



Suburb Performance Reports



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And Suburb Data Trends

... brings you powerful, easy-to-use software to help you find, analyse, research and track investment property more successfully.

REAL ESTATE INVESTAR'S ALL-IN-ONE PROPERTY INVESTMENT SOLUTION

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Investar Search

Instantly find investment property that matches your strategy and buying rules.



Development Search

Access exclusive, off-the-plan opportunities ahead of the rest of the market.



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Accurately estimate the value of any residential property and view on the market and sales history for better negotiation.



My Research

Research the investment performance trends of every suburb with the latest data at your fingertips.



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Analyse your property investments; create 10-year cash flow and capital growth forecasts to be 100% confident in each decision you make.



Property Analyser

Track your property portfolio data and get access to market values, capital growth, income, expenses and cash flow in real time.



Xero

Integrate your property portfolio with Xero and get real-time pulse on your cash flow and investments.

ABOUT THIS REPORT

This report was produced using live on the market rental and sales listing data.

We have maximised accuracy by only publishing those suburb results with high enough data sample sizes.

This data is also calculated at both a dwelling type and bedroom number level.

This increases its relevance for investors, but it also means it will vary from commonly published house and unit median yields that include all bedrooms as consolidated median yield results.

This report is designed to illustrate potential opportunities, but

You should always conduct additional due diligence to verify the sustainable rental income on any specific property and take into account factors such as vacancy rates and changes in rental income seasonally.

You should always conduct additional due diligence on any property and the suburb it is located in to ensure it meets your investment criteria.

Indicator	Legend
	No Change in Rank from previous month
	Rank has moved up in list from previous month
	Rank has moved down in list from previous month
	Rank has moved up sufficiently to be included in this top x list from previous month
	This item had no rank last month: e.g. - there were insufficient listings last month to record a valid statistic - the list item is new



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National Report									
Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price	Median Rent		
						Current	Current	Yield	
1	SOUTH HEDLAND	WA	6722	Unit	Studio & 1	\$259,000	\$600	12.04%	
2	MILLARS WELL	WA	6714	House	4	\$550,000	\$1,260	11.91%	
3	PEGS CREEK	WA	6714	House	4	\$499,000	\$1,100	11.46%	
4	NICKOL	WA	6714	House	4	\$620,000	\$1,300	10.90%	
5	KAMBALDA WEST	WA	6442	House	3	\$182,000	\$375	10.71%	
6	COLLINSVILLE	QLD	4804	House	3	\$179,500	\$370	10.71%	
7	MANUNDA	QLD	4870	Unit	Studio & 1	\$157,500	\$320	10.56%	
8	BAYNTON	WA	6714	House	3	\$480,000	\$960	10.40%	
9	BROKEN HILL	NSW	2880	House	2	\$140,000	\$280	10.40%	
10	SOUTH HEDLAND	WA	6722	House	3	\$379,000	\$750	10.29%	
11	BAYNTON	WA	6714	House	4	\$710,000	\$1,400	10.25%	
12	SOMERVILLE	WA	6430	Unit	2	\$234,000	\$450	10.00%	
13	PEGS CREEK	WA	6714	House	3	\$469,000	\$900	9.97%	
14	PORT HEDLAND	WA	6721	House	4	\$849,500	\$1,600	9.79%	
15	NORTH WARD	QLD	4810	Unit	Studio & 1	\$189,000	\$350	9.62%	
16	COLLINSVILLE	QLD	4804	House	4	\$189,000	\$350	9.62%	
17	SOUTH HEDLAND	WA	6722	Unit	2	\$325,000	\$600	9.60%	
18	SOUTH HEDLAND	WA	6722	Unit	3	\$352,000	\$640	9.45%	
19	ORELIA	WA	6167	Unit	2	\$199,000	\$360	9.40%	
20	BULGARRA	WA	6714	House	3	\$499,000	\$900	9.37%	
21	MANUNDA	QLD	4870	Unit	2	\$220,000	\$395	9.33%	
22	SOMERVILLE	WA	6430	House	3	\$365,000	\$650	9.26%	
23	BOULDER	WA	6432	House	3	\$270,000	\$480	9.24%	
24	NEWMAN	WA	6753	House	3	\$325,000	\$575	9.20%	
25	SOUTH HEDLAND	WA	6722	House	4	\$622,000	\$1,100	9.19%	



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Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price	Median Rent		
						Current	Current	Yield	
▲	26	DYSART	QLD	4745	House	3	\$210,000	\$370	9.16%
▲	27	MORANBAH	QLD	4744	House	3	\$314,000	\$550	9.10%
▲	28	NICKOL	WA	6714	House	3	\$515,000	\$900	9.08%
▼	29	KALGOORLIE	WA	6430	House	3	\$315,000	\$550	9.07%
▬	30	CLONCURRY	QLD	4824	House	3	\$219,000	\$380	9.02%
▲	31	EMERALD	QLD	4720	Unit	2	\$185,000	\$320	8.99%
▼	32	BUNGALOW	QLD	4870	Unit	2	\$209,000	\$360	8.95%
▲	33	GRAY	NT	0830	Unit	2	\$244,500	\$415	8.82%
▲	34	PICCADILLY	WA	6430	House	3	\$324,500	\$550	8.81%
▲	35	OSBORNE PARK	WA	6017	Unit	Studio & 1	\$220,000	\$370	8.74%
▲	36	SOUTH KALGOORLIE	WA	6430	House	3	\$299,000	\$500	8.69%
▲	37	HANNANS	WA	6430	House	3	\$359,000	\$600	8.69%
▼	38	MOUNT ISA	QLD	4825	House	2	\$227,500	\$380	8.68%
▲	39	MORANBAH	QLD	4744	House	4	\$408,000	\$680	8.66%
▲	40	EMERALD	QLD	4720	Townhouse	3	\$270,000	\$450	8.66%
▼	41	SOUTH LISMORE	NSW	2480	House	3	\$295,000	\$490	8.63%
▼	42	MAYLANDS	WA	6051	Unit	Studio & 1	\$229,000	\$380	8.62%
▲	43	RANGEWAY	WA	6530	House	3	\$200,000	\$330	8.58%
▲	44	WEST LAMINGTON	WA	6430	House	4	\$455,000	\$750	8.57%
▲	45	CABLE BEACH	WA	6726	Unit	2	\$327,000	\$535	8.50%
▲	46	BAYSWATER	WA	6053	Unit	2	\$275,000	\$450	8.50%
▲	47	HAMILTON HILL	WA	6163	Unit	2	\$277,500	\$450	8.43%
▲	48	PORT HEDLAND	WA	6721	House	3	\$679,000	\$1,100	8.42%
▼	49	PICCADILLY	WA	6430	House	4	\$432,500	\$700	8.41%
▲	50	VICTORIA PARK	WA	6100	Unit	Studio & 1	\$235,000	\$380	8.40%



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Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price	Median Rent	
						Current	Current	Yield
▼	51 MOUNT ISA	QLD	4825	House	3	\$279,000	\$450	8.38%
▼	52 DARWIN CITY	NT	0800	Unit	Studio & 1	\$279,500	\$450	8.37%
▲	53 ARMADALE	WA	6112	House	2	\$250,000	\$400	8.32%
▲	54 CABLE BEACH	WA	6726	House	4	\$750,000	\$1,200	8.32%
▼	55 NEWMAN	WA	6753	House	4	\$425,000	\$680	8.32%
▲	56 TOWNSVILLE CITY	QLD	4810	Unit	Studio & 1	\$250,000	\$400	8.32%
▼	57 NAMBUCCA HEADS	NSW	2448	House	2	\$269,000	\$430	8.31%
▲	58 MILLARS WELL	WA	6714	House	3	\$469,000	\$750	8.31%
▲	59 ROSSLEA	QLD	4812	Unit	2	\$219,000	\$350	8.31%
▲	60 EAST VICTORIA PARK	WA	6101	Unit	2	\$344,500	\$550	8.30%
▲	61 CASUARINA	NSW	2487	Unit	Studio & 1	\$365,000	\$580	8.26%
▼	62 MOURA	QLD	4718	House	3	\$215,000	\$340	8.22%
▲	63 PORT DOUGLAS	QLD	4877	Unit	Studio & 1	\$250,000	\$395	8.21%
▼	64 GLENDALOUGH	WA	6016	Unit	2	\$285,000	\$450	8.21%
▲	65 ARMADALE	WA	6112	Unit	2	\$225,000	\$355	8.20%
▼	66 WOREE	QLD	4868	Unit	2	\$225,000	\$355	8.20%
▼	67 EARLVILLE	QLD	4870	Unit	2	\$229,000	\$360	8.17%
▲	68 FREMANTLE	WA	6160	Unit	Studio & 1	\$313,000	\$490	8.14%
▲	69 CANNONVALE	QLD	4802	Unit	3	\$367,000	\$575	8.14%
▬	70 WEST PERTH	WA	6005	Unit	Studio & 1	\$300,000	\$470	8.14%
▲	71 IDALIA	QLD	4811	Unit	2	\$275,000	\$430	8.13%
▲	72 SOUTH MACKAY	QLD	4740	Unit	2	\$250,000	\$390	8.11%
▲	73 SOUTH GLADSTONE	QLD	4680	Unit	2	\$179,500	\$280	8.11%
▲	74 KINGAROY	QLD	4610	Unit	2	\$215,000	\$335	8.10%
▼	75 GERALDTON	WA	6530	House	2	\$215,000	\$335	8.10%



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						Current	Current	Yield	
▼	76	MOUNT MORGAN	QLD	4714	House	3	\$244,000	\$380	8.09%
▲	77	NORTH MACKAY	QLD	4740	Unit	2	\$239,000	\$370	8.05%
▼	78	CHARLEVILLE	QLD	4470	House	2	\$130,000	\$200	8.00%
	79	WHYALLA	SA	5600	Unit	2	\$159,500	\$245	7.98%
▼	80	BOULDER	WA	6432	House	4	\$379,500	\$580	7.94%
▲	81	BAKEWELL	NT	0832	Unit	2	\$275,000	\$420	7.94%
▼	82	DYSART	QLD	4745	House	4	\$275,000	\$420	7.94%
▼	83	INGLEWOOD	WA	6052	Unit	2	\$315,000	\$480	7.92%
▼	84	LAMINGTON	WA	6430	House	3	\$374,000	\$570	7.92%
▲	85	WEST LEEDERVILLE	WA	6007	Unit	Studio & 1	\$279,000	\$425	7.92%
▲	86	CAIRNS NORTH	QLD	4870	Unit	Studio & 1	\$230,000	\$350	7.91%
▲	87	MANOORA	QLD	4870	Unit	2	\$250,000	\$380	7.90%
▲	88	KIRWAN	QLD	4817	Unit	2	\$224,000	\$340	7.89%
▼	89	OSBORNE PARK	WA	6017	Unit	2	\$300,000	\$455	7.88%
▲	90	HERMIT PARK	QLD	4812	Unit	2	\$218,000	\$330	7.87%
▼	91	MOUNT LAWLEY	WA	6050	Unit	Studio & 1	\$275,000	\$415	7.84%
▼	92	COBAR	NSW	2835	House	3	\$199,000	\$300	7.83%
▲	93	WEMBLEY	WA	6014	Unit	Studio & 1	\$239,000	\$360	7.83%
▼	94	SOUTH KALGOORLIE	WA	6430	House	4	\$399,000	\$600	7.81%
▼	95	MOUNT ISA	QLD	4825	Unit	2	\$200,000	\$300	7.80%
▼	96	BROKEN HILL	NSW	2880	House	3	\$210,000	\$315	7.80%
▼	97	PORT PIRIE	SA	5540	House	2	\$187,000	\$280	7.78%
▲	98	SPRING HILL	QLD	4000	Unit	Studio & 1	\$309,000	\$460	7.74%
▲	99	EAST PERTH	WA	6004	Unit	Studio & 1	\$329,000	\$490	7.74%
▲	100	WEST GLADSTONE	QLD	4680	Unit	2	\$199,000	\$295	7.70%



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Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price	Median Rent	
						Current	Current	Yield
▲	101 HANNANS	WA	6430	House	4	\$527,500	\$780	7.68%
▲	102 CANNONVALE	QLD	4802	Unit	2	\$299,000	\$440	7.65%
▼	103 MANOORA	QLD	4870	Townhouse	2	\$265,000	\$390	7.65%
▼	104 MOSMAN PARK	WA	6012	Unit	Studio & 1	\$259,000	\$380	7.62%
▲	105 BERSERKER	QLD	4701	House	2	\$259,500	\$380	7.61%
▲	106 DJUGUN	WA	6725	House	4	\$699,500	\$1,025	7.61%
▲	107 PIMLICO	QLD	4812	Unit	2	\$219,500	\$320	7.58%
	108 NORTH PERTH	WA	6006	Unit	Studio & 1	\$295,000	\$430	7.57%
▲	109 MIDLAND	WA	6056	Unit	2	\$309,000	\$450	7.57%
▬	110 CABLE BEACH	WA	6726	House	3	\$549,000	\$800	7.57%
▲	111 DOUGLAS	QLD	4814	Unit	2	\$275,000	\$400	7.56%
▲	112 MILLNER	NT	0810	Unit	2	\$309,500	\$450	7.56%
▼	113 PALM COVE	QLD	4879	Unit	Studio & 1	\$275,000	\$400	7.56%
▲	114 SOUTH TOWNSVILLE	QLD	4810	Unit	2	\$290,000	\$420	7.53%
▼	115 ROCKHAMPTON CITY	QLD	4700	House	2	\$235,000	\$340	7.52%
▬	116 BLACKWATER	QLD	4717	House	4	\$297,000	\$430	7.52%
▲	117 BAKEWELL	NT	0832	Unit	3	\$335,000	\$485	7.52%
▲	118 KALGOORLIE	WA	6430	House	4	\$450,000	\$650	7.51%
▲	119 KATHERINE	NT	0850	Unit	2	\$270,000	\$390	7.51%
▲	120 ROCKHAMPTON CITY	QLD	4700	House	3	\$292,000	\$420	7.47%
▲	121 PERTH	WA	6000	Unit	Studio & 1	\$361,500	\$520	7.47%
▲	122 BROKEN HILL	NSW	2880	House	4	\$310,000	\$445	7.46%
▲	123 BRISBANE	QLD	4000	Unit	Studio & 1	\$380,000	\$545	7.45%
▼	124 HIGHGATE	WA	6003	Unit	Studio & 1	\$300,000	\$430	7.45%
	125 MOREE	NSW	2400	House	2	\$210,000	\$300	7.42%



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Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price	Median Rent	
						Current	Current	Yield
▲	126 VICTORIA PARK	WA	6100	Unit	2	\$350,000	\$500	7.42%
▲	127 EAST MACKAY	QLD	4740	Unit	2	\$266,500	\$380	7.41%
▲	128 ASCOT	WA	6104	Unit	2	\$449,000	\$640	7.41%
▲	129 ARMADALE	WA	6112	Townhouse	3	\$330,000	\$470	7.40%
▲	130 ROXBY DOWNS	SA	5725	House	3	\$250,000	\$355	7.38%
▼	131 ARMADALE	WA	6112	Unit	3	\$325,000	\$460	7.36%
▲	132 DJUGUN	WA	6725	House	3	\$602,000	\$850	7.34%
▼	133 BROOME	WA	6725	Unit	2	\$390,000	\$550	7.33%
▲	134 YOKINE	WA	6060	Unit	2	\$319,000	\$450	7.33%
▼	135 MAYLANDS	WA	6051	Unit	2	\$309,000	\$435	7.32%
▼	136 OSBORNE PARK	WA	6017	Townhouse	2	\$320,000	\$450	7.31%
▼	137 WEST END	QLD	4810	Unit	2	\$234,500	\$330	7.31%
▲	138 KINGAROY	QLD	4610	House	2	\$260,000	\$365	7.30%
▼	139 MACKAY	QLD	4740	Unit	2	\$285,000	\$400	7.29%
▲	140 EMERALD	QLD	4720	House	3	\$285,000	\$400	7.29%
▼	141 MANDURAH	WA	6210	Unit	2	\$275,000	\$385	7.28%
🚩	142 PERTH	WA	6000	House	2	\$500,000	\$700	7.28%
▲	143 RIVERVALE	WA	6103	Unit	Studio & 1	\$350,000	\$490	7.28%
▼	144 BLACKWATER	QLD	4717	House	3	\$215,000	\$300	7.25%
▼	145 EMERALD	QLD	4720	Unit	3	\$259,000	\$360	7.22%
▼	146 NOLLAMARA	WA	6061	Unit	2	\$360,000	\$500	7.22%
▼	147 SOMERVILLE	WA	6430	House	4	\$577,500	\$800	7.20%
🚩	148 SLACKS CREEK	QLD	4127	Townhouse	2	\$260,000	\$360	7.20%
▼	149 BOWEN	QLD	4805	Unit	2	\$260,000	\$360	7.20%
▲	150 CAIRNS NORTH	QLD	4870	Unit	2	\$317,500	\$440	7.20%



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151	BASSENDAN	WA	6054	Townhouse	3	\$397,500	\$550	7.19%
152	PORT AUGUSTA	SA	5700	House	4	\$257,000	\$355	7.18%
153	STUART PARK	NT	0820	Unit	2	\$399,000	\$550	7.16%
154	BROOKDALE	WA	6112	House	4	\$399,000	\$550	7.16%
155	BUNDABERG SOUTH	QLD	4670	House	3	\$349,000	\$480	7.15%
156	GLADSTONE	QLD	4680	Unit	2	\$254,500	\$350	7.15%
157	SPEARWOOD	WA	6163	Unit	2	\$349,000	\$480	7.15%
158	MOUNT ISA	QLD	4825	House	4	\$379,000	\$520	7.13%
159	COCKBURN CENTRAL	WA	6164	Unit	Studio & 1	\$310,000	\$425	7.12%
160	BUNBURY	WA	6230	Unit	2	\$329,000	\$450	7.11%
161	ADELAIDE	SA	5000	Unit	Studio & 1	\$329,000	\$450	7.11%
162	KELMSCOTT	WA	6111	Townhouse	3	\$329,000	\$450	7.11%
163	TUART HILL	WA	6060	Unit	2	\$329,000	\$450	7.11%
164	SALISBURY	SA	5108	Unit	2	\$249,000	\$340	7.10%
165	PORT AUGUSTA	SA	5700	House	2	\$205,000	\$280	7.10%
166	CAREY PARK	WA	6230	Unit	3	\$330,000	\$450	7.09%
167	CLAYTON SOUTH	VIC	3169	Unit	Studio & 1	\$330,000	\$450	7.09%
168	BERSERKER	QLD	4701	Unit	2	\$249,500	\$340	7.08%
169	SOUTH GLADSTONE	QLD	4680	Townhouse	3	\$279,000	\$380	7.08%
170	LONGREACH	QLD	4730	House	3	\$227,500	\$310	7.08%
171	CHARLEVILLE	QLD	4470	House	3	\$187,500	\$255	7.07%
172	ELLENBROOK	WA	6069	Unit	2	\$309,000	\$420	7.06%
173	GOSNELLS	WA	6110	townhouse	3	\$350,000	\$475	7.05%
174	SUCCESS	WA	6164	Unit	2	\$350,000	\$475	7.05%
175	NORTH MACKAY	QLD	4740	House	3	\$369,000	\$500	7.04%



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						Current	Current	Yield
▲	176 KEWDALE	WA	6105	Unit	2	\$369,000	\$500	7.04%
▼	177 CLOVERDALE	WA	6105	Unit	2	\$369,000	\$500	7.04%
🚩	178 CANNINGTON	WA	6107	Townhouse	3	\$399,000	\$540	7.03%
▼	179 COCONUT GROVE	NT	0810	Unit	2	\$355,000	\$480	7.03%
▼	180 PARAP	NT	0820	Unit	Studio & 1	\$340,000	\$460	7.03%
▼	181 ALBION	VIC	3020	Unit	Studio & 1	\$200,000	\$270	7.02%
🚩	182 CARLTON	VIC	3053	Unit	Studio & 1	\$290,000	\$390	6.99%
▲	183 KUNUNURRA	WA	6743	House	3	\$372,000	\$500	6.98%
🚩	184 WOODRIDGE	QLD	4114	Townhouse	2	\$264,500	\$355	6.97%
▲	185 JOONDALUP	WA	6027	Unit	2	\$359,000	\$480	6.95%
🚩	186 JOONDALUP	WA	6027	Unit	Studio & 1	\$299,500	\$400	6.94%
🚩	187 INNALOO	WA	6018	Unit	2	\$449,000	\$600	6.94%
▲	188 FORTITUDE VALLEY	QLD	4006	Unit	Studio & 1	\$359,500	\$480	6.94%
▼	189 GERALDTON	WA	6530	Unit	2	\$210,000	\$280	6.93%
▼	190 COLLIE	WA	6225	House	3	\$300,000	\$400	6.93%
▲	191 BROOME	WA	6725	House	3	\$525,000	\$700	6.93%
🚩	192 BELMONT	WA	6104	Unit	2	\$360,000	\$480	6.93%
	193 ZEEHAN	TAS	7469	House	3	\$210,000	\$280	6.93%
▼	194 TRAVANCORE	VIC	3032	Unit	2	\$360,000	\$480	6.93%
🚩	195 MACKAY HARBOUR	QLD	4740	Unit	3	\$497,000	\$660	6.90%
🚩	196 MIDLAND	WA	6056	House	2	\$320,000	\$425	6.90%
▼	197 LARAPINTA	NT	0875	House	3	\$407,500	\$540	6.89%
▼	198 BAYVIEW	NT	0820	Unit	3	\$475,000	\$630	6.89%
▼	199 YORKEYS KNOB	QLD	4878	Townhouse	2	\$339,500	\$450	6.89%
▼	200 GOSNELLS	WA	6110	House	2	\$340,000	\$450	6.88%



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- [Get a Free 30-Minute Personalised Demo with Your Chosen Suburbs and Investment Strategy](#)
- [Improve Your Investing Knowledge with Our Blog Articles](#)

We hope you find this information helpful!