

Suburb Performance Reports



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Property Analyser

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

Suburbs With Largest Average Annual Median Price Decline In Last 5 Years

ABOUT THIS REPORT

This report was produced using live on the market sales and rental 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 sale prices that include all bedrooms as consolidated median results.

This report is designed to identify the suburbs where the average annual median prices have declined the greatest in the last 4 years. Any median change should not be construed to mean that each house or unit in the suburb has decreased in value by this percentage.

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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Suburbs With Largest Average Annual Median Price Decline In Last 5 Years

National Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent			
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
1	BOWEN	QLD	4805	Unit	3	\$449,500	\$399,500	12.51%	-10.32%	\$430	\$375	14.66%	4.97%
2	PRAHRAN	VIC	3181	Unit	3	\$1,050,000	\$1,425,000	-26.32%	-7.65%	\$845	\$850	-0.59%	4.18%
3	GLEN IRIS	VIC	3146	Unit	Studio & 1	\$310,000	\$350,000	-11.43%	-5.90%	\$410	\$395	3.79%	6.87%
4	CAMBERWELL	VIC	3124	Unit	3	\$1,415,000	\$1,550,000	-8.71%	-5.22%	\$750	\$700	7.14%	2.75%
5	CHIPPENDALE	NSW	2008	Unit	3	\$1,700,000	\$1,690,000	0.59%	-5.18%	\$1,500	\$1,400	7.14%	4.58%
6	SOUTH YARRA	VIC	3141	Unit	3	\$1,787,500	\$1,580,000	13.13%	-5.18%	\$1,100	\$900	22.22%	3.20%
7	HARRIS PARK	NSW	2150	Unit	Studio & 1	\$425,000	\$419,500	1.31%	-4.50%	\$450	\$400	12.50%	5.50%
8	ST ALBANS	VIC	3021	House	2	\$500,000	\$450,000	11.11%	-4.03%	\$400	\$350	14.28%	4.16%
9	SYDNEY OLYMPIC PARK	NSW	2127	Unit	2	\$800,000	\$770,000	3.89%	-3.86%	\$780	\$760	2.63%	5.07%
10	SOUTH YARRA	VIC	3141	House	4	\$3,250,000	\$3,095,000	5.00%	-3.58%	\$1,525	\$1,400	8.92%	2.44%
11	BAULKHAM HILLS	NSW	2153	Unit	3	\$810,000	\$799,500	1.31%	-3.42%	\$700	\$650	7.69%	4.49%
12	MALVERN EAST	VIC	3145	Unit	Studio & 1	\$295,000	\$300,000	-1.67%	-3.36%	\$360	\$330	9.09%	6.34%
13	PARKVILLE	VIC	3052	Unit	Studio & 1	\$335,000	\$320,000	4.68%	-3.29%	\$450	\$395	13.92%	6.98%
14	CHIPPENDALE	NSW	2008	Unit	2	\$1,100,000	\$1,100,000	0.00%	-3.29%	\$950	\$900	5.55%	4.49%
15	CARNEGIE	VIC	3163	Unit	Studio & 1	\$330,000	\$320,000	3.12%	-3.29%	\$385	\$355	8.45%	6.06%
16	ROXBY DOWNS	SA	5725	House	4	\$310,000	\$340,000	-8.83%	-3.21%	\$415	\$410	1.21%	6.96%
17	SYDNEY OLYMPIC PARK	NSW	2127	Unit	Studio & 1	\$550,000	\$570,000	-3.51%	-2.96%	\$650	\$630	3.17%	6.14%
18	HAYMARKET	NSW	2000	Unit	Studio & 1	\$750,000	\$826,500	-9.26%	-2.93%	\$850	\$800	6.25%	5.89%
19	MCKINNON	VIC	3204	Townhouse	3	\$955,000	\$1,075,000	-11.17%	-2.79%	\$850	\$770	10.38%	4.62%
20	HAYMARKET	NSW	2000	Unit	2	\$1,290,000	\$1,298,000	-0.62%	-2.78%	\$1,250	\$1,200	4.16%	5.03%
21	BAULKHAM HILLS	NSW	2153	Unit	2	\$650,000	\$650,000	0.00%	-2.77%	\$620	\$580	6.89%	4.96%
22	PORT MELBOURNE	VIC	3207	House	4	\$2,100,000	\$2,250,000	-6.67%	-2.64%	\$1,320	\$1,250	5.60%	3.26%
23	CLAYTON	VIC	3168	Unit	Studio & 1	\$320,000	\$330,000	-3.04%	-2.38%	\$355	\$320	10.93%	5.76%
24	WINDSOR	VIC	3181	Unit	2	\$580,000	\$590,000	-1.70%	-2.25%	\$580	\$550	5.45%	5.20%
25	MOONEE PONDS	VIC	3039	Unit	3	\$960,000	\$1,300,000	-26.16%	-2.24%	\$710	\$740	-4.06%	3.84%



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Suburbs With Largest Average Annual Median Price Decline In Last 5 Years

National Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent			
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
▲	26 ROXBY DOWNS	SA	5725	House	3	\$250,000	\$270,000	-7.41%	-2.21%	\$340	\$360	-5.56%	7.07%
▲	27 KATHERINE	NT	0850	Unit	2	\$265,000	\$270,000	-1.86%	-2.12%	\$400	\$380	5.26%	7.84%
▲	28 MOONEE PONDS	VIC	3039	Unit	Studio & 1	\$385,000	\$380,000	1.31%	-2.10%	\$450	\$400	12.50%	6.07%
▲	29 IVANHOE	VIC	3079	Unit	Studio & 1	\$395,000	\$399,000	-1.01%	-2.09%	\$480	\$420	14.28%	6.31%
▼	30 TOORAK	VIC	3142	Unit	3	\$2,500,000	\$2,597,500	-3.76%	-2.05%	\$895	\$800	11.87%	1.86%
▼	31 POTTS POINT	NSW	2011	Unit	2	\$1,550,000	\$1,600,000	-3.13%	-2.04%	\$935	\$900	3.88%	3.13%
▲	32 FAIRFIELD	VIC	3078	Unit	Studio & 1	\$360,000	\$337,500	6.66%	-2.04%	\$375	\$340	10.29%	5.41%
▼	33 NOBLE PARK	VIC	3174	House	2	\$520,000	\$500,000	4.00%	-1.99%	\$470	\$415	13.25%	4.70%
▲	34 MALVERN	VIC	3144	Unit	Studio & 1	\$390,000	\$385,000	1.29%	-1.94%	\$420	\$390	7.69%	5.60%
▼	35 HUGHESDALE	VIC	3166	Unit	2	\$530,000	\$590,000	-10.17%	-1.94%	\$550	\$490	12.24%	5.39%
▬	36 MALVERN EAST	VIC	3145	Unit	2	\$580,000	\$600,000	-3.34%	-1.92%	\$545	\$500	9.00%	4.88%
▲	37 PORT MELBOURNE	VIC	3207	Unit	Studio & 1	\$450,000	\$460,000	-2.18%	-1.89%	\$500	\$480	4.16%	5.77%
▬	38 FLEMINGTON	VIC	3031	Unit	2	\$500,000	\$500,000	0.00%	-1.89%	\$500	\$470	6.38%	5.20%
▼	39 CANTERBURY	NSW	2193	Unit	Studio & 1	\$500,000	\$500,000	0.00%	-1.89%	\$580	\$550	5.45%	6.03%
▼	40 MORTLAKE	NSW	2137	Unit	2	\$822,500	\$855,000	-3.81%	-1.87%	\$780	\$730	6.84%	4.93%
▲	41 ESSENDON	VIC	3040	Unit	Studio & 1	\$327,500	\$330,000	-0.76%	-1.82%	\$380	\$360	5.55%	6.03%
▼	42 FLEMINGTON	VIC	3031	Unit	Studio & 1	\$332,500	\$310,000	7.25%	-1.71%	\$395	\$370	6.75%	6.17%
▲	43 CAULFIELD NORTH	VIC	3161	Unit	2	\$550,000	\$580,000	-5.18%	-1.71%	\$555	\$550	0.90%	5.24%
▼	44 HAWTHORN	VIC	3122	Unit	3	\$1,240,000	\$1,460,000	-15.07%	-1.69%	\$820	\$810	1.23%	3.43%
▼	45 GLEN IRIS	VIC	3146	Townhouse	3	\$1,287,500	\$1,549,000	-16.89%	-1.59%	\$840	\$850	-1.18%	3.39%
📍	46 WEST MELBOURNE	VIC	3003	Unit	2	\$550,000	\$600,000	-8.34%	-1.59%	\$650	\$620	4.83%	6.14%
	47 DONCASTER EAST	VIC	3109	Unit	Studio & 1	\$365,000	\$360,000	1.38%	-1.57%	\$465	\$400	16.25%	6.62%
📍	48 MARIBYRNONG	VIC	3032	Unit	Studio & 1	\$337,500	\$350,000	-3.58%	-1.56%	\$450	\$400	12.50%	6.93%
▼	49 TOORAK	VIC	3142	Unit	2	\$750,000	\$770,000	-2.60%	-1.53%	\$600	\$575	4.34%	4.16%
📍	50 GERALDTON	WA	6530	Unit	2	\$250,000	\$199,000	25.62%	-1.53%	\$300	\$260	15.38%	6.24%



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Suburbs With Largest Average Annual Median Price Decline In Last 5 Years

ACT Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent			
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
1	WRIGHT	ACT	2611	Unit	2	\$499,000	\$520,000	-4.04%	4.57%	\$570	\$570	0.00%	5.93%
2	WRIGHT	ACT	2611	Unit	Studio & 1	\$400,000	\$407,500	-1.85%	5.99%	\$450	\$450	0.00%	5.85%
3	WRIGHT	ACT	2611	Townhouse	3	\$780,000	\$725,000	7.58%	7.28%	\$660	\$660	0.00%	4.40%



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Suburbs With Largest Average Annual Median Price Decline In Last 5 Years

NSW Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent			
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
1	CHIPPENDALE	NSW	2008	Unit	3	\$1,700,000	\$1,690,000	0.59%	-5.18%	\$1,500	\$1,400	7.14%	4.58%
2	HARRIS PARK	NSW	2150	Unit	Studio & 1	\$425,000	\$419,500	1.31%	-4.50%	\$450	\$400	12.50%	5.50%
3	SYDNEY OLYMPIC PARK	NSW	2127	Unit	2	\$800,000	\$770,000	3.89%	-3.86%	\$780	\$760	2.63%	5.07%
4	BAULKHAM HILLS	NSW	2153	Unit	3	\$810,000	\$799,500	1.31%	-3.42%	\$700	\$650	7.69%	4.49%
5	CHIPPENDALE	NSW	2008	Unit	2	\$1,100,000	\$1,100,000	0.00%	-3.29%	\$950	\$900	5.55%	4.49%
6	SYDNEY OLYMPIC PARK	NSW	2127	Unit	Studio & 1	\$550,000	\$570,000	-3.51%	-2.96%	\$650	\$630	3.17%	6.14%
7	HAYMARKET	NSW	2000	Unit	Studio & 1	\$750,000	\$826,500	-9.26%	-2.93%	\$850	\$800	6.25%	5.89%
8	HAYMARKET	NSW	2000	Unit	2	\$1,290,000	\$1,298,000	-0.62%	-2.78%	\$1,250	\$1,200	4.16%	5.03%
9	BAULKHAM HILLS	NSW	2153	Unit	2	\$650,000	\$650,000	0.00%	-2.77%	\$620	\$580	6.89%	4.96%
10	POTTS POINT	NSW	2011	Unit	2	\$1,550,000	\$1,600,000	-3.13%	-2.04%	\$935	\$900	3.88%	3.13%
11	CANTERBURY	NSW	2193	Unit	Studio & 1	\$500,000	\$500,000	0.00%	-1.89%	\$580	\$550	5.45%	6.03%
12	MORTLAKE	NSW	2137	Unit	2	\$822,500	\$855,000	-3.81%	-1.87%	\$780	\$730	6.84%	4.93%
13	KELLYVILLE	NSW	2155	Unit	2	\$660,000	\$649,500	1.61%	-1.45%	\$650	\$600	8.33%	5.12%
14	ROSEHILL	NSW	2142	Unit	2	\$510,000	\$498,500	2.30%	-1.32%	\$580	\$550	5.45%	5.91%
15	HAYMARKET	NSW	2000	Unit	3	\$1,998,000	\$1,800,000	11.00%	-1.23%	\$1,650	\$1,680	-1.79%	4.29%
16	LIVERPOOL	NSW	2170	Unit	Studio & 1	\$400,000	\$400,000	0.00%	-1.21%	\$480	\$430	11.62%	6.24%
17	LEWISHAM	NSW	2049	Unit	Studio & 1	\$600,000	\$620,000	-3.23%	-1.13%	\$615	\$575	6.95%	5.33%
18	BLACKTOWN	NSW	2148	Unit	3	\$600,000	\$600,000	0.00%	-1.05%	\$600	\$570	5.26%	5.20%
19	MASCOT	NSW	2020	Unit	Studio & 1	\$675,000	\$680,000	-0.74%	-0.94%	\$750	\$720	4.16%	5.77%
20	NORTHMEAD	NSW	2152	Unit	2	\$520,000	\$500,000	4.00%	-0.94%	\$570	\$520	9.61%	5.70%
21	STRATHFIELD	NSW	2135	Unit	Studio & 1	\$525,000	\$525,000	0.00%	-0.93%	\$600	\$550	9.09%	5.94%
22	EPPING	NSW	2121	Unit	Studio & 1	\$600,000	\$600,000	0.00%	-0.92%	\$620	\$590	5.08%	5.37%
23	PARRAMATTA	NSW	2150	Unit	2	\$620,000	\$620,000	0.00%	-0.91%	\$670	\$600	11.66%	5.61%
24	BLACKTOWN	NSW	2148	Unit	Studio & 1	\$420,000	\$420,000	0.00%	-0.90%	\$400	\$400	0.00%	4.95%
25	GLADESVILLE	NSW	2111	Unit	Studio & 1	\$550,000	\$570,000	-3.51%	-0.87%	\$525	\$495	6.06%	4.96%



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NSW Report

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						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
26	GRANVILLE	NSW	2142	Unit	2	\$498,000	\$475,000	4.84%	-0.86%	\$565	\$520	8.65%	5.89%
27	TOONGABBIE	NSW	2146	Unit	2	\$500,000	\$515,000	-2.92%	-0.78%	\$600	\$530	13.20%	6.24%
28	GLEBE	NSW	2037	Unit	Studio & 1	\$650,000	\$680,000	-4.42%	-0.75%	\$625	\$600	4.16%	5.00%
29	CHIPPENDALE	NSW	2008	Unit	Studio & 1	\$650,000	\$675,000	-3.71%	-0.75%	\$780	\$720	8.33%	6.24%
30	KELLYVILLE	NSW	2155	Unit	Studio & 1	\$540,000	\$555,000	-2.71%	-0.73%	\$560	\$510	9.80%	5.39%
31	WATERLOO	NSW	2017	Unit	3	\$1,350,000	\$1,530,000	-11.77%	-0.73%	\$1,380	\$1,295	6.56%	5.31%
32	WENTWORTHVILLE	NSW	2145	Unit	2	\$550,000	\$525,000	4.76%	-0.71%	\$600	\$550	9.09%	5.67%
33	CAMPSIE	NSW	2194	Unit	Studio & 1	\$500,000	\$499,000	0.20%	-0.71%	\$550	\$500	10.00%	5.72%
34	TURRAMURRA	NSW	2074	Unit	2	\$850,000	\$850,000	0.00%	-0.69%	\$720	\$695	3.59%	4.40%
35	NORTH RYDE	NSW	2113	Unit	Studio & 1	\$600,000	\$599,500	0.08%	-0.65%	\$650	\$620	4.83%	5.63%
36	EPPING	NSW	2121	Unit	2	\$790,000	\$795,000	-0.63%	-0.54%	\$730	\$680	7.35%	4.80%
37	CORRIMAL	NSW	2518	Unit	2	\$579,000	\$552,500	4.79%	-0.54%	\$460	\$450	2.22%	4.13%
38	WENTWORTHVILLE	NSW	2145	Unit	Studio & 1	\$460,000	\$450,000	2.22%	-0.54%	\$550	\$500	10.00%	6.21%
39	HOME BUSH	NSW	2140	Unit	Studio & 1	\$516,500	\$500,000	3.30%	-0.52%	\$600	\$550	9.09%	6.04%
40	CAMPERDOWN	NSW	2050	Unit	2	\$975,000	\$1,000,000	-2.50%	-0.51%	\$890	\$820	8.53%	4.74%
41	STRATHFIELD SOUTH	NSW	2136	Unit	2	\$619,000	\$586,500	5.54%	-0.48%	\$605	\$565	7.07%	5.08%
42	RYDE	NSW	2112	Unit	Studio & 1	\$570,000	\$560,000	1.78%	-0.45%	\$620	\$580	6.89%	5.65%
43	BLACKTOWN	NSW	2148	Unit	2	\$450,000	\$450,000	0.00%	-0.44%	\$520	\$450	15.55%	6.00%
44	EASTWOOD	NSW	2122	Unit	2	\$680,000	\$649,000	4.77%	-0.42%	\$580	\$550	5.45%	4.43%
45	PYRMONT	NSW	2009	Unit	Studio & 1	\$632,500	\$642,500	-1.56%	-0.39%	\$690	\$650	6.15%	5.67%
46	WAITARA	NSW	2077	Unit	Studio & 1	\$540,000	\$549,000	-1.64%	-0.37%	\$550	\$510	7.84%	5.29%
47	GRANVILLE	NSW	2142	Unit	3	\$679,500	\$657,500	3.34%	-0.36%	\$750	\$720	4.16%	5.73%
48	WENTWORTH POINT	NSW	2127	Unit	Studio & 1	\$585,000	\$565,000	3.53%	-0.34%	\$650	\$600	8.33%	5.77%
49	RUSHCUTTERS BAY	NSW	2011	Unit	2	\$1,500,000	\$1,635,000	-8.26%	-0.33%	\$980	\$945	3.70%	3.39%
50	CHATSWOOD	NSW	2067	Unit	Studio & 1	\$749,500	\$752,500	-0.40%	-0.28%	\$670	\$630	6.34%	4.64%



























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NT Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent			
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
	1 KATHERINE	NT	0850	Unit	2	\$265,000	\$270,000	-1.86%	-2.12%	\$400	\$380	5.26%	7.84%
	2 GILLEN	NT	0870	Unit	2	\$282,500	\$299,000	-5.52%	-0.18%	\$430	\$430	0.00%	7.91%
	3 BRAITLING	NT	0870	House	3	\$449,000	\$479,000	-6.27%	0.00%	\$550	\$550	0.00%	6.36%
	4 GILLEN	NT	0870	House	3	\$448,500	\$468,000	-4.17%	0.43%	\$570	\$560	1.78%	6.60%
	5 NIGHTCLIFF	NT	0810	Unit	2	\$390,000	\$400,000	-2.50%	0.52%	\$480	\$480	0.00%	6.40%
	6 KATHERINE	NT	0850	House	3	\$355,000	\$369,000	-3.80%	0.87%	\$500	\$480	4.16%	7.32%
	7 DARWIN CITY	NT	0800	Unit	Studio & 1	\$290,000	\$270,000	7.40%	1.07%	\$470	\$450	4.44%	8.42%
	8 LEANYER	NT	0812	Unit	2	\$335,000	\$335,000	0.00%	1.40%	\$400	\$450	-11.12%	6.20%
	9 SADADEEN	NT	0870	House	3	\$442,000	\$445,000	-0.68%	1.46%	\$530	\$530	0.00%	6.23%
	10 ARALUEN	NT	0870	House	3	\$535,000	\$529,000	1.13%	1.57%	\$670	\$600	11.66%	6.51%
	11 GRAY	NT	0830	Unit	2	\$264,500	\$260,000	1.73%	1.63%	\$430	\$410	4.87%	8.45%
	12 DARWIN CITY	NT	0800	Unit	2	\$430,000	\$449,000	-4.24%	1.71%	\$600	\$580	3.44%	7.25%
	13 LYONS	NT	0810	House	4	\$755,000	\$769,500	-1.89%	1.82%	\$900	\$810	11.11%	6.19%
	14 BELLAMACK	NT	0832	House	4	\$649,000	\$649,000	0.00%	1.85%	\$690	\$680	1.47%	5.52%
	15 KATHERINE	NT	0850	House	4	\$482,500	\$490,000	-1.54%	1.91%	\$615	\$630	-2.39%	6.62%
	16 LEANYER	NT	0812	House	3	\$564,500	\$550,000	2.63%	2.66%	\$625	\$600	4.16%	5.75%
	17 LARRAKEYAH	NT	0820	Unit	2	\$399,000	\$399,000	0.00%	2.71%	\$525	\$505	3.96%	6.84%
	18 MUIRHEAD	NT	0810	House	4	\$800,000	\$740,000	8.10%	2.73%	\$800	\$790	1.26%	5.20%
	19 DURACK	NT	0830	House	4	\$630,000	\$639,000	-1.41%	2.87%	\$700	\$680	2.94%	5.77%
	20 LARRAKEYAH	NT	0820	Unit	3	\$595,000	\$520,000	14.42%	2.97%	\$650	\$700	-7.15%	5.68%
	21 PARAP	NT	0820	Unit	3	\$630,000	\$649,000	-2.93%	2.98%	\$670	\$650	3.07%	5.53%
	22 BAKEWELL	NT	0832	House	3	\$480,000	\$492,500	-2.54%	3.20%	\$560	\$550	1.81%	6.06%
	23 ROSEBERY	NT	0832	House	3	\$515,000	\$488,000	5.53%	3.34%	\$565	\$560	0.89%	5.70%
	24 ROSEBERY	NT	0832	House	4	\$627,000	\$599,000	4.67%	3.61%	\$700	\$680	2.94%	5.80%
	25 COCONUT GROVE	NT	0810	Unit	2	\$355,000	\$357,500	-0.70%	3.63%	\$500	\$500	0.00%	7.32%














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Suburbs With Largest Average Annual Median Price Decline In Last 5 Years

NT Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent			
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
	26 WOODROFFE	NT	0830	House	3	\$444,500	\$449,000	-1.01%	3.74%	\$550	\$500	10.00%	6.43%
	27 DARWIN CITY	NT	0800	Unit	3	\$724,500	\$577,500	25.45%	3.84%	\$750	\$750	0.00%	5.38%
	28 GUNN	NT	0832	House	4	\$587,000	\$572,500	2.53%	4.11%	\$650	\$650	0.00%	5.75%
	29 GRAY	NT	0830	House	3	\$410,000	\$400,000	2.50%	4.15%	\$515	\$490	5.10%	6.53%
	30 RAPID CREEK	NT	0810	Unit	2	\$399,500	\$425,000	-6.00%	4.21%	\$485	\$480	1.04%	6.31%
	31 GUNN	NT	0832	House	3	\$479,000	\$457,500	4.69%	4.22%	\$575	\$550	4.54%	6.24%
	32 MILLNER	NT	0810	Unit	2	\$299,000	\$312,000	-4.17%	4.49%	\$470	\$450	4.44%	8.17%
	33 ZUCCOLI	NT	0832	House	4	\$677,000	\$619,500	9.28%	4.59%	\$750	\$700	7.14%	5.76%
	34 PARAP	NT	0820	Unit	2	\$420,000	\$398,000	5.52%	4.63%	\$550	\$520	5.76%	6.80%
	35 ZUCCOLI	NT	0832	House	3	\$569,000	\$570,000	-0.18%	4.85%	\$690	\$650	6.15%	6.30%
	36 DURACK	NT	0830	House	3	\$532,000	\$510,000	4.31%	4.99%	\$580	\$595	-2.53%	5.66%
	37 STUART PARK	NT	0820	Unit	2	\$385,000	\$387,500	-0.65%	5.29%	\$550	\$550	0.00%	7.42%
	38 STUART PARK	NT	0820	Unit	3	\$499,000	\$504,500	-1.10%	5.74%	\$650	\$630	3.17%	6.77%
	39 MOULDEN	NT	0830	House	3	\$439,000	\$395,000	11.13%	6.03%	\$520	\$500	4.00%	6.15%



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Suburbs With Largest Average Annual Median Price Decline In Last 5 Years

























QLD Report													
Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent			
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
1	BOWEN	QLD	4805	Unit	3	\$449,500	\$399,500	12.51%	-10.32%	\$430	\$375	14.66%	4.97%
2	MOUNT ISA	QLD	4825	House	4	\$339,000	\$370,000	-8.38%	0.00%	\$500	\$525	-4.77%	7.66%
3	EMERALD	QLD	4720	Unit	3	\$269,000	\$254,000	5.90%	0.30%	\$385	\$355	8.45%	7.44%
4	CLERMONT	QLD	4721	House	3	\$267,500	\$270,000	-0.93%	0.57%	\$390	\$350	11.42%	7.58%
5	EMERALD	QLD	4720	Unit	2	\$210,000	\$185,000	13.51%	0.73%	\$320	\$310	3.22%	7.92%
6	MOUNT ISA	QLD	4825	House	3	\$269,000	\$279,000	-3.59%	1.23%	\$470	\$450	4.44%	9.08%
7	CAIRNS CITY	QLD	4870	Unit	3	\$770,000	\$679,500	13.31%	1.71%	\$700	\$705	-0.71%	4.72%
8	BLACKWATER	QLD	4717	House	4	\$315,000	\$285,000	10.52%	1.88%	\$430	\$430	0.00%	7.09%
9	EMERALD	QLD	4720	Townhouse	3	\$318,000	\$279,000	13.97%	1.93%	\$500	\$410	21.95%	8.17%
10	ROMA	QLD	4455	House	3	\$300,000	\$280,000	7.14%	2.13%	\$385	\$350	10.00%	6.67%
11	CHERMSIDE	QLD	4032	Unit	Studio & 1	\$390,000	\$342,500	13.86%	2.19%	\$495	\$410	20.73%	6.60%
12	NORTH WARD	QLD	4810	Unit	Studio & 1	\$199,000	\$189,000	5.29%	2.37%	\$375	\$340	10.29%	9.79%
13	ROMA	QLD	4455	House	4	\$395,000	\$392,000	0.76%	2.45%	\$475	\$415	14.45%	6.25%
14	EMERALD	QLD	4720	House	4	\$452,500	\$409,500	10.50%	2.55%	\$510	\$470	8.51%	5.86%
15	SOUTH BRISBANE	QLD	4101	Unit	3	\$1,092,000	\$1,377,500	-20.73%	2.93%	\$1,200	\$1,100	9.09%	5.71%
16	LONGREACH	QLD	4730	House	3	\$255,000	\$230,000	10.86%	3.00%	\$320	\$310	3.22%	6.52%
17	ROCKHAMPTON CITY	QLD	4700	Unit	2	\$525,000	\$479,000	9.60%	3.15%	\$405	\$415	-2.41%	4.01%
18	MOUNT ISA	QLD	4825	House	2	\$199,000	\$228,500	-12.92%	3.32%	\$360	\$390	-7.70%	9.40%
19	EMERALD	QLD	4720	House	3	\$319,000	\$289,000	10.38%	3.47%	\$430	\$400	7.50%	7.00%
20	BLACKS BEACH	QLD	4740	House	4	\$547,000	\$430,000	27.20%	3.66%	\$595	\$525	13.33%	5.65%
21	SOUTH TOWNSVILLE	QLD	4810	Unit	3	\$480,000	\$420,000	14.28%	3.71%	\$600	\$525	14.28%	6.50%
22	TOWNSVILLE CITY	QLD	4810	Unit	2	\$419,500	\$350,000	19.85%	3.75%	\$500	\$465	7.52%	6.19%
23	MOURA	QLD	4718	House	3	\$205,000	\$200,000	2.50%	3.88%	\$370	\$340	8.82%	9.38%
24	TOWNSVILLE CITY	QLD	4810	Unit	3	\$500,000	\$499,000	0.20%	3.92%	\$630	\$600	5.00%	6.55%
25	SOUTH BRISBANE	QLD	4101	Unit	Studio & 1	\$475,000	\$442,500	7.34%	4.07%	\$600	\$550	9.09%	6.56%



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Suburbs With Largest Average Annual Median Price Decline In Last 5 Years

QLD Report													
Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent			
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
	26 BILOELA	QLD	4715	House	3	\$299,000	\$267,500	11.77%	4.11%	\$340	\$345	-1.45%	5.91%
	27 BOWEN	QLD	4805	Unit	2	\$304,000	\$260,000	16.92%	4.24%	\$365	\$360	1.38%	6.24%
	28 DOUGLAS	QLD	4814	Unit	2	\$310,000	\$275,000	12.72%	4.40%	\$420	\$390	7.69%	7.04%
	29 INGHAM	QLD	4850	House	3	\$275,000	\$245,000	12.24%	4.56%	\$340	\$320	6.25%	6.42%
	30 MACKAY	QLD	4740	Unit	Studio & 1	\$269,000	\$295,000	-8.82%	4.58%	\$380	\$370	2.70%	7.34%
	31 SOUTH TOWNSVILLE	QLD	4810	Unit	2	\$349,500	\$294,500	18.67%	4.61%	\$440	\$405	8.64%	6.54%
	32 BARGARA	QLD	4670	Unit	3	\$697,500	\$695,000	0.35%	4.90%	\$620	\$600	3.33%	4.62%
	33 MOOROOBOOL	QLD	4870	House	4	\$700,000	\$639,000	9.54%	5.06%	\$620	\$650	-4.62%	4.60%
	34 WEST END	QLD	4101	Unit	Studio & 1	\$500,000	\$450,000	11.11%	5.09%	\$580	\$530	9.43%	6.03%
	35 MACKAY	QLD	4740	Unit	3	\$510,000	\$487,000	4.72%	5.14%	\$630	\$670	-5.98%	6.42%
	36 SOUTH BRISBANE	QLD	4101	Unit	2	\$749,000	\$680,000	10.14%	5.17%	\$800	\$750	6.66%	5.55%
	37 WEST MACKAY	QLD	4740	House	4	\$599,000	\$535,000	11.96%	5.19%	\$720	\$550	30.90%	6.25%
	38 MILTON	QLD	4064	Unit	Studio & 1	\$469,000	\$400,000	17.25%	5.29%	\$550	\$500	10.00%	6.09%
	39 NEWSTEAD	QLD	4006	Unit	2	\$777,000	\$695,000	11.79%	5.31%	\$720	\$680	5.88%	4.81%
	40 SOUTH GLADSTONE	QLD	4680	House	4	\$569,500	\$410,000	38.90%	5.32%	\$460	\$450	2.22%	4.20%
	41 NEW FARM	QLD	4005	Unit	Studio & 1	\$450,000	\$394,500	14.06%	5.34%	\$490	\$450	8.88%	5.66%
	42 CAIRNS NORTH	QLD	4870	Unit	3	\$519,000	\$475,000	9.26%	5.40%	\$590	\$550	7.27%	5.91%
	43 WOOLLOONGABBA	QLD	4102	Unit	2	\$600,000	\$570,000	5.26%	5.46%	\$690	\$640	7.81%	5.98%
	44 BEACONSFIELD	QLD	4740	House	4	\$612,500	\$596,000	2.76%	5.48%	\$680	\$600	13.33%	5.77%
	45 TOOWONG	QLD	4066	Unit	Studio & 1	\$497,000	\$422,500	17.63%	5.51%	\$540	\$500	8.00%	5.64%
	46 NORTH WARD	QLD	4810	Unit	2	\$360,000	\$320,000	12.50%	5.53%	\$420	\$370	13.51%	6.06%
	47 TOWNSVILLE CITY	QLD	4810	Unit	Studio & 1	\$269,000	\$249,500	7.81%	5.58%	\$420	\$400	5.00%	8.11%
	48 SARINA	QLD	4737	House	4	\$510,000	\$475,000	7.36%	5.62%	\$580	\$510	13.72%	5.91%
	49 EAST MACKAY	QLD	4740	Unit	2	\$275,000	\$258,000	6.58%	5.64%	\$440	\$360	22.22%	8.32%
	50 UPPER MOUNT GRAVATT	QLD	4122	Unit	2	\$572,500	\$527,500	8.53%	5.65%	\$620	\$550	12.72%	5.63%


























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Suburbs With Largest Average Annual Median Price Decline In Last 5 Years

SA Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent			
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
	1 ROXBY DOWNS	SA	5725	House	4	\$310,000	\$340,000	-8.83%	-3.21%	\$415	\$410	1.21%	6.96%
	2 ROXBY DOWNS	SA	5725	House	3	\$250,000	\$270,000	-7.41%	-2.21%	\$340	\$360	-5.56%	7.07%
	3 KURRALTA PARK	SA	5037	Unit	2	\$350,000	\$300,000	16.66%	-1.24%	\$410	\$345	18.84%	6.09%
	4 PORT AUGUSTA WEST	SA	5700	House	3	\$251,000	\$245,000	2.44%	0.98%	\$350	\$320	9.37%	7.25%
	5 WHYALLA JENKINS	SA	5609	House	4	\$420,000	\$360,000	16.66%	1.76%	\$420	\$420	0.00%	5.20%
	6 ADELAIDE	SA	5000	Unit	3	\$847,500	\$885,000	-4.24%	2.27%	\$725	\$715	1.39%	4.44%
	7 ADELAIDE	SA	5000	Unit	2	\$500,000	\$480,000	4.16%	3.06%	\$570	\$550	3.63%	5.92%
	8 ADELAIDE	SA	5000	Unit	Studio & 1	\$359,500	\$329,500	9.10%	3.34%	\$470	\$450	4.44%	6.79%
	9 GLENELG	SA	5045	Unit	2	\$610,000	\$562,500	8.44%	3.44%	\$500	\$470	6.38%	4.26%
	10 ADELAIDE	SA	5000	House	2	\$694,500	\$555,000	25.13%	3.85%	\$595	\$550	8.18%	4.45%
	11 WALKERVILLE	SA	5081	Unit	2	\$450,000	\$400,000	12.50%	3.99%	\$500	\$480	4.16%	5.77%
	12 WHYALLA	SA	5600	house	3	\$419,000	\$357,000	17.36%	4.58%	\$355	\$350	1.42%	4.40%
	13 PORT AUGUSTA	SA	5700	House	4	\$320,000	\$259,000	23.55%	5.06%	\$355	\$350	1.42%	5.76%
	14 PORT NOARLUNGA SOUTH	SA	5167	House	4	\$788,000	\$659,000	19.57%	5.10%	\$650	\$610	6.55%	4.28%
	15 WHYALLA STUART	SA	5608	House	4	\$359,500	\$329,500	9.10%	5.20%	\$380	\$370	2.70%	5.49%
	16 SOMERTON PARK	SA	5044	House	3	\$937,500	\$950,000	-1.32%	5.42%	\$650	\$600	8.33%	3.60%
	17 BOWDEN	SA	5007	Unit	2	\$595,000	\$542,500	9.67%	5.89%	\$600	\$520	15.38%	5.24%
	18 PROSPECT	SA	5082	House	3	\$834,500	\$790,000	5.63%	6.12%	\$625	\$570	9.64%	3.89%
	19 PORT AUGUSTA	SA	5700	House	3	\$257,500	\$229,500	12.20%	6.27%	\$300	\$300	0.00%	6.05%
	20 LOXTON	SA	5333	House	3	\$390,000	\$345,000	13.04%	6.29%	\$330	\$320	3.12%	4.40%
	21 HOVE	SA	5048	House	3	\$810,000	\$795,000	1.88%	6.54%	\$650	\$600	8.33%	4.17%
	22 WHYALLA STUART	SA	5608	House	3	\$218,500	\$220,000	-0.69%	6.56%	\$260	\$265	-1.89%	6.18%
	23 KURRALTA PARK	SA	5037	House	3	\$755,000	\$695,000	8.63%	6.58%	\$650	\$625	4.00%	4.47%
	24 PORT PIRIE	SA	5540	House	4	\$399,000	\$380,000	5.00%	6.59%	\$420	\$400	5.00%	5.47%
	25 PROSPECT	SA	5082	House	2	\$695,000	\$695,000	0.00%	7.02%	\$500	\$460	8.69%	3.74%




























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SA Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent				
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield	
	26	ENCOUNTER BAY	SA	5211	House	4	\$689,000	\$655,000	5.19%	7.16%	\$555	\$480	15.62%	4.18%
	27	LIGHTSVIEW	SA	5085	House	3	\$675,000	\$597,000	13.06%	7.39%	\$645	\$580	11.20%	4.96%
	28	GRANGE	SA	5022	House	3	\$985,000	\$931,500	5.74%	7.69%	\$710	\$620	14.51%	3.74%
	29	ADELAIDE	SA	5000	Townhouse	3	\$920,000	\$899,000	2.33%	7.87%	\$730	\$625	16.80%	4.12%
	30	SOUTH PLYMPTON	SA	5038	House	3	\$809,500	\$770,000	5.12%	8.04%	\$600	\$540	11.11%	3.85%
	31	WHYALLA NORRIE	SA	5608	House	3	\$265,000	\$244,500	8.38%	8.04%	\$280	\$280	0.00%	5.49%
	32	MOUNT GAMBIER	SA	5290	Unit	2	\$264,500	\$230,000	15.00%	8.12%	\$270	\$260	3.84%	5.30%
	33	PROSPECT	SA	5082	Unit	2	\$475,000	\$399,000	19.04%	8.22%	\$475	\$430	10.46%	5.20%
	34	GOLDEN GROVE	SA	5125	House	4	\$885,000	\$799,000	10.76%	8.26%	\$660	\$635	3.93%	3.87%
	35	ROSTREVOR	SA	5073	House	4	\$1,000,000	\$900,000	11.11%	8.42%	\$720	\$680	5.88%	3.74%
	36	GLENGOWRIE	SA	5044	House	3	\$900,000	\$930,000	-3.23%	8.45%	\$650	\$575	13.04%	3.75%
	37	SOUTH BRIGHTON	SA	5048	House	3	\$880,000	\$775,000	13.54%	8.51%	\$645	\$550	17.27%	3.81%
	38	KLEMZIG	SA	5087	House	3	\$800,000	\$697,000	14.77%	8.60%	\$590	\$570	3.50%	3.83%
	39	PORT LINCOLN	SA	5606	House	4	\$632,500	\$595,000	6.30%	8.61%	\$550	\$550	0.00%	4.52%
	40	BERRI	SA	5343	House	3	\$342,500	\$320,000	7.03%	8.62%	\$365	\$340	7.35%	5.54%
	41	PORT LINCOLN	SA	5606	Unit	2	\$300,000	\$249,000	20.48%	8.66%	\$300	\$270	11.11%	5.20%
	42	TRANMERE	SA	5073	House	3	\$910,000	\$812,500	12.00%	8.69%	\$610	\$580	5.17%	3.48%
	43	CAMDEN PARK	SA	5038	House	3	\$799,500	\$767,500	4.16%	8.77%	\$610	\$570	7.01%	3.96%
	44	ADELAIDE	SA	5000	Townhouse	2	\$777,500	\$629,500	23.51%	8.80%	\$620	\$550	12.72%	4.14%
	45	WAIKERIE	SA	5330	House	3	\$334,000	\$290,000	15.17%	8.81%	\$330	\$310	6.45%	5.13%
	46	MAWSON LAKES	SA	5095	House	3	\$650,000	\$595,000	9.24%	8.87%	\$600	\$530	13.20%	4.80%
	47	MORPHETTVILLE	SA	5043	House	3	\$795,000	\$690,000	15.21%	8.90%	\$600	\$630	-4.77%	3.92%
	48	BROOKLYN PARK	SA	5032	House	3	\$781,000	\$772,500	1.10%	8.90%	\$625	\$555	12.61%	4.16%
	49	FULHAM GARDENS	SA	5024	House	4	\$1,210,000	\$1,150,000	5.21%	8.91%	\$750	\$700	7.14%	3.22%
	50	PLYMPTON	SA	5038	House	3	\$821,500	\$704,500	16.60%	9.02%	\$700	\$550	27.27%	4.43%



























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Suburbs With Largest Average Annual Median Price Decline In Last 5 Years

TAS Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent			
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
	1 BATTERY POINT	TAS	7004	Unit	2	\$745,000	\$860,000	-13.38%	0.07%	\$550	\$520	5.76%	3.83%
	2 SANDY BAY	TAS	7005	Unit	Studio & 1	\$430,000	\$402,500	6.83%	4.20%	\$395	\$395	0.00%	4.77%
	3 SANDY BAY	TAS	7005	House	3	\$1,050,000	\$1,150,000	-8.70%	4.56%	\$670	\$650	3.07%	3.31%
	4 SANDY BAY	TAS	7005	Unit	2	\$620,000	\$645,000	-3.88%	4.82%	\$495	\$480	3.12%	4.15%
	5 PROSPECT VALE	TAS	7250	Unit	2	\$409,000	\$430,000	-4.89%	5.03%	\$420	\$380	10.52%	5.33%
	6 BELLERIVE	TAS	7018	Unit	2	\$490,000	\$525,000	-6.67%	5.21%	\$460	\$420	9.52%	4.88%
	7 NEW TOWN	TAS	7008	House	3	\$845,000	\$895,000	-5.59%	5.39%	\$600	\$595	0.84%	3.69%
	8 LINDISFARNE	TAS	7015	House	3	\$695,000	\$697,500	-0.36%	5.57%	\$565	\$565	0.00%	4.22%
	9 SORELL	TAS	7172	Unit	2	\$480,000	\$497,000	-3.43%	5.63%	\$440	\$440	0.00%	4.76%
	10 WEST HOBART	TAS	7000	House	3	\$899,000	\$875,000	2.74%	5.82%	\$650	\$620	4.83%	3.75%
	11 SANDY BAY	TAS	7005	House	4	\$1,395,000	\$1,377,500	1.27%	5.85%	\$800	\$800	0.00%	2.98%
	12 LENA VALLEY	TAS	7008	House	3	\$745,000	\$745,000	0.00%	5.87%	\$600	\$595	0.84%	4.18%
	13 SOUTH HOBART	TAS	7004	House	3	\$795,000	\$837,000	-5.02%	5.97%	\$580	\$580	0.00%	3.79%
	14 BELLERIVE	TAS	7018	House	3	\$795,000	\$799,000	-0.51%	5.97%	\$580	\$580	0.00%	3.79%
	15 MORNINGTON	TAS	7018	House	3	\$577,500	\$590,000	-2.12%	6.47%	\$535	\$520	2.88%	4.81%
	16 MONTROSE	TAS	7010	House	3	\$590,000	\$595,000	-0.85%	6.53%	\$520	\$500	4.00%	4.58%
	17 WEST MOONAH	TAS	7009	House	3	\$595,000	\$595,000	0.00%	6.71%	\$540	\$520	3.84%	4.71%
	18 HOWRAH	TAS	7018	House	3	\$695,000	\$699,500	-0.65%	7.02%	\$570	\$550	3.63%	4.26%
	19 KINGSTON	TAS	7050	House	3	\$697,000	\$695,000	0.28%	7.08%	\$575	\$575	0.00%	4.28%
	20 GLENORCHY	TAS	7010	House	2	\$439,000	\$452,000	-2.88%	7.21%	\$460	\$430	6.97%	5.44%
	21 BLACKMANS BAY	TAS	7052	House	4	\$987,500	\$925,000	6.75%	7.35%	\$680	\$650	4.61%	3.58%
	22 BLACKMANS BAY	TAS	7052	House	3	\$777,500	\$790,000	-1.59%	7.36%	\$590	\$560	5.35%	3.94%
	23 CLAREMONT	TAS	7011	Unit	2	\$410,000	\$420,000	-2.39%	7.36%	\$420	\$400	5.00%	5.32%
	24 KINGSTON	TAS	7050	House	4	\$845,000	\$795,000	6.28%	7.36%	\$675	\$660	2.27%	4.15%
	25 MOONAH	TAS	7009	House	3	\$600,000	\$609,500	-1.56%	7.39%	\$550	\$530	3.77%	4.76%



























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Suburbs With Largest Average Annual Median Price Decline In Last 5 Years

TAS Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent			
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
	26 GLENORCHY	TAS	7010	House	4	\$650,000	\$695,000	-6.48%	7.39%	\$600	\$585	2.56%	4.80%
	27 RIVERSIDE	TAS	7250	House	4	\$723,500	\$721,000	0.34%	7.43%	\$550	\$550	0.00%	3.95%
	28 HOWRAH	TAS	7018	House	4	\$830,000	\$845,000	-1.78%	7.62%	\$670	\$650	3.07%	4.19%
	29 WEST LAUNCESTON	TAS	7250	House	4	\$649,000	\$675,000	-3.86%	7.65%	\$580	\$580	0.00%	4.64%
	30 KINGSTON	TAS	7050	Unit	2	\$522,500	\$500,000	4.50%	7.73%	\$460	\$450	2.22%	4.57%
	31 LUTANA	TAS	7009	House	3	\$595,000	\$595,000	0.00%	7.73%	\$545	\$525	3.80%	4.76%
	32 MIDWAY POINT	TAS	7171	House	3	\$595,000	\$622,500	-4.42%	7.86%	\$540	\$550	-1.82%	4.71%
	33 GEILSTON BAY	TAS	7015	House	3	\$665,000	\$675,000	-1.49%	7.88%	\$590	\$550	7.27%	4.61%
	34 LINDISFARNE	TAS	7015	House	4	\$875,000	\$840,000	4.16%	7.93%	\$655	\$600	9.16%	3.89%
	35 WYNYARD	TAS	7325	Unit	2	\$330,000	\$292,000	13.01%	7.96%	\$330	\$325	1.53%	5.20%
	36 RISDON VALE	TAS	7016	House	3	\$455,000	\$449,000	1.33%	7.98%	\$460	\$450	2.22%	5.25%
	37 ROSETTA	TAS	7010	House	3	\$625,000	\$650,000	-3.85%	8.14%	\$550	\$500	10.00%	4.57%
	38 GLENORCHY	TAS	7010	House	3	\$555,000	\$565,000	-1.77%	8.16%	\$520	\$520	0.00%	4.87%
	39 SOUTH LAUNCESTON	TAS	7249	House	2	\$447,000	\$495,000	-9.70%	8.37%	\$430	\$425	1.17%	5.00%
	40 NEWSTEAD	TAS	7250	House	4	\$822,500	\$800,000	2.81%	8.42%	\$600	\$605	-0.83%	3.79%
	41 NEWSTEAD	TAS	7250	House	3	\$585,000	\$640,000	-8.60%	8.50%	\$520	\$500	4.00%	4.62%
	42 CLAREMONT	TAS	7011	House	3	\$525,000	\$545,000	-3.67%	8.51%	\$500	\$495	1.01%	4.95%
	43 AUSTINS FERRY	TAS	7011	House	3	\$586,000	\$620,000	-5.49%	8.54%	\$550	\$530	3.77%	4.88%
	44 RIVERSIDE	TAS	7250	House	3	\$550,000	\$542,500	1.38%	8.58%	\$480	\$480	0.00%	4.53%
	45 BRIGHTON	TAS	7030	House	3	\$570,000	\$585,000	-2.57%	8.73%	\$520	\$495	5.05%	4.74%
	46 DEVONPORT	TAS	7310	House	4	\$579,000	\$599,500	-3.42%	8.79%	\$525	\$455	15.38%	4.71%
	47 LAUNCESTON	TAS	7250	House	2	\$549,000	\$449,500	22.13%	8.81%	\$450	\$450	0.00%	4.26%
	48 BERRIEDALE	TAS	7011	House	3	\$535,000	\$550,000	-2.73%	8.92%	\$500	\$495	1.01%	4.85%
	49 CYGNET	TAS	7112	House	3	\$685,000	\$645,000	6.20%	9.01%	\$480	\$495	-3.04%	3.64%
	50 CHIGWELL	TAS	7011	House	3	\$490,000	\$477,000	2.72%	9.07%	\$480	\$480	0.00%	5.09%



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Suburbs With Largest Average Annual Median Price Decline In Last 5 Years

VIC Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent			
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
1	PRAHRAN	VIC	3181	Unit	3	\$1,050,000	\$1,425,000	-26.32%	-7.65%	\$845	\$850	-0.59%	4.18%
2	GLEN IRIS	VIC	3146	Unit	Studio & 1	\$310,000	\$350,000	-11.43%	-5.90%	\$410	\$395	3.79%	6.87%
3	CAMBERWELL	VIC	3124	Unit	3	\$1,415,000	\$1,550,000	-8.71%	-5.22%	\$750	\$700	7.14%	2.75%
4	SOUTH YARRA	VIC	3141	Unit	3	\$1,787,500	\$1,580,000	13.13%	-5.18%	\$1,100	\$900	22.22%	3.20%
5	ST ALBANS	VIC	3021	House	2	\$500,000	\$450,000	11.11%	-4.03%	\$400	\$350	14.28%	4.16%
6	SOUTH YARRA	VIC	3141	House	4	\$3,250,000	\$3,095,000	5.00%	-3.58%	\$1,525	\$1,400	8.92%	2.44%
7	MALVERN EAST	VIC	3145	Unit	Studio & 1	\$295,000	\$300,000	-1.67%	-3.36%	\$360	\$330	9.09%	6.34%
8	PARKVILLE	VIC	3052	Unit	Studio & 1	\$335,000	\$320,000	4.68%	-3.29%	\$450	\$395	13.92%	6.98%
9	CARNEGIE	VIC	3163	Unit	Studio & 1	\$330,000	\$320,000	3.12%	-3.29%	\$385	\$355	8.45%	6.06%
10	MCKINNON	VIC	3204	Townhouse	3	\$955,000	\$1,075,000	-11.17%	-2.79%	\$850	\$770	10.38%	4.62%
11	PORT MELBOURNE	VIC	3207	House	4	\$2,100,000	\$2,250,000	-6.67%	-2.64%	\$1,320	\$1,250	5.60%	3.26%
12	CLAYTON	VIC	3168	Unit	Studio & 1	\$320,000	\$330,000	-3.04%	-2.38%	\$355	\$320	10.93%	5.76%
13	WINDSOR	VIC	3181	Unit	2	\$580,000	\$590,000	-1.70%	-2.25%	\$580	\$550	5.45%	5.20%
14	MOONEE PONDS	VIC	3039	Unit	3	\$960,000	\$1,300,000	-26.16%	-2.24%	\$710	\$740	-4.06%	3.84%
15	MOONEE PONDS	VIC	3039	Unit	Studio & 1	\$385,000	\$380,000	1.31%	-2.10%	\$450	\$400	12.50%	6.07%
16	IVANHOE	VIC	3079	Unit	Studio & 1	\$395,000	\$399,000	-1.01%	-2.09%	\$480	\$420	14.28%	6.31%
17	TOORAK	VIC	3142	Unit	3	\$2,500,000	\$2,597,500	-3.76%	-2.05%	\$895	\$800	11.87%	1.86%
18	FAIRFIELD	VIC	3078	Unit	Studio & 1	\$360,000	\$337,500	6.66%	-2.04%	\$375	\$340	10.29%	5.41%
19	NOBLE PARK	VIC	3174	House	2	\$520,000	\$500,000	4.00%	-1.99%	\$470	\$415	13.25%	4.70%
20	MALVERN	VIC	3144	Unit	Studio & 1	\$390,000	\$385,000	1.29%	-1.94%	\$420	\$390	7.69%	5.60%
21	HUGHESDALE	VIC	3166	Unit	2	\$530,000	\$590,000	-10.17%	-1.94%	\$550	\$490	12.24%	5.39%
22	MALVERN EAST	VIC	3145	Unit	2	\$580,000	\$600,000	-3.34%	-1.92%	\$545	\$500	9.00%	4.88%
23	PORT MELBOURNE	VIC	3207	Unit	Studio & 1	\$450,000	\$460,000	-2.18%	-1.89%	\$500	\$480	4.16%	5.77%
24	FLEMINGTON	VIC	3031	Unit	2	\$500,000	\$500,000	0.00%	-1.89%	\$500	\$470	6.38%	5.20%
25	ESSENDON	VIC	3040	Unit	Studio & 1	\$327,500	\$330,000	-0.76%	-1.82%	\$380	\$360	5.55%	6.03%



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VIC Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent			
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
26	FLEMINGTON	VIC	3031	Unit	Studio & 1	\$332,500	\$310,000	7.25%	-1.71%	\$395	\$370	6.75%	6.17%
27	CAULFIELD NORTH	VIC	3161	Unit	2	\$550,000	\$580,000	-5.18%	-1.71%	\$555	\$550	0.90%	5.24%
28	HAWTHORN	VIC	3122	Unit	3	\$1,240,000	\$1,460,000	-15.07%	-1.69%	\$820	\$810	1.23%	3.43%
29	GLEN IRIS	VIC	3146	Townhouse	3	\$1,287,500	\$1,549,000	-16.89%	-1.59%	\$840	\$850	-1.18%	3.39%
30	WEST MELBOURNE	VIC	3003	Unit	2	\$550,000	\$600,000	-8.34%	-1.59%	\$650	\$620	4.83%	6.14%
31	DONCASTER EAST	VIC	3109	Unit	Studio & 1	\$365,000	\$360,000	1.38%	-1.57%	\$465	\$400	16.25%	6.62%
32	MARIBYRNONG	VIC	3032	Unit	Studio & 1	\$337,500	\$350,000	-3.58%	-1.56%	\$450	\$400	12.50%	6.93%
33	TOORAK	VIC	3142	Unit	2	\$750,000	\$770,000	-2.60%	-1.53%	\$600	\$575	4.34%	4.16%
34	ABBOTSFORD	VIC	3067	Unit	Studio & 1	\$370,000	\$365,000	1.36%	-1.50%	\$490	\$450	8.88%	6.88%
35	GLEN IRIS	VIC	3146	Unit	3	\$1,097,500	\$1,185,000	-7.39%	-1.44%	\$730	\$700	4.28%	3.45%
36	WERRIBEE SOUTH	VIC	3030	Unit	2	\$450,000	\$465,000	-3.23%	-1.28%	\$450	\$430	4.65%	5.20%
37	THORNBURY	VIC	3071	Unit	Studio & 1	\$347,500	\$350,000	-0.72%	-1.25%	\$380	\$340	11.76%	5.68%
38	MOONEE PONDS	VIC	3039	Townhouse	2	\$690,000	\$675,000	2.22%	-1.24%	\$630	\$595	5.88%	4.74%
39	DANDENONG	VIC	3175	House	2	\$470,000	\$490,000	-4.09%	-1.23%	\$450	\$380	18.42%	4.97%
40	BURWOOD	VIC	3125	Unit	2	\$537,500	\$510,000	5.39%	-1.20%	\$520	\$475	9.47%	5.03%
41	HEIDELBERG	VIC	3084	Unit	2	\$575,000	\$555,000	3.60%	-1.18%	\$495	\$480	3.12%	4.47%
42	KENSINGTON	VIC	3031	Unit	2	\$500,000	\$495,000	1.01%	-1.16%	\$530	\$500	6.00%	5.51%
43	HAWTHORN EAST	VIC	3123	Unit	Studio & 1	\$370,000	\$380,000	-2.64%	-1.13%	\$450	\$395	13.92%	6.32%
44	WINDSOR	VIC	3181	Unit	Studio & 1	\$365,000	\$360,000	1.38%	-1.04%	\$450	\$420	7.14%	6.41%
45	BEAUMARIS	VIC	3193	Unit	2	\$700,000	\$750,000	-6.67%	-1.03%	\$560	\$505	10.89%	4.16%
46	KENSINGTON	VIC	3031	Unit	Studio & 1	\$360,000	\$340,000	5.88%	-1.02%	\$450	\$410	9.75%	6.50%
47	BRUNSWICK WEST	VIC	3055	Unit	2	\$475,000	\$460,000	3.26%	-0.98%	\$495	\$450	10.00%	5.41%
48	DOCKLANDS	VIC	3008	Unit	Studio & 1	\$400,000	\$410,000	-2.44%	-0.97%	\$550	\$500	10.00%	7.15%
49	NORTH MELBOURNE	VIC	3051	Unit	2	\$570,000	\$575,000	-0.87%	-0.96%	\$575	\$550	4.54%	5.24%
50	RICHMOND	VIC	3121	Unit	2	\$610,000	\$650,000	-6.16%	-0.96%	\$680	\$600	13.33%	5.79%



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Suburbs With Largest Average Annual Median Price Decline In Last 5 Years

WA Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price				Median Rent			
						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield
1	GERALDTON	WA	6530	Unit	2	\$250,000	\$199,000	25.62%	-1.53%	\$300	\$260	15.38%	6.24%
2	BURSWOOD	WA	6100	Unit	2	\$624,500	\$615,000	1.54%	-0.18%	\$700	\$650	7.69%	5.82%
3	FREMANTLE	WA	6160	Unit	2	\$530,000	\$575,000	-7.83%	-0.09%	\$730	\$650	12.30%	7.16%
4	VICTORIA PARK	WA	6100	Unit	2	\$399,000	\$350,000	14.00%	0.20%	\$550	\$460	19.56%	7.16%
5	NORTH PERTH	WA	6006	Unit	2	\$500,000	\$450,000	11.11%	0.53%	\$650	\$560	16.07%	6.76%
6	EAST PERTH	WA	6004	Unit	3	\$899,500	\$800,000	12.43%	0.55%	\$950	\$800	18.75%	5.49%
7	MOUNT PLEASANT	WA	6153	Unit	2	\$880,000	\$842,000	4.51%	1.46%	\$830	\$690	20.28%	4.90%
8	PERTH	WA	6000	Unit	3	\$975,000	\$889,000	9.67%	1.64%	\$1,075	\$900	19.44%	5.73%
9	EAST PERTH	WA	6004	Unit	Studio & 1	\$375,000	\$329,000	13.98%	1.98%	\$520	\$460	13.04%	7.21%
10	NORTHBRIDGE	WA	6003	Unit	2	\$499,000	\$435,000	14.71%	2.13%	\$670	\$550	21.81%	6.98%
11	HANNANS	WA	6430	House	4	\$529,000	\$519,000	1.92%	2.44%	\$760	\$750	1.33%	7.47%
12	INGLEWOOD	WA	6052	Unit	2	\$395,000	\$300,000	31.66%	2.51%	\$530	\$465	13.97%	6.97%
13	EAST PERTH	WA	6004	Unit	2	\$550,000	\$479,000	14.82%	2.55%	\$700	\$600	16.66%	6.61%
14	SOMERVILLE	WA	6430	House	4	\$600,000	\$539,000	11.31%	2.63%	\$820	\$800	2.50%	7.10%
15	LAMINGTON	WA	6430	House	4	\$449,000	\$499,000	-10.03%	2.65%	\$680	\$680	0.00%	7.87%
16	DALKEITH	WA	6009	House	4	\$2,850,000	\$3,450,000	-17.40%	2.66%	\$1,400	\$1,350	3.70%	2.55%
17	WEST LAMINGTON	WA	6430	House	3	\$325,000	\$332,000	-2.11%	2.66%	\$550	\$530	3.77%	8.80%
18	SOMERVILLE	WA	6430	Unit	2	\$265,000	\$239,000	10.87%	2.69%	\$525	\$450	16.66%	10.30%
19	NORTH COOGEE	WA	6163	Unit	2	\$650,000	\$625,000	4.00%	2.84%	\$750	\$650	15.38%	6.00%
20	SCARBOROUGH	WA	6019	Unit	Studio & 1	\$400,000	\$387,000	3.35%	3.00%	\$525	\$450	16.66%	6.82%
21	VICTORIA PARK	WA	6100	Unit	3	\$587,000	\$500,000	17.40%	3.05%	\$700	\$590	18.64%	6.20%
22	KUNUNURRA	WA	6743	House	3	\$375,000	\$392,000	-4.34%	3.22%	\$545	\$500	9.00%	7.55%
23	WEST LEEDERVILLE	WA	6007	Unit	Studio & 1	\$299,000	\$265,000	12.83%	3.27%	\$480	\$400	20.00%	8.34%
24	HENLEY BROOK	WA	6055	House	4	\$723,000	\$550,000	31.45%	3.30%	\$720	\$600	20.00%	5.17%
25	HIGHGATE	WA	6003	Unit	2	\$535,000	\$500,000	7.00%	3.54%	\$630	\$550	14.54%	6.12%




























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						Current	1 yr Ago	Growth 1 yr	5 yr Avg	Current	1 yr Ago	Growth 1 yr	Yield	
	26	WEST LEEDERVILLE	WA	6007	Unit	2	\$590,000	\$504,500	16.94%	3.57%	\$550	\$620	-11.30%	4.84%
	27	KUNUNURRA	WA	6743	House	4	\$524,000	\$517,500	1.25%	3.58%	\$600	\$600	0.00%	5.95%
	28	EAST FREMANTLE	WA	6158	Unit	2	\$474,500	\$475,000	-0.11%	3.63%	\$600	\$570	5.26%	6.57%
	29	PERTH	WA	6000	Unit	2	\$565,000	\$495,000	14.14%	3.79%	\$745	\$650	14.61%	6.85%
	30	LEEDERVILLE	WA	6007	Unit	2	\$599,000	\$510,000	17.45%	3.89%	\$660	\$610	8.19%	5.72%
	31	BOULDER	WA	6432	House	4	\$399,000	\$372,000	7.25%	3.93%	\$610	\$590	3.38%	7.94%
	32	DARCH	WA	6065	House	3	\$607,000	\$573,000	5.93%	3.95%	\$650	\$565	15.04%	5.56%
	33	CARNARVON	WA	6701	House	3	\$255,000	\$280,000	-8.93%	3.96%	\$365	\$350	4.28%	7.44%
	34	WEST PERTH	WA	6005	Unit	Studio & 1	\$389,000	\$300,000	29.66%	4.01%	\$510	\$470	8.51%	6.81%
	35	BUNBURY	WA	6230	Unit	3	\$609,500	\$550,000	10.81%	4.04%	\$650	\$580	12.06%	5.54%
	36	NORTH FREMANTLE	WA	6159	Unit	2	\$922,500	\$850,000	8.52%	4.09%	\$880	\$815	7.97%	4.96%
	37	PICCADILLY	WA	6430	House	4	\$459,000	\$440,000	4.31%	4.13%	\$675	\$700	-3.58%	7.64%
	38	BUNBURY	WA	6230	House	4	\$735,500	\$600,000	22.58%	4.19%	\$735	\$650	13.07%	5.19%
	39	CLAREMONT	WA	6010	House	4	\$2,150,000	\$2,450,000	-12.25%	4.20%	\$1,450	\$1,300	11.53%	3.50%
	40	COCKBURN CENTRAL	WA	6164	Unit	2	\$429,000	\$399,000	7.51%	4.21%	\$590	\$500	18.00%	7.15%
	41	SOUTH PERTH	WA	6151	Unit	Studio & 1	\$399,500	\$400,000	-0.13%	4.21%	\$500	\$425	17.64%	6.50%
	42	CANNINGTON	WA	6107	House	2	\$479,000	\$450,000	6.44%	4.36%	\$560	\$470	19.14%	6.07%
	43	NORTH FREMANTLE	WA	6159	Unit	3	\$2,000,000	\$1,895,000	5.54%	4.43%	\$1,500	\$1,150	30.43%	3.90%
	44	LAMINGTON	WA	6430	House	3	\$372,000	\$371,500	0.13%	4.47%	\$555	\$555	0.00%	7.75%
	45	HANNANS	WA	6430	House	3	\$379,000	\$359,000	5.57%	4.47%	\$600	\$600	0.00%	8.23%
	46	CHURCHLANDS	WA	6018	Unit	2	\$435,000	\$399,000	9.02%	4.50%	\$580	\$525	10.47%	6.93%
	47	CLAREMONT	WA	6010	Unit	Studio & 1	\$499,000	\$475,000	5.05%	4.52%	\$475	\$420	13.09%	4.94%
	48	NARROGIN	WA	6312	House	4	\$372,500	\$350,000	6.42%	4.56%	\$350	\$390	-10.26%	4.88%
	49	SOMERVILLE	WA	6430	House	3	\$399,000	\$359,000	11.14%	4.58%	\$680	\$650	4.61%	8.86%
	50	SCARBOROUGH	WA	6019	Unit	3	\$1,250,000	\$1,125,000	11.11%	4.58%	\$950	\$900	5.55%	3.95%



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