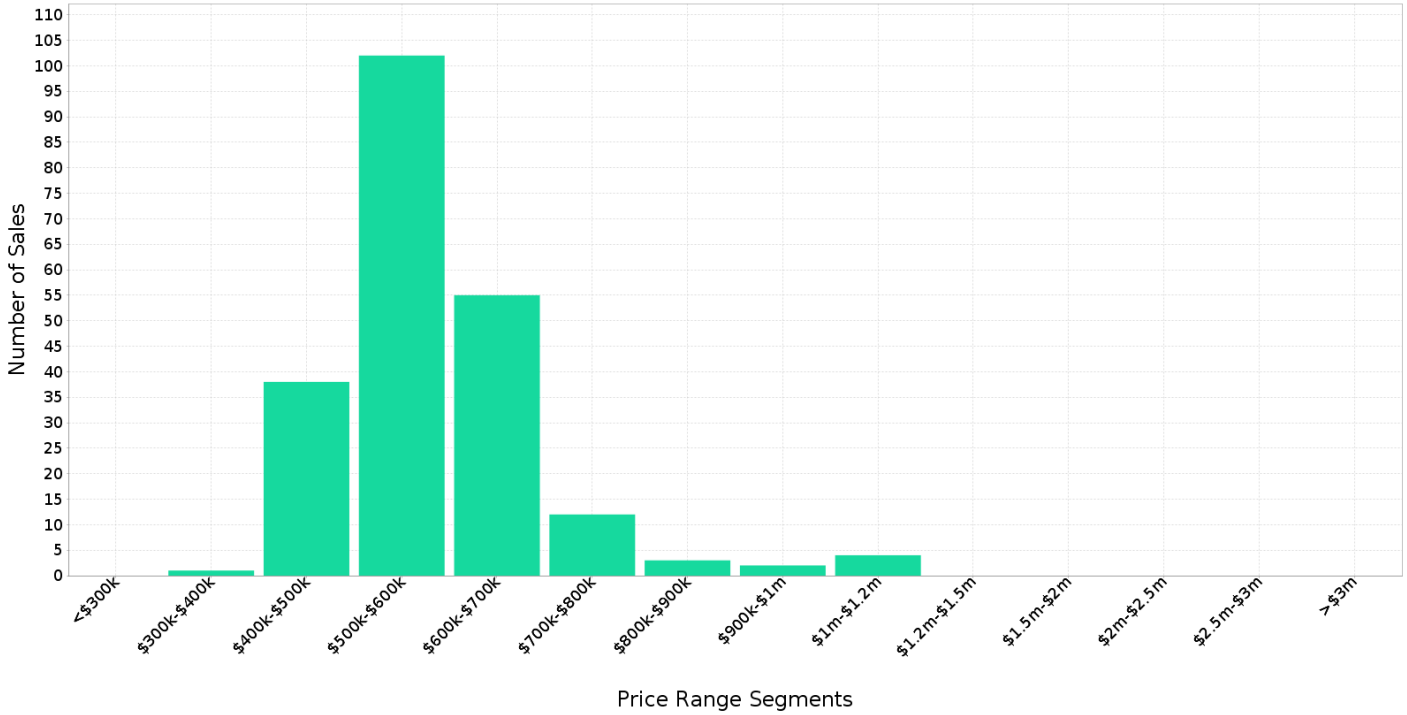
MUNNO PARA WEST - Peak Selling Periods (3 years)



MUNNO PARA WEST - Price Range Segments (12



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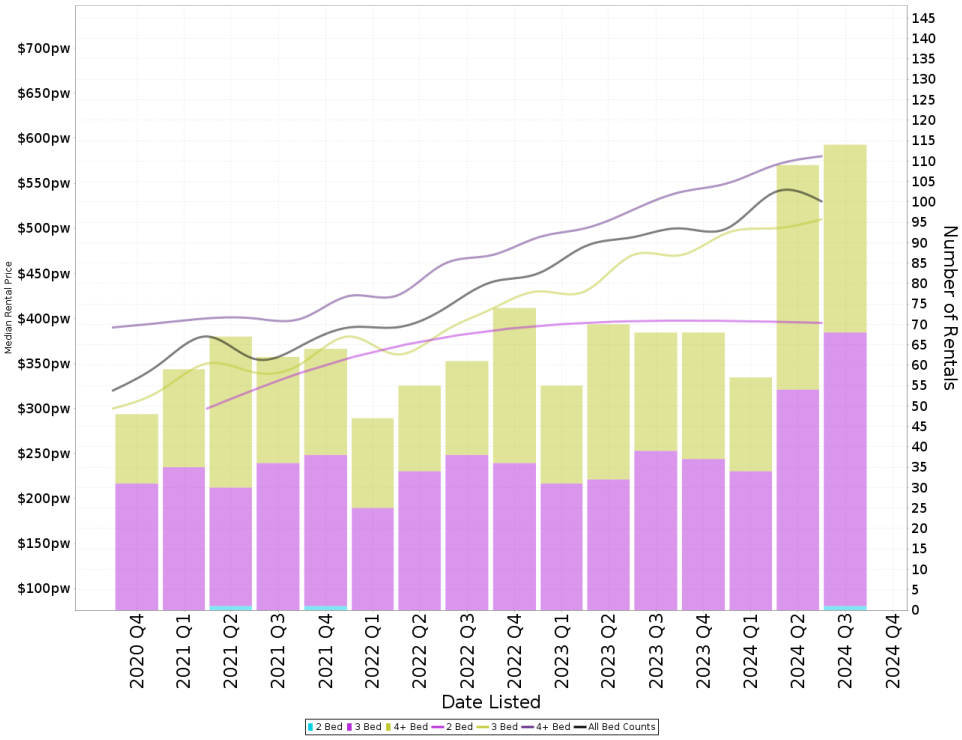
Median Weekly Rents (Houses)



Suburb Sale Price Growth

+24.4%

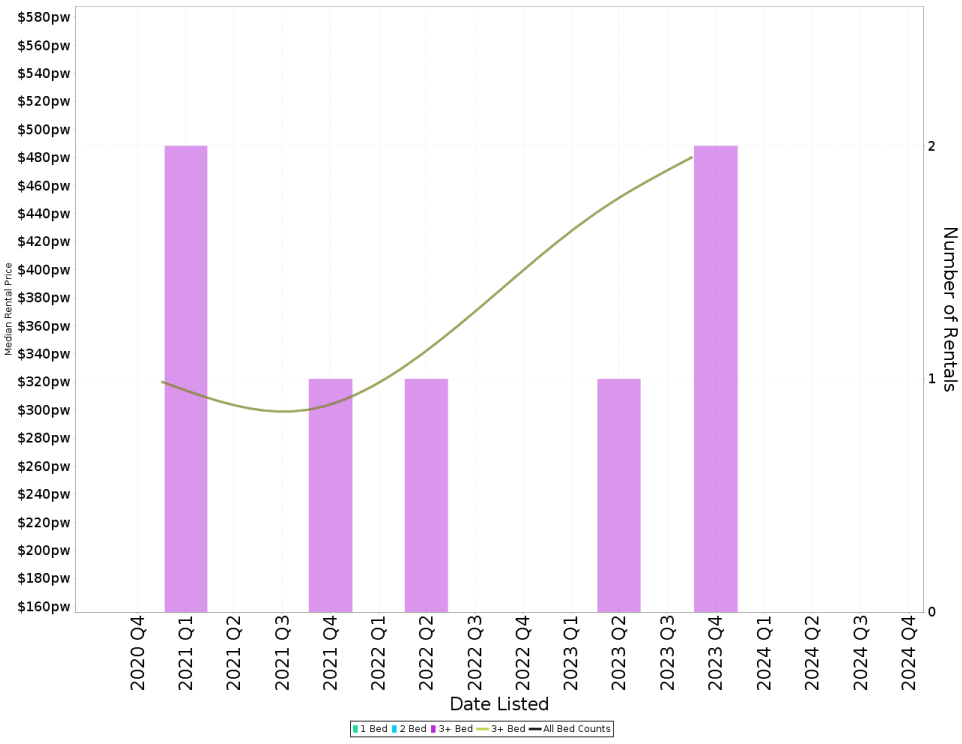
Current Median Price: $560,000
Previous Median Price: $450,050
Based on 415 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.8%

Current Median Price: $560,000
Current Median Rent: $520
Based on 348 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+37.7%

Current Median Price: $460,000
Previous Median Price: $334,000
Based on 4 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+5.4%

Current Median Price: $460,000
Current Median Rent: $480
Based on 2 registered Unit rentals compared over the last 12 months.

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MUNNO PARA WEST - Recently Sold Properties

Median Sale Price

$560k

Based on 217 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

+24.4%

Current Median Price: $560,000
Previous Median Price: $450,050

Based on 415 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

217

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

36 VALIANT RD

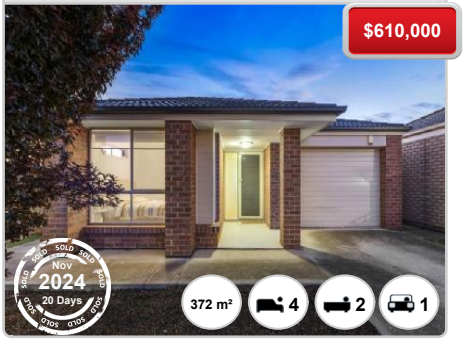
1/1083 STEBONHEATH RD

7 OLYMPIC WAY

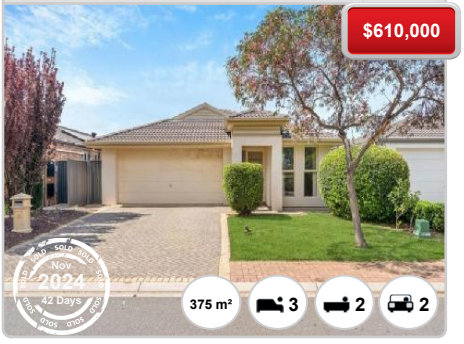
19 CLARE MEWS

20 JARRAH DR

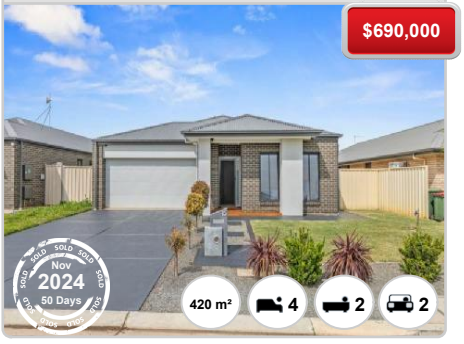
28 TOMNICSTAS ST



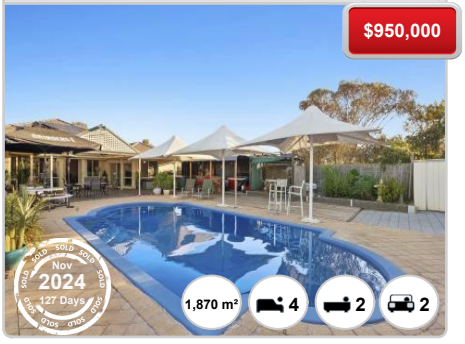
11 MAPLE ST



15 CARBONE DR



58 CHELLASTON RD



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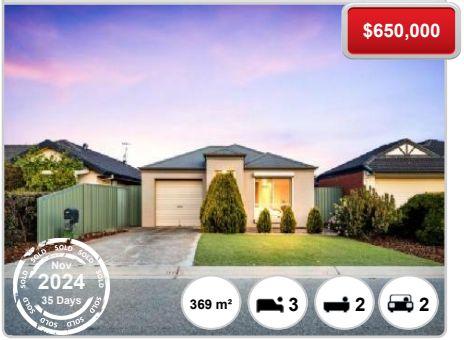
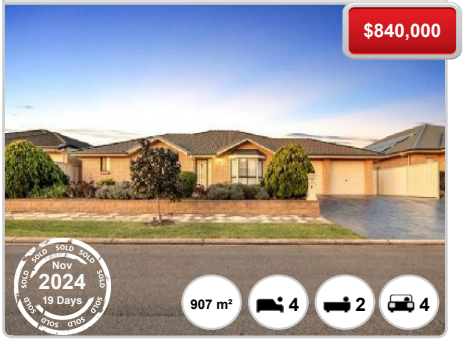
6 LIME CRT

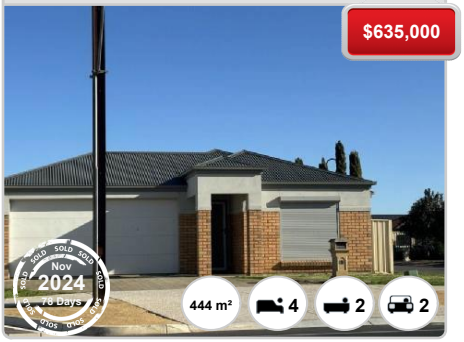


48 LAKELAND RD

13 GRAVITY GR



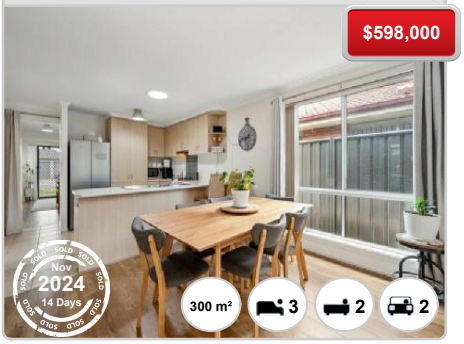
959 STEBONHEATH RD



19 HUDSON DR

306 FRADD EAST RD

38 OAKWOOD CCT



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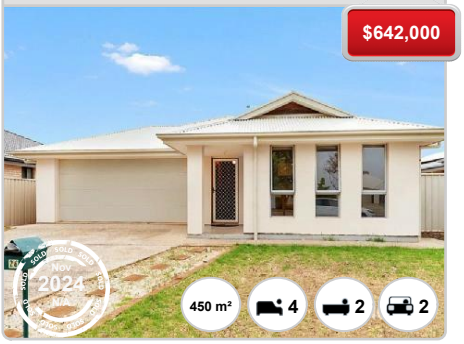
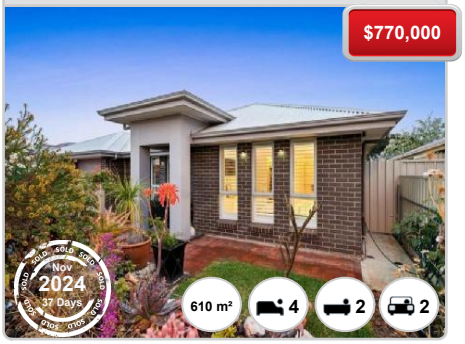
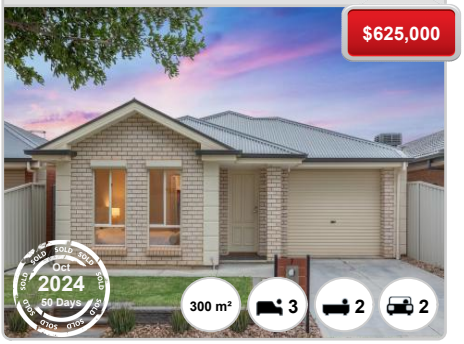


LOT 16 DAVALAN DR

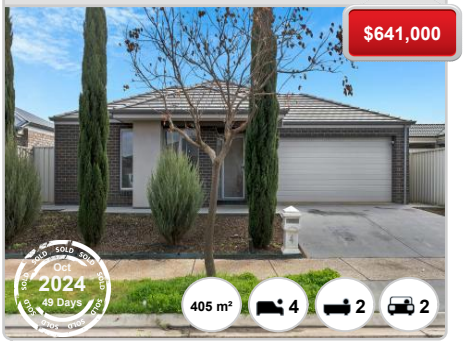


24 TANGARINE CRT

7 COSTA ST



4 AMARETTI WAY



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MUNNO PARA WEST - Properties For Rent

Median Rental Price

$520 /w

Based on 348 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

+4.8%

Current Median Price: $560,000
Current Median Rent: $520

Based on 217 recorded House sales and 348 House rentals compared over the last 12 months

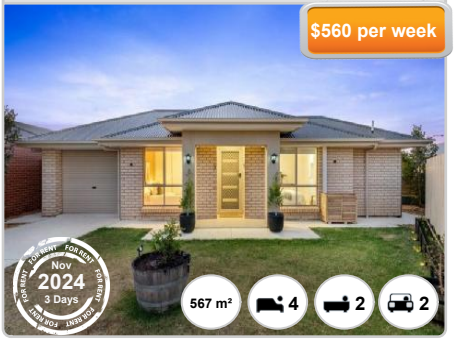
Number of Rentals

348

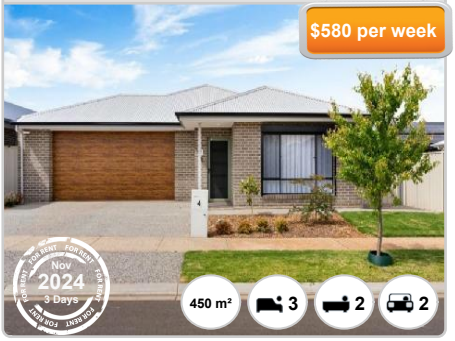
Based on recorded House rentals within the last 12 months (Oct '23 - Sep '24)

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

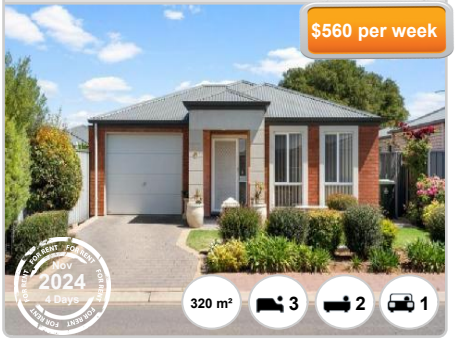
19 Clare Mews



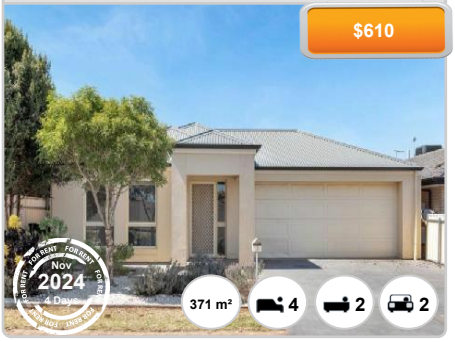
4 Tuono Court



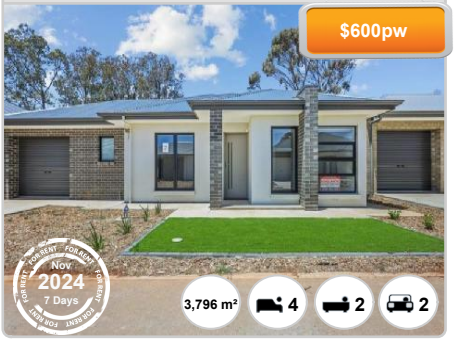
42 Cassia Street



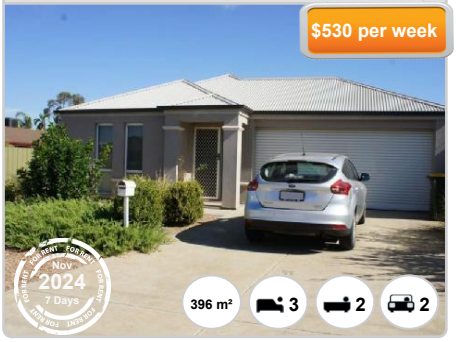
3 KALYVAS DRIVE



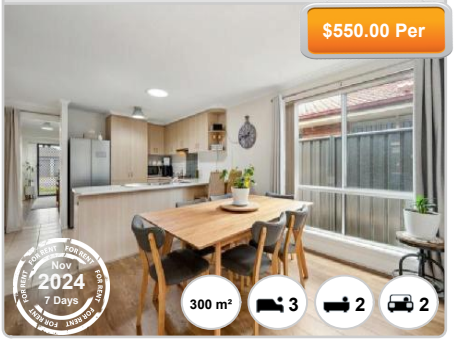
3/99 PEERLESS ROAD



119 PEERLESS ROAD



38 OAKWOOD CIRCUIT



1 ASCOT AVENUE

11 Prunus Court

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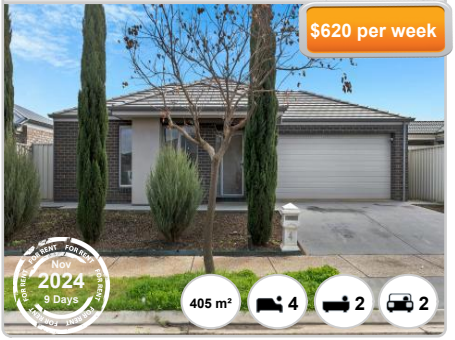
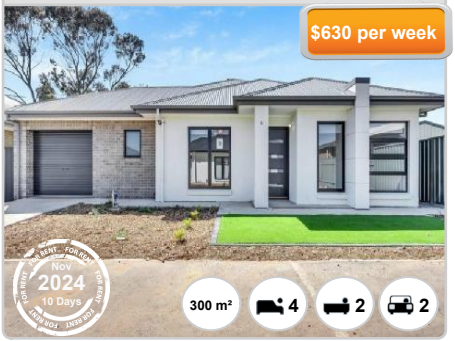
14 HARRY COURT

4 AMARETTI WAY



4/101 PEERLESS ROAD

5/101 PEERLESS ROAD

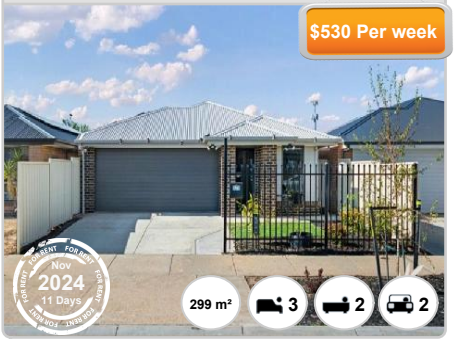


2/101 PEERLESS ROAD

1 MONTEREY DRIVE

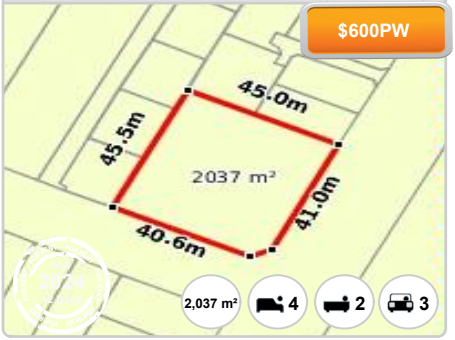
6/101 PEERLESS ROAD

125 KEANE AVENUE



98A BRANDIS ROAD

975 STEBONHEATH ROAD



25 NYBO COURT

19 TASOS DRIVE

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