

Suburb Performance Reports



Invest Better with Unique Suburb Data

... 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

Pro Membership



Investar Search

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



My Valuer

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



Property Analyser

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



Xero

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



Development Search

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



My Research

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



Property Analyser

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

Highest Yielding Waterfront Suburbs

ABOUT THIS REPORT

This report was produced using live on the market sales and rental listing data for properties in suburbs that border a major body of water such as oceans, lakes or inland waterways.

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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Highest Yielding Waterfront Suburbs

National Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price			Median Rent			Yield
						Current	1 yr Ago	Growth 1 yr	Current	1 yr Ago	Growth 1 yr	
1	PORT HEDLAND	WA	6721	House	4	\$849,500	\$847,000	0.29%	\$1,600	\$1,500	6.66%	9.79%
2	NORTH WARD	QLD	4810	Unit	Studio & 1	\$189,000	\$199,000	-5.03%	\$350	\$300	16.66%	9.62%
3	BULGARRA	WA	6714	House	3	\$499,000	\$454,500	9.79%	\$900	\$750	20.00%	9.37%
4	MAYLANDS	WA	6051	Unit	Studio & 1	\$229,000	\$189,000	21.16%	\$380	\$320	18.75%	8.62%
5	CABLE BEACH	WA	6726	Unit	2	\$327,000	\$310,000	5.48%	\$535	\$475	12.63%	8.50%
6	BAYSWATER	WA	6053	Unit	2	\$275,000	\$249,000	10.44%	\$450	\$360	25.00%	8.50%
7	HAMILTON HILL	WA	6163	Unit	2	\$277,500	\$254,500	9.03%	\$450	\$350	28.57%	8.43%
8	PORT HEDLAND	WA	6721	House	3	\$679,000	\$615,000	10.40%	\$1,100	\$900	22.22%	8.42%
9	VICTORIA PARK	WA	6100	Unit	Studio & 1	\$235,000	\$200,000	17.50%	\$380	\$305	24.59%	8.40%
10	CABLE BEACH	WA	6726	House	4	\$750,000	\$747,500	0.33%	\$1,200	\$1,050	14.28%	8.32%
11	NAMBUCCA HEADS	NSW	2448	House	2	\$269,000	\$464,500	-42.09%	\$430	\$400	7.50%	8.31%
12	PORT DOUGLAS	QLD	4877	Unit	Studio & 1	\$250,000	\$190,000	31.57%	\$395	\$300	31.66%	8.21%
13	FREMANTLE	WA	6160	Unit	Studio & 1	\$313,000	\$344,000	-9.02%	\$490	\$400	22.50%	8.14%
14	CANNONVALE	QLD	4802	Unit	3	\$367,000	\$358,500	2.37%	\$575	\$480	19.79%	8.14%
15	SOUTH MACKAY	QLD	4740	Unit	2	\$250,000	\$249,000	0.40%	\$390	\$345	13.04%	8.11%
16	GERALDTON	WA	6530	House	2	\$215,000	\$230,000	-6.53%	\$335	\$320	4.68%	8.10%
17	NORTH MACKAY	QLD	4740	Unit	2	\$239,000	\$249,000	-4.02%	\$370	\$320	15.62%	8.05%
18	WHYALLA	SA	5600	Unit	2	\$159,500	\$170,000	-6.18%	\$245	\$245	0.00%	7.98%
19	CAIRNS NORTH	QLD	4870	Unit	Studio & 1	\$230,000	\$177,500	29.57%	\$350	\$325	7.69%	7.91%
20	MOUNT LAWLEY	WA	6050	Unit	Studio & 1	\$275,000	\$249,000	10.44%	\$415	\$350	18.57%	7.84%
21	PORT PIRIE	SA	5540	House	2	\$187,000	\$189,000	-1.06%	\$280	\$250	12.00%	7.78%
22	EAST PERTH	WA	6004	Unit	Studio & 1	\$329,000	\$327,000	0.61%	\$490	\$415	18.07%	7.74%



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National Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price			Median Rent			
						Current	1 yr Ago	Growth 1 yr	Current	1 yr Ago	Growth 1 yr	Yield
▲	23 CANNONVALE	QLD	4802	Unit	2	\$299,000	\$269,000	11.15%	\$440	\$390	12.82%	7.65%
▼	24 MOSMAN PARK	WA	6012	Unit	Studio & 1	\$259,000	\$250,000	3.60%	\$380	\$325	16.92%	7.62%
▲	25 DJUGUN	WA	6725	House	4	\$699,500	\$689,500	1.45%	\$1,025	\$925	10.81%	7.61%
▲	26 CABLE BEACH	WA	6726	House	3	\$549,000	\$520,000	5.57%	\$800	\$750	6.66%	7.57%
▼	27 PALM COVE	QLD	4879	Unit	Studio & 1	\$275,000	\$250,000	10.00%	\$400	\$350	14.28%	7.56%
▲	28 SOUTH TOWNSVILLE	QLD	4810	Unit	2	\$290,000	\$310,000	-6.46%	\$420	\$390	7.69%	7.53%
▲	29 PERTH	WA	6000	Unit	Studio & 1	\$361,500	\$349,000	3.58%	\$520	\$440	18.18%	7.47%
▲	30 BRISBANE	QLD	4000	Unit	Studio & 1	\$380,000	\$335,000	13.43%	\$545	\$445	22.47%	7.45%
▲	31 VICTORIA PARK	WA	6100	Unit	2	\$350,000	\$319,500	9.54%	\$500	\$400	25.00%	7.42%
📍	32 EAST MACKAY	QLD	4740	Unit	2	\$266,500	\$249,000	7.02%	\$380	\$355	7.04%	7.41%
▲	33 ASCOT	WA	6104	Unit	2	\$449,000	\$444,000	1.12%	\$640	\$490	30.61%	7.41%
▲	34 DJUGUN	WA	6725	House	3	\$602,000	\$605,000	-0.50%	\$850	\$800	6.25%	7.34%
▼	35 BROOME	WA	6725	Unit	2	\$390,000	\$350,000	11.42%	\$550	\$440	25.00%	7.33%
▼	36 MAYLANDS	WA	6051	Unit	2	\$309,000	\$299,000	3.34%	\$435	\$350	24.28%	7.32%
▲	37 MACKAY	QLD	4740	Unit	2	\$285,000	\$265,000	7.54%	\$400	\$350	14.28%	7.29%
▼	38 MANDURAH	WA	6210	Unit	2	\$275,000	\$249,000	10.44%	\$385	\$335	14.92%	7.28%
📍	39 PERTH	WA	6000	House	2	\$500,000	\$612,000	-18.31%	\$700	\$600	16.66%	7.28%
▲	40 RIVERVALE	WA	6103	Unit	Studio & 1	\$350,000	\$342,500	2.18%	\$490	\$415	18.07%	7.28%
▬	41 BOWEN	QLD	4805	Unit	2	\$260,000	\$259,000	0.38%	\$360	\$325	10.76%	7.20%
▲	42 CAIRNS NORTH	QLD	4870	Unit	2	\$317,500	\$299,000	6.18%	\$440	\$400	10.00%	7.20%
▼	43 BASSENDEAN	WA	6054	Townhouse	3	\$397,500	\$439,000	-9.46%	\$550	\$480	14.58%	7.19%
▼	44 PORT AUGUSTA	SA	5700	House	4	\$257,000	\$245,000	4.89%	\$355	\$350	1.42%	7.18%
▼	45 STUART PARK	NT	0820	Unit	2	\$399,000	\$385,000	3.63%	\$550	\$500	10.00%	7.16%
▲	46 GLADSTONE	QLD	4680	Unit	2	\$254,500	\$239,500	6.26%	\$350	\$330	6.06%	7.15%
▼	47 SPEARWOOD	WA	6163	Unit	2	\$349,000	\$325,000	7.38%	\$480	\$400	20.00%	7.15%






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Highest Yielding Waterfront Suburbs

National Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price			Median Rent			
						Current	1 yr Ago	Growth 1 yr	Current	1 yr Ago	Growth 1 yr	Yield
 48	BUNBURY	WA	6230	Unit	2	\$329,000	\$345,000	-4.64%	\$450	\$360	25.00%	7.11%
 49	PORT AUGUSTA	SA	5700	House	2	\$205,000	\$175,000	17.14%	\$280	\$280	0.00%	7.10%
 50	NORTH MACKAY	QLD	4740	House	3	\$369,000	\$349,000	5.73%	\$500	\$450	11.11%	7.04%



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Highest Yielding Waterfront Suburbs

NSW Report													
Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price			Median Rent				
						Current	1 yr Ago	Growth 1 yr	Current	1 yr Ago	Growth 1 yr	Yield	
▲	1	NAMBUCCA HEADS	NSW	2448	House	2	\$269,000	\$464,500	-42.09%	\$430	\$400	7.50%	8.31%
▲	2	KINGSCLIFF	NSW	2487	Townhouse	2	\$579,000	\$759,500	-23.77%	\$695	\$675	2.96%	6.24%
▲	3	SYDNEY OLYMPIC PARK	NSW	2127	Unit	Studio & 1	\$550,000	\$600,000	-8.34%	\$640	\$530	20.75%	6.05%
▼	4	MASCOT	NSW	2020	Unit	3	\$1,100,000	\$1,083,500	1.52%	\$1,250	\$1,000	25.00%	5.90%
▲	5	MASCOT	NSW	2020	Unit	2	\$830,000	\$800,000	3.75%	\$920	\$760	21.05%	5.76%
▼	6	PARRAMATTA	NSW	2150	Unit	Studio & 1	\$499,000	\$480,000	3.95%	\$550	\$460	19.56%	5.73%
▼	7	ROSEHILL	NSW	2142	Unit	2	\$500,000	\$500,000	0.00%	\$550	\$450	22.22%	5.72%
▼	8	TWEED HEADS WEST	NSW	2485	Unit	2	\$460,000	\$410,000	12.19%	\$500	\$480	4.16%	5.65%
▲	9	WENTWORTH POINT	NSW	2127	Unit	Studio & 1	\$570,000	\$560,000	1.78%	\$620	\$520	19.23%	5.65%
▼	10	PUNCHBOWL	NSW	2196	Unit	2	\$425,000	\$420,000	1.19%	\$460	\$370	24.32%	5.62%
▲	11	RYDE	NSW	2112	Unit	Studio & 1	\$560,000	\$560,000	0.00%	\$600	\$480	25.00%	5.57%
▲	12	MASCOT	NSW	2020	Unit	Studio & 1	\$680,000	\$677,000	0.44%	\$725	\$610	18.85%	5.54%
▼	13	MORISSET	NSW	2264	House	2	\$400,000	\$380,000	5.26%	\$425	\$410	3.65%	5.52%
▲	14	ROSEHILL	NSW	2142	Unit	Studio & 1	\$400,000	\$395,000	1.26%	\$420	\$350	20.00%	5.46%
▲	15	TWEED HEADS SOUTH	NSW	2486	Townhouse	3	\$650,000	\$630,000	3.17%	\$680	\$650	4.61%	5.44%
▲	16	WOOLGOOLGA	NSW	2456	House	2	\$489,000	\$599,000	-18.37%	\$510	\$480	6.25%	5.42%
▲	17	HARRIS PARK	NSW	2150	Unit	2	\$460,000	\$429,000	7.22%	\$480	\$400	20.00%	5.42%
▼	18	BOTANY	NSW	2019	Unit	Studio & 1	\$635,000	\$620,000	2.41%	\$660	\$550	20.00%	5.40%
▲	19	BYRON BAY	NSW	2481	Unit	Studio & 1	\$600,000	\$615,000	-2.44%	\$620	\$600	3.33%	5.37%
▲	20	PARRAMATTA	NSW	2150	Unit	2	\$620,000	\$600,000	3.33%	\$640	\$500	28.00%	5.36%
▲	21	TWEED HEADS SOUTH	NSW	2486	Unit	2	\$550,000	\$525,000	4.76%	\$565	\$475	18.94%	5.34%
▼	22	NORTH RYDE	NSW	2113	Unit	Studio & 1	\$610,000	\$600,000	1.66%	\$620	\$520	19.23%	5.28%
▲	23	PYRMONT	NSW	2009	Unit	Studio & 1	\$645,000	\$630,000	2.38%	\$655	\$580	12.93%	5.28%
▲	24	MAROUBRA	NSW	2035	Unit	Studio & 1	\$640,000	\$649,000	-1.39%	\$650	\$525	23.80%	5.28%
▼	25	RIVERWOOD	NSW	2210	Unit	2	\$574,500	\$570,000	0.78%	\$580	\$495	17.17%	5.24%



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Highest Yielding Waterfront Suburbs

NSW Report													
Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price			Median Rent				
						Current	1 yr Ago	Growth 1 yr	Current	1 yr Ago	Growth 1 yr	Yield	
▼	26	LANE COVE NORTH	NSW	2066	Unit	Studio & 1	\$600,000	\$600,000	0.00%	\$600	\$525	14.28%	5.20%
▬	27	WENTWORTH POINT	NSW	2127	Unit	2	\$750,000	\$750,000	0.00%	\$750	\$650	15.38%	5.20%
▲	28	TWEED HEADS SOUTH	NSW	2486	House	3	\$722,500	\$760,000	-4.94%	\$710	\$670	5.97%	5.11%
▼	29	GOSFORD	NSW	2250	Unit	Studio & 1	\$458,000	\$460,500	-0.55%	\$450	\$430	4.65%	5.10%
▲	30	NORTH RYDE	NSW	2113	Unit	2	\$809,500	\$795,000	1.82%	\$790	\$660	19.69%	5.07%
▼	31	SYDNEY OLYMPIC PARK	NSW	2127	Unit	2	\$800,000	\$825,000	-3.04%	\$780	\$650	20.00%	5.07%
▲	32	ERMINGTON	NSW	2115	Unit	2	\$700,000	\$700,000	0.00%	\$680	\$580	17.24%	5.05%
▲	33	COFFS HARBOUR	NSW	2450	Townhouse	2	\$499,000	\$499,000	0.00%	\$485	\$470	3.19%	5.05%
▲	34	BANORA POINT	NSW	2486	Townhouse	3	\$680,000	\$675,000	0.74%	\$660	\$650	1.53%	5.04%
▲	35	RHODES	NSW	2138	Unit	Studio & 1	\$680,000	\$660,000	3.03%	\$660	\$550	20.00%	5.04%
▼	36	MEADOWBANK	NSW	2114	Unit	Studio & 1	\$600,000	\$575,000	4.34%	\$580	\$480	20.83%	5.02%
▲	37	BOTANY	NSW	2019	Unit	2	\$850,000	\$800,000	6.25%	\$810	\$680	19.11%	4.95%
▼	38	COFFS HARBOUR	NSW	2450	House	2	\$499,000	\$549,000	-9.11%	\$475	\$490	-3.07%	4.94%
▼	39	TWEED HEADS WEST	NSW	2485	House	3	\$800,000	\$800,000	0.00%	\$760	\$775	-1.94%	4.94%
▲	40	NORTH SYDNEY	NSW	2060	Unit	Studio & 1	\$675,000	\$690,000	-2.18%	\$640	\$550	16.36%	4.93%
▲	41	FAIRY MEADOW	NSW	2519	Unit	2	\$525,000	\$545,000	-3.67%	\$495	\$440	12.50%	4.90%
	42	COOGEE	NSW	2034	Unit	Studio & 1	\$750,000	\$775,000	-3.23%	\$700	\$600	16.66%	4.85%
▲	43	RYDE	NSW	2112	Unit	2	\$750,000	\$740,000	1.35%	\$700	\$575	21.73%	4.85%
🚩	44	WENTWORTH POINT	NSW	2127	Unit	3	\$1,050,000	\$1,087,500	-3.45%	\$980	\$870	12.64%	4.85%
▲	45	TWEED HEADS	NSW	2485	Unit	3	\$860,000	\$925,000	-7.03%	\$800	\$690	15.94%	4.83%
▼	46	PEAKHURST	NSW	2210	Unit	2	\$700,000	\$680,000	2.94%	\$650	\$550	18.18%	4.82%
▼	47	YAMBA	NSW	2464	House	2	\$540,000	\$519,500	3.94%	\$500	\$480	4.16%	4.81%
🚩	48	LAKE MUNMORAH	NSW	2259	House	2	\$465,000	\$500,000	-7.00%	\$430	\$400	7.50%	4.80%
🚩	49	GLEBE	NSW	2037	Unit	Studio & 1	\$655,000	\$650,000	0.76%	\$600	\$500	20.00%	4.76%
▼	50	LANE COVE	NSW	2066	Unit	Studio & 1	\$642,500	\$650,000	-1.16%	\$585	\$520	12.50%	4.73%



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Highest Yielding Waterfront Suburbs

NT Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price			Median Rent			
						Current	1 yr Ago	Growth 1 yr	Current	1 yr Ago	Growth 1 yr	Yield
	1 STUART PARK	NT	0820	Unit	2	\$399,000	\$385,000	3.63%	\$550	\$500	10.00%	7.16%
	2 COCONUT GROVE	NT	0810	Unit	2	\$355,000	\$347,000	2.30%	\$480	\$455	5.49%	7.03%
	3 BAYVIEW	NT	0820	Unit	3	\$475,000	\$487,000	-2.47%	\$630	\$630	0.00%	6.89%
	4 BRINKIN	NT	0810	Unit	2	\$350,000	\$390,000	-10.26%	\$450	\$420	7.14%	6.68%
	5 LARRAKEYAH	NT	0820	Unit	2	\$399,000	\$389,000	2.57%	\$510	\$500	2.00%	6.64%
	6 STUART PARK	NT	0820	Unit	3	\$505,000	\$465,000	8.60%	\$630	\$620	1.61%	6.48%
	7 LARRAKEYAH	NT	0820	Unit	3	\$570,000	\$530,000	7.54%	\$690	\$600	15.00%	6.29%
	8 NIGHTCLIFF	NT	0810	Unit	2	\$402,500	\$385,000	4.54%	\$480	\$470	2.12%	6.20%
	9 RAPID CREEK	NT	0810	Unit	2	\$420,000	\$429,000	-2.10%	\$485	\$455	6.59%	6.00%
	10 BAYVIEW	NT	0820	Townhouse	3	\$700,000	\$700,000	0.00%	\$740	\$690	7.24%	5.49%
	11 FANNIE BAY	NT	0820	Unit	2	\$448,000	\$437,000	2.51%	\$435	\$430	1.16%	5.04%



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Highest Yielding Waterfront Suburbs

QLD Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price			Median Rent			
						Current	1 yr Ago	Growth 1 yr	Current	1 yr Ago	Growth 1 yr	Yield
1	NORTH WARD	QLD	4810	Unit	Studio & 1	\$189,000	\$199,000	-5.03%	\$350	\$300	16.66%	9.62%
2	PORT DOUGLAS	QLD	4877	Unit	Studio & 1	\$250,000	\$190,000	31.57%	\$395	\$300	31.66%	8.21%
3	CANNONVALE	QLD	4802	Unit	3	\$367,000	\$358,500	2.37%	\$575	\$480	19.79%	8.14%
4	SOUTH MACKAY	QLD	4740	Unit	2	\$250,000	\$249,000	0.40%	\$390	\$345	13.04%	8.11%
5	NORTH MACKAY	QLD	4740	Unit	2	\$239,000	\$249,000	-4.02%	\$370	\$320	15.62%	8.05%
6	CAIRNS NORTH	QLD	4870	Unit	Studio & 1	\$230,000	\$177,500	29.57%	\$350	\$325	7.69%	7.91%
7	CANNONVALE	QLD	4802	Unit	2	\$299,000	\$269,000	11.15%	\$440	\$390	12.82%	7.65%
8	PALM COVE	QLD	4879	Unit	Studio & 1	\$275,000	\$250,000	10.00%	\$400	\$350	14.28%	7.56%
9	SOUTH TOWNSVILLE	QLD	4810	Unit	2	\$290,000	\$310,000	-6.46%	\$420	\$390	7.69%	7.53%
10	BRISBANE	QLD	4000	Unit	Studio & 1	\$380,000	\$335,000	13.43%	\$545	\$445	22.47%	7.45%
11	EAST MACKAY	QLD	4740	Unit	2	\$266,500	\$249,000	7.02%	\$380	\$355	7.04%	7.41%
12	MACKAY	QLD	4740	Unit	2	\$285,000	\$265,000	7.54%	\$400	\$350	14.28%	7.29%
13	BOWEN	QLD	4805	Unit	2	\$260,000	\$259,000	0.38%	\$360	\$325	10.76%	7.20%
14	CAIRNS NORTH	QLD	4870	Unit	2	\$317,500	\$299,000	6.18%	\$440	\$400	10.00%	7.20%
15	GLADSTONE	QLD	4680	Unit	2	\$254,500	\$239,500	6.26%	\$350	\$330	6.06%	7.15%
16	NORTH MACKAY	QLD	4740	House	3	\$369,000	\$349,000	5.73%	\$500	\$450	11.11%	7.04%
17	FORTITUDE VALLEY	QLD	4006	Unit	Studio & 1	\$359,500	\$340,000	5.73%	\$480	\$420	14.28%	6.94%
18	MACKAY HARBOUR	QLD	4740	Unit	3	\$497,000	\$498,000	-0.21%	\$660	\$600	10.00%	6.90%
19	YORKEYS KNOB	QLD	4878	Townhouse	2	\$339,500	\$295,000	15.08%	\$450	\$380	18.42%	6.89%
20	BELGIAN GARDENS	QLD	4810	Unit	2	\$269,000	\$269,000	0.00%	\$350	\$320	9.37%	6.76%
21	YORKEYS KNOB	QLD	4878	Unit	2	\$347,500	\$320,000	8.59%	\$450	\$370	21.62%	6.73%
22	SARINA	QLD	4737	House	3	\$350,000	\$350,000	0.00%	\$450	\$440	2.27%	6.68%
23	SOUTH BRISBANE	QLD	4101	Unit	Studio & 1	\$450,000	\$419,500	7.27%	\$575	\$470	22.34%	6.64%
24	NORTH MACKAY	QLD	4740	House	2	\$305,000	\$290,000	5.17%	\$390	\$380	2.63%	6.64%
25	WONGALING BEACH	QLD	4852	Unit	2	\$259,000	\$250,000	3.60%	\$330	\$290	13.79%	6.62%



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QLD Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price			Median Rent			
						Current	1 yr Ago	Growth 1 yr	Current	1 yr Ago	Growth 1 yr	Yield
▲	26 BLACKS BEACH	QLD	4740	House	3	\$393,000	\$389,000	1.02%	\$500	\$450	11.11%	6.61%
▬	27 CLIFTON BEACH	QLD	4879	Unit	2	\$355,000	\$325,000	9.23%	\$450	\$430	4.65%	6.59%
▲	28 HELENSVALE	QLD	4212	Unit	2	\$507,000	\$462,000	9.74%	\$640	\$570	12.28%	6.56%
▲	29 MACKAY	QLD	4740	House	3	\$400,000	\$387,000	3.35%	\$500	\$450	11.11%	6.50%
▲	30 MILTON	QLD	4064	Unit	Studio & 1	\$400,000	\$400,000	0.00%	\$500	\$450	11.11%	6.50%
▼	31 HAMILTON	QLD	4007	Unit	Studio & 1	\$440,000	\$380,000	15.78%	\$550	\$450	22.22%	6.50%
▲	32 BLACKS BEACH	QLD	4740	House	4	\$440,000	\$420,000	4.76%	\$550	\$480	14.58%	6.50%
▼	33 MACKAY	QLD	4740	Unit	Studio & 1	\$289,000	\$205,000	40.97%	\$360	\$340	5.88%	6.47%
▲	34 NORTH WARD	QLD	4810	Unit	3	\$514,500	\$509,500	0.98%	\$640	\$550	16.36%	6.46%
▼	35 SOUTH MACKAY	QLD	4740	House	3	\$399,000	\$367,000	8.71%	\$495	\$450	10.00%	6.45%
▬	36 ALEXANDRA HEADLAND	QLD	4572	Unit	Studio & 1	\$350,000	\$329,500	6.22%	\$430	\$410	4.87%	6.38%
▲	37 PORT DOUGLAS	QLD	4877	Unit	2	\$409,000	\$380,000	7.63%	\$500	\$390	28.20%	6.35%
▲	38 WEST END	QLD	4101	Unit	Studio & 1	\$450,000	\$420,000	7.14%	\$550	\$445	23.59%	6.35%
▲	39 GOODNA	QLD	4300	Townhouse	3	\$350,000	\$319,000	9.71%	\$425	\$350	21.42%	6.31%
▲	40 VARSITY LAKES	QLD	4227	Unit	Studio & 1	\$450,000	\$399,000	12.78%	\$540	\$435	24.13%	6.24%
▲	41 BUCASIA	QLD	4750	House	4	\$489,000	\$439,000	11.38%	\$585	\$500	17.00%	6.22%
🚩	42 MOUNT PLEASANT	QLD	4740	House	3	\$459,500	\$445,000	3.25%	\$550	\$495	11.11%	6.22%
	43 NEWSTEAD	QLD	4006	Unit	Studio & 1	\$460,000	\$425,000	8.23%	\$550	\$460	19.56%	6.21%
🚩	44 TRINITY BEACH	QLD	4879	Unit	2	\$360,000	\$349,000	3.15%	\$430	\$400	7.50%	6.21%
▲	45 BUCASIA	QLD	4750	House	3	\$420,000	\$409,000	2.68%	\$500	\$475	5.26%	6.19%
▼	46 WEST MACKAY	QLD	4740	House	3	\$429,000	\$395,000	8.60%	\$510	\$450	13.33%	6.18%
🚩	47 NEW FARM	QLD	4005	Unit	Studio & 1	\$400,000	\$400,000	0.00%	\$475	\$390	21.79%	6.17%
▼	48 BOWEN	QLD	4805	House	4	\$464,500	\$450,000	3.22%	\$550	\$450	22.22%	6.15%
▼	49 EAST INNISFAIL	QLD	4860	House	3	\$300,000	\$257,500	16.50%	\$355	\$360	-1.39%	6.15%
▼	50 SLADE POINT	QLD	4740	House	3	\$382,000	\$352,500	8.36%	\$450	\$450	0.00%	6.12%



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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	Current	1 yr Ago	Growth 1 yr	Yield
1	WHYALLA	SA	5600	Unit	2	\$159,500	\$170,000	-6.18%	\$245	\$245	0.00%	7.98%
2	PORT PIRIE	SA	5540	House	2	\$187,000	\$189,000	-1.06%	\$280	\$250	12.00%	7.78%
3	PORT AUGUSTA	SA	5700	House	4	\$257,000	\$245,000	4.89%	\$355	\$350	1.42%	7.18%
4	PORT AUGUSTA	SA	5700	House	2	\$205,000	\$175,000	17.14%	\$280	\$280	0.00%	7.10%
5	PORT AUGUSTA	SA	5700	House	3	\$229,000	\$207,500	10.36%	\$300	\$295	1.69%	6.81%
6	PORT AUGUSTA WEST	SA	5700	House	3	\$249,000	\$225,000	10.66%	\$320	\$320	0.00%	6.68%
7	PORT PIRIE	SA	5540	House	3	\$250,000	\$205,000	21.95%	\$295	\$280	5.35%	6.13%
8	GLENELG	SA	5045	Unit	Studio & 1	\$430,000	\$413,000	4.11%	\$470	\$430	9.30%	5.68%
9	PORT LINCOLN	SA	5606	Unit	2	\$269,500	\$228,000	18.20%	\$290	\$240	20.83%	5.59%
10	PORT PIRIE	SA	5540	House	4	\$380,000	\$325,000	16.92%	\$400	\$320	25.00%	5.47%
11	PORT AUGUSTA WEST	SA	5700	House	4	\$370,000	\$355,000	4.22%	\$370	\$380	-2.64%	5.20%
12	WEST BEACH	SA	5024	Unit	2	\$415,000	\$375,000	10.66%	\$415	\$350	18.57%	5.20%
13	WHYALLA	SA	5600	House	3	\$369,000	\$337,500	9.33%	\$350	\$325	7.69%	4.93%
14	PORT LINCOLN	SA	5606	House	3	\$429,000	\$352,500	21.70%	\$400	\$350	14.28%	4.84%
15	PORT LINCOLN	SA	5606	House	4	\$590,000	\$492,000	19.91%	\$550	\$430	27.90%	4.84%
16	GLENELG NORTH	SA	5045	Unit	2	\$450,000	\$370,000	21.62%	\$415	\$380	9.21%	4.79%
17	ALDINGA BEACH	SA	5173	House	4	\$649,000	\$625,000	3.84%	\$590	\$520	13.46%	4.72%
18	CHRISTIES BEACH	SA	5165	House	3	\$580,000	\$495,000	17.17%	\$520	\$450	15.55%	4.66%
19	PORT NOARLUNGA SOUTH	SA	5167	House	3	\$587,500	\$526,000	11.69%	\$520	\$470	10.63%	4.60%
20	GLENELG	SA	5045	Unit	2	\$550,000	\$577,500	-4.77%	\$485	\$430	12.79%	4.58%
21	HALLETT COVE	SA	5158	House	4	\$785,000	\$740,000	6.08%	\$690	\$600	15.00%	4.57%
22	LARGS NORTH	SA	5016	House	3	\$627,500	\$575,000	9.13%	\$550	\$480	14.58%	4.55%
23	PORT NOARLUNGA	SA	5167	House	3	\$608,000	\$550,000	10.54%	\$530	\$480	10.41%	4.53%
24	SEAFORD	SA	5169	House	3	\$599,000	\$529,000	13.23%	\$520	\$470	10.63%	4.51%
25	O'SULLIVAN BEACH	SA	5166	House	3	\$543,000	\$449,000	20.93%	\$470	\$440	6.81%	4.50%



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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	Current	1 yr Ago	Growth 1 yr	Yield
▼	26 ALDINGA BEACH	SA	5173	House	3	\$574,500	\$499,000	15.13%	\$495	\$450	10.00%	4.48%
▬	27 MOANA	SA	5169	House	3	\$640,000	\$589,500	8.56%	\$540	\$520	3.84%	4.38%
▬	28 NORTH HAVEN	SA	5018	House	3	\$699,000	\$682,500	2.41%	\$570	\$485	17.52%	4.24%
▼	29 ENCOUNTER BAY	SA	5211	House	3	\$565,000	\$540,000	4.62%	\$450	\$430	4.65%	4.14%
▼	30 SEMAPHORE PARK	SA	5019	House	3	\$750,000	\$700,000	7.14%	\$595	\$500	19.00%	4.12%
▼	31 HALLETT COVE	SA	5158	House	3	\$692,500	\$612,500	13.06%	\$545	\$485	12.37%	4.09%
	32 HINDMARSH ISLAND	SA	5214	House	3	\$629,500	\$605,000	4.04%	\$495	\$430	15.11%	4.08%
▼	33 ENCOUNTER BAY	SA	5211	House	4	\$649,000	\$647,000	0.30%	\$490	\$450	8.88%	3.92%
▬	34 VICTOR HARBOR	SA	5211	House	3	\$620,000	\$525,000	18.09%	\$450	\$440	2.27%	3.77%
▼	35 SOUTH BRIGHTON	SA	5048	House	3	\$840,000	\$799,000	5.13%	\$600	\$540	11.11%	3.71%
▼	36 GLENELG NORTH	SA	5045	House	3	\$899,500	\$897,500	0.22%	\$640	\$570	12.28%	3.69%
▼	37 HENLEY BEACH	SA	5022	House	3	\$999,500	\$1,000,000	-0.05%	\$695	\$615	13.00%	3.61%
▼	38 GRANGE	SA	5022	House	3	\$931,500	\$890,000	4.66%	\$635	\$600	5.83%	3.54%
▼	39 BRIGHTON	SA	5048	House	3	\$950,000	\$844,500	12.49%	\$620	\$560	10.71%	3.39%
▼	40 HENLEY BEACH	SA	5022	House	4	\$1,440,000	\$1,550,000	-7.10%	\$925	\$850	8.82%	3.34%
	41 SOMERTON PARK	SA	5044	House	3	\$935,000	\$950,000	-1.58%	\$600	\$640	-6.25%	3.33%



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TAS Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price			Median Rent			
						Current	1 yr Ago	Growth 1 yr	Current	1 yr Ago	Growth 1 yr	Yield
1	RAVENSWOOD	TAS	7250	House	3	\$362,500	\$339,000	6.93%	\$375	\$360	4.16%	5.37%
2	GEORGE TOWN	TAS	7253	House	3	\$369,000	\$369,000	0.00%	\$380	\$370	2.70%	5.35%
3	GLENORCHY	TAS	7010	House	2	\$440,000	\$495,000	-11.12%	\$450	\$435	3.44%	5.31%
4	BRIDGEWATER	TAS	7030	House	3	\$422,500	\$449,000	-5.91%	\$430	\$435	-1.15%	5.29%
5	GLENORCHY	TAS	7010	Unit	2	\$425,000	\$427,500	-0.59%	\$420	\$400	5.00%	5.13%
6	MOWBRAY	TAS	7248	House	3	\$439,000	\$435,000	0.91%	\$430	\$405	6.17%	5.09%
7	INVERMAY	TAS	7248	House	2	\$439,000	\$424,000	3.53%	\$420	\$400	5.00%	4.97%
8	CLAREMONT	TAS	7011	Unit	2	\$420,000	\$395,000	6.32%	\$400	\$400	0.00%	4.95%
9	SMITHTON	TAS	7330	House	3	\$390,000	\$350,000	11.42%	\$370	\$340	8.82%	4.93%
10	NEWNHAM	TAS	7248	House	3	\$479,000	\$479,000	0.00%	\$450	\$420	7.14%	4.88%
11	BERRIEDALE	TAS	7011	House	3	\$550,000	\$545,000	0.91%	\$500	\$510	-1.97%	4.72%
12	RIVERSIDE	TAS	7250	Unit	2	\$419,000	\$412,000	1.69%	\$380	\$400	-5.00%	4.71%
13	INVERMAY	TAS	7248	House	3	\$499,000	\$477,500	4.50%	\$450	\$430	4.65%	4.68%
14	KINGSTON	TAS	7050	Unit	2	\$499,500	\$530,000	-5.76%	\$450	\$450	0.00%	4.68%
15	GLENORCHY	TAS	7010	House	3	\$567,000	\$565,000	0.35%	\$510	\$530	-3.78%	4.67%
16	SOMERSET	TAS	7322	House	3	\$429,000	\$425,000	0.94%	\$385	\$380	1.31%	4.66%
17	CLAREMONT	TAS	7011	House	3	\$539,000	\$545,000	-1.11%	\$480	\$500	-4.00%	4.63%
18	DEVONPORT	TAS	7310	House	3	\$450,000	\$450,000	0.00%	\$400	\$380	5.26%	4.62%
19	AUSTINS FERRY	TAS	7011	House	3	\$597,500	\$595,000	0.42%	\$530	\$520	1.92%	4.61%
20	NEWNHAM	TAS	7248	House	4	\$587,000	\$597,000	-1.68%	\$520	\$520	0.00%	4.60%
21	DEVONPORT	TAS	7310	Unit	2	\$380,000	\$365,000	4.10%	\$335	\$300	11.66%	4.58%
22	RIVERSIDE	TAS	7250	House	3	\$547,000	\$549,000	-0.37%	\$480	\$475	1.05%	4.56%
23	LUTANA	TAS	7009	House	3	\$595,000	\$615,000	-3.26%	\$520	\$550	-5.46%	4.54%
24	CLAREMONT	TAS	7011	House	2	\$485,000	\$450,000	7.77%	\$420	\$440	-4.55%	4.50%
25	WEST LAUNCESTON	TAS	7250	House	4	\$672,000	\$749,000	-10.29%	\$580	\$560	3.57%	4.48%



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TAS Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price			Median Rent			
						Current	1 yr Ago	Growth 1 yr	Current	1 yr Ago	Growth 1 yr	Yield
▼	26 MONTROSE	TAS	7010	House	3	\$585,000	\$587,500	-0.43%	\$500	\$550	-9.10%	4.44%
▼	27 MIDWAY POINT	TAS	7171	House	3	\$645,000	\$650,000	-0.77%	\$550	\$530	3.77%	4.43%
▬	28 EAST DEVONPORT	TAS	7310	House	3	\$459,000	\$449,000	2.22%	\$390	\$365	6.84%	4.41%
▲	29 GLENORCHY	TAS	7010	House	4	\$695,000	\$695,000	0.00%	\$585	\$560	4.46%	4.37%
▲	30 ULVERSTONE	TAS	7315	House	3	\$499,000	\$475,000	5.05%	\$420	\$390	7.69%	4.37%
▬	31 WEST ULVERSTONE	TAS	7315	House	3	\$489,000	\$479,000	2.08%	\$410	\$400	2.50%	4.35%
▲	32 WEST LAUNCESTON	TAS	7250	House	3	\$585,000	\$579,000	1.03%	\$490	\$475	3.15%	4.35%
▼	33 ROKEBY	TAS	7019	House	3	\$575,000	\$570,000	0.87%	\$480	\$480	0.00%	4.34%
▼	34 PRIMROSE SANDS	TAS	7173	House	3	\$535,000	\$577,000	-7.28%	\$445	\$450	-1.12%	4.32%
▲	35 KINGSTON	TAS	7050	Townhouse	3	\$715,000	\$674,500	6.00%	\$595	\$595	0.00%	4.32%
▲	36 TREVALLYN	TAS	7250	House	3	\$594,500	\$607,000	-2.06%	\$495	\$480	3.12%	4.32%
▼	37 ST LEONARDS	TAS	7250	House	3	\$557,000	\$547,000	1.82%	\$460	\$460	0.00%	4.29%
▼	38 LEGANA	TAS	7277	House	3	\$595,000	\$557,000	6.82%	\$490	\$495	-1.02%	4.28%
▼	39 KINGSTON	TAS	7050	House	3	\$695,000	\$699,000	-0.58%	\$570	\$570	0.00%	4.26%
▼	40 KINGSTON	TAS	7050	House	4	\$795,000	\$875,000	-9.15%	\$650	\$675	-3.71%	4.25%
▲	41 LEGANA	TAS	7277	House	4	\$699,000	\$727,000	-3.86%	\$570	\$590	-3.39%	4.24%
▼	42 SORELL	TAS	7172	House	3	\$649,500	\$650,000	-0.08%	\$530	\$525	0.95%	4.24%
▼	43 PRIMROSE SANDS	TAS	7173	House	2	\$485,000	\$467,500	3.74%	\$395	\$380	3.94%	4.23%
▼	44 GEILSTON BAY	TAS	7015	House	3	\$675,000	\$695,000	-2.88%	\$550	\$550	0.00%	4.23%
▼	45 LINDISFARNE	TAS	7015	House	3	\$692,500	\$745,000	-7.05%	\$560	\$550	1.81%	4.20%
▲	46 OLD BEACH	TAS	7017	House	3	\$655,000	\$647,500	1.15%	\$525	\$530	-0.95%	4.16%
📍	47 DODGES FERRY	TAS	7173	House	3	\$655,000	\$649,000	0.92%	\$520	\$500	4.00%	4.12%
▼	48 HOWRAH	TAS	7018	House	3	\$699,000	\$727,000	-3.86%	\$550	\$550	0.00%	4.09%
📍	49 PENGUIN	TAS	7316	House	3	\$550,000	\$599,000	-8.19%	\$430	\$405	6.17%	4.06%
▬	50 ROSETTA	TAS	7010	House	3	\$650,000	\$675,000	-3.71%	\$505	\$550	-8.19%	4.04%



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Highest Yielding Waterfront Suburbs

VIC Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price			Median Rent			
						Current	1 yr Ago	Growth 1 yr	Current	1 yr Ago	Growth 1 yr	Yield
1	FRANKSTON	VIC	3199	Unit	Studio & 1	\$250,000	\$250,000	0.00%	\$300	\$270	11.11%	6.24%
2	PORTLAND	VIC	3305	House	2	\$335,000	\$360,000	-6.95%	\$380	\$355	7.04%	5.89%
3	PORTLAND	VIC	3305	Unit	2	\$290,000	\$309,000	-6.15%	\$320	\$300	6.66%	5.73%
4	ST KILDA	VIC	3182	Unit	Studio & 1	\$390,000	\$390,000	0.00%	\$425	\$360	18.05%	5.66%
5	SANDRINGHAM	VIC	3191	Unit	Studio & 1	\$360,000	\$357,500	0.69%	\$385	\$355	8.45%	5.56%
6	MORDIALLOC	VIC	3195	Unit	Studio & 1	\$377,500	\$375,000	0.66%	\$395	\$340	16.17%	5.44%
7	PORT MELBOURNE	VIC	3207	Unit	Studio & 1	\$460,000	\$460,000	0.00%	\$480	\$430	11.62%	5.42%
8	ST KILDA WEST	VIC	3182	Unit	Studio & 1	\$410,000	\$450,000	-8.89%	\$420	\$350	20.00%	5.32%
9	ST KILDA	VIC	3182	Unit	2	\$582,500	\$580,000	0.43%	\$575	\$480	19.79%	5.13%
10	MENTONE	VIC	3194	Unit	Studio & 1	\$355,000	\$337,500	5.18%	\$350	\$320	9.37%	5.12%
11	POINT COOK	VIC	3030	Unit	2	\$410,000	\$450,000	-8.89%	\$400	\$365	9.58%	5.07%
12	ELWOOD	VIC	3184	Unit	Studio & 1	\$410,000	\$415,000	-1.21%	\$395	\$340	16.17%	5.00%
13	WERRIBEE SOUTH	VIC	3030	Unit	2	\$465,000	\$474,000	-1.90%	\$440	\$400	10.00%	4.92%
14	PORTLAND	VIC	3305	House	3	\$435,000	\$432,500	0.57%	\$410	\$390	5.12%	4.90%
15	HASTINGS	VIC	3915	House	2	\$485,000	\$530,000	-8.50%	\$450	\$365	23.28%	4.82%
16	CORIO	VIC	3214	House	4	\$549,000	\$559,000	-1.79%	\$505	\$420	20.23%	4.78%
17	POINT COOK	VIC	3030	House	2	\$460,000	\$465,000	-1.08%	\$420	\$380	10.52%	4.74%
18	WARRNAMBOOL	VIC	3280	House	3	\$550,000	\$550,000	0.00%	\$500	\$450	11.11%	4.72%
19	WONTHAGGI	VIC	3995	Unit	2	\$414,500	\$442,500	-6.33%	\$375	\$370	1.35%	4.70%
20	HASTINGS	VIC	3915	Unit	2	\$467,500	\$460,000	1.63%	\$420	\$390	7.69%	4.67%
21	POINT COOK	VIC	3030	Townhouse	2	\$480,000	\$482,500	-0.52%	\$430	\$375	14.66%	4.65%
22	WARRNAMBOOL	VIC	3280	House	2	\$454,500	\$470,000	-3.30%	\$400	\$370	8.10%	4.57%
23	SOMERVILLE	VIC	3912	Unit	2	\$490,000	\$450,000	8.88%	\$430	\$410	4.87%	4.56%
24	LAKES ENTRANCE	VIC	3909	Unit	2	\$360,000	\$385,000	-6.50%	\$315	\$300	5.00%	4.55%
25	PORT MELBOURNE	VIC	3207	Unit	2	\$745,000	\$750,000	-0.67%	\$650	\$600	8.33%	4.53%



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Highest Yielding Waterfront Suburbs

VIC Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price			Median Rent			
						Current	1 yr Ago	Growth 1 yr	Current	1 yr Ago	Growth 1 yr	Yield
▼	26 FRANKSTON	VIC	3199	Unit	2	\$460,000	\$450,000	2.22%	\$400	\$365	9.58%	4.52%
▬	27 WARRNAMBOOL	VIC	3280	Unit	2	\$420,000	\$409,500	2.56%	\$365	\$350	4.28%	4.51%
▬	28 PORTLAND	VIC	3305	House	4	\$635,000	\$650,000	-2.31%	\$550	\$450	22.22%	4.50%
▲	29 MENTONE	VIC	3194	Unit	2	\$550,000	\$580,000	-5.18%	\$475	\$420	13.09%	4.49%
▲	30 SEAFORD	VIC	3198	Unit	2	\$490,000	\$505,000	-2.98%	\$420	\$370	13.51%	4.45%
▼	31 MORDIALLOC	VIC	3195	Unit	2	\$585,000	\$582,500	0.42%	\$495	\$450	10.00%	4.40%
▼	32 NEWCOMB	VIC	3219	Unit	2	\$450,000	\$475,000	-5.27%	\$380	\$350	8.57%	4.39%
▲	33 FRANKSTON	VIC	3199	Townhouse	2	\$559,000	\$500,000	11.80%	\$470	\$410	14.63%	4.37%
▼	34 GEELONG	VIC	3220	Unit	Studio & 1	\$475,000	\$495,000	-4.05%	\$400	\$360	11.11%	4.37%
▼	35 WARRNAMBOOL	VIC	3280	House	4	\$715,000	\$690,000	3.62%	\$600	\$550	9.09%	4.36%
▼	36 KOO WEE RUP	VIC	3981	House	3	\$599,000	\$610,000	-1.81%	\$500	\$450	11.11%	4.34%
▼	37 FRANKSTON	VIC	3199	Townhouse	3	\$660,000	\$650,000	1.53%	\$550	\$520	5.76%	4.33%
▼	38 FRANKSTON	VIC	3199	Unit	3	\$565,000	\$590,000	-4.24%	\$470	\$435	8.04%	4.32%
▼	39 WILLIAMSTOWN	VIC	3016	Unit	Studio & 1	\$470,000	\$480,000	-2.09%	\$390	\$340	14.70%	4.31%
▼	40 NEWPORT	VIC	3015	Unit	2	\$550,000	\$590,000	-6.78%	\$450	\$400	12.50%	4.25%
▼	41 HASTINGS	VIC	3915	House	3	\$600,000	\$640,000	-6.25%	\$490	\$460	6.52%	4.24%
▲	42 EDITHVALE	VIC	3196	Unit	2	\$590,000	\$615,000	-4.07%	\$480	\$435	10.34%	4.23%
▲	43 BONBEACH	VIC	3196	Unit	2	\$540,000	\$575,000	-6.09%	\$440	\$420	4.76%	4.23%
▼	44 CORIO	VIC	3214	House	3	\$480,000	\$495,000	-3.04%	\$390	\$360	8.33%	4.22%
📍	45 NEWPORT	VIC	3015	Townhouse	3	\$840,000	\$900,000	-6.67%	\$680	\$595	14.28%	4.20%
▼	46 ELWOOD	VIC	3184	Unit	2	\$675,000	\$660,000	2.27%	\$545	\$465	17.20%	4.19%
▼	47 HASTINGS	VIC	3915	House	4	\$810,000	\$780,000	3.84%	\$650	\$550	18.18%	4.17%
▲	48 FRANKSTON	VIC	3199	House	2	\$550,000	\$592,500	-7.18%	\$440	\$400	10.00%	4.16%
📍	49 ALTONA MEADOWS	VIC	3028	House	2	\$500,000	\$500,000	0.00%	\$400	\$350	14.28%	4.16%
▼	50 WONTHAGGI	VIC	3995	House	2	\$449,000	\$477,000	-5.88%	\$355	\$355	0.00%	4.11%



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WA Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price			Median Rent			
						Current	1 yr Ago	Growth 1 yr	Current	1 yr Ago	Growth 1 yr	Yield
1	PORT HEDLAND	WA	6721	House	4	\$849,500	\$847,000	0.29%	\$1,600	\$1,500	6.66%	9.79%
2	BULGARRA	WA	6714	House	3	\$499,000	\$454,500	9.79%	\$900	\$750	20.00%	9.37%
3	MAYLANDS	WA	6051	Unit	Studio & 1	\$229,000	\$189,000	21.16%	\$380	\$320	18.75%	8.62%
4	CABLE BEACH	WA	6726	Unit	2	\$327,000	\$310,000	5.48%	\$535	\$475	12.63%	8.50%
5	BAYSWATER	WA	6053	Unit	2	\$275,000	\$249,000	10.44%	\$450	\$360	25.00%	8.50%
6	HAMILTON HILL	WA	6163	Unit	2	\$277,500	\$254,500	9.03%	\$450	\$350	28.57%	8.43%
7	PORT HEDLAND	WA	6721	House	3	\$679,000	\$615,000	10.40%	\$1,100	\$900	22.22%	8.42%
8	VICTORIA PARK	WA	6100	Unit	Studio & 1	\$235,000	\$200,000	17.50%	\$380	\$305	24.59%	8.40%
9	CABLE BEACH	WA	6726	House	4	\$750,000	\$747,500	0.33%	\$1,200	\$1,050	14.28%	8.32%
10	FREMANTLE	WA	6160	Unit	Studio & 1	\$313,000	\$344,000	-9.02%	\$490	\$400	22.50%	8.14%
11	GERALDTON	WA	6530	House	2	\$215,000	\$230,000	-6.53%	\$335	\$320	4.68%	8.10%
12	MOUNT LAWLEY	WA	6050	Unit	Studio & 1	\$275,000	\$249,000	10.44%	\$415	\$350	18.57%	7.84%
13	EAST PERTH	WA	6004	Unit	Studio & 1	\$329,000	\$327,000	0.61%	\$490	\$415	18.07%	7.74%
14	MOSMAN PARK	WA	6012	Unit	Studio & 1	\$259,000	\$250,000	3.60%	\$380	\$325	16.92%	7.62%
15	DJUGUN	WA	6725	House	4	\$699,500	\$689,500	1.45%	\$1,025	\$925	10.81%	7.61%
16	CABLE BEACH	WA	6726	House	3	\$549,000	\$520,000	5.57%	\$800	\$750	6.66%	7.57%
17	PERTH	WA	6000	Unit	Studio & 1	\$361,500	\$349,000	3.58%	\$520	\$440	18.18%	7.47%
18	VICTORIA PARK	WA	6100	Unit	2	\$350,000	\$319,500	9.54%	\$500	\$400	25.00%	7.42%
19	ASCOT	WA	6104	Unit	2	\$449,000	\$444,000	1.12%	\$640	\$490	30.61%	7.41%
20	DJUGUN	WA	6725	House	3	\$602,000	\$605,000	-0.50%	\$850	\$800	6.25%	7.34%
21	BROOME	WA	6725	Unit	2	\$390,000	\$350,000	11.42%	\$550	\$440	25.00%	7.33%
22	MAYLANDS	WA	6051	Unit	2	\$309,000	\$299,000	3.34%	\$435	\$350	24.28%	7.32%
23	MANDURAH	WA	6210	Unit	2	\$275,000	\$249,000	10.44%	\$385	\$335	14.92%	7.28%
24	PERTH	WA	6000	House	2	\$500,000	\$612,000	-18.31%	\$700	\$600	16.66%	7.28%
25	RIVERVALE	WA	6103	Unit	Studio & 1	\$350,000	\$342,500	2.18%	\$490	\$415	18.07%	7.28%



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WA Report

Rank	Suburb	State	Post Code	Dwelling Type	Bed-rooms	Median Price			Median Rent			
						Current	1 yr Ago	Growth 1 yr	Current	1 yr Ago	Growth 1 yr	Yield
▼	26 BASSENDEAN	WA	6054	Townhouse	3	\$397,500	\$439,000	-9.46%	\$550	\$480	14.58%	7.19%
▼	27 SPEARWOOD	WA	6163	Unit	2	\$349,000	\$325,000	7.38%	\$480	\$400	20.00%	7.15%
▲	28 BUNBURY	WA	6230	Unit	2	\$329,000	\$345,000	-4.64%	\$450	\$360	25.00%	7.11%
▲	29 BROOME	WA	6725	House	3	\$525,000	\$499,000	5.21%	\$700	\$745	-6.05%	6.93%
▲	30 BELMONT	WA	6104	Unit	2	\$360,000	\$352,500	2.12%	\$480	\$420	14.28%	6.93%
▼	31 GERALDTON	WA	6530	Unit	2	\$210,000	\$189,000	11.11%	\$280	\$230	21.73%	6.93%
▼	32 PERTH	WA	6000	Unit	2	\$499,500	\$479,000	4.27%	\$660	\$570	15.78%	6.87%
▲	33 WITHERS	WA	6230	House	3	\$330,000	\$270,000	22.22%	\$435	\$360	20.83%	6.85%
▼	34 ROCKINGHAM	WA	6168	Unit	2	\$319,500	\$299,500	6.67%	\$420	\$360	16.66%	6.83%
▲	35 ROCKINGHAM	WA	6168	Unit	Studio & 1	\$309,000	\$312,000	-0.97%	\$400	\$360	11.11%	6.73%
▼	36 HALLS HEAD	WA	6210	Unit	3	\$464,500	\$380,000	22.23%	\$600	\$500	20.00%	6.71%
▲	37 DERBY	WA	6728	House	3	\$280,000	\$270,000	3.70%	\$360	\$350	2.85%	6.68%
▲	38 MOUNT LAWLEY	WA	6050	Unit	2	\$385,000	\$382,000	0.78%	\$495	\$420	17.85%	6.68%
▲	39 CARNARVON	WA	6701	House	3	\$272,500	\$242,500	12.37%	\$350	\$335	4.47%	6.67%
▼	40 MOSMAN PARK	WA	6012	Unit	2	\$392,000	\$375,000	4.53%	\$500	\$400	25.00%	6.63%
▲	41 DALYELLUP	WA	6230	House	3	\$433,000	\$395,000	9.62%	\$550	\$440	25.00%	6.60%
▲	42 EAST PERTH	WA	6004	Unit	2	\$495,000	\$489,000	1.22%	\$625	\$550	13.63%	6.56%
▲	43 EAST PERTH	WA	6004	House	2	\$499,000	\$480,000	3.95%	\$630	\$570	10.52%	6.56%
▼	44 RIVERVALE	WA	6103	Unit	2	\$437,000	\$399,000	9.52%	\$550	\$460	19.56%	6.54%
📍	45 SPEARWOOD	WA	6163	House	2	\$400,000	\$390,000	2.56%	\$500	\$420	19.04%	6.50%
▼	46 USHER	WA	6230	House	3	\$369,000	\$341,000	8.21%	\$460	\$415	10.84%	6.48%
▲	47 MANDURAH	WA	6210	House	2	\$299,000	\$279,000	7.16%	\$370	\$330	12.12%	6.43%
📍	48 HAMILTON HILL	WA	6163	House	2	\$410,000	\$434,000	-5.53%	\$500	\$420	19.04%	6.34%
▼	49 GERALDTON	WA	6530	House	3	\$345,000	\$335,000	2.98%	\$420	\$370	13.51%	6.33%
📍	50 MAYLANDS	WA	6051	townhouse	2	\$390,000	\$365,000	6.84%	\$475	\$400	18.75%	6.33%



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