



# Regional Market Update

Australia | Released November 2021



# Contents

<b>Regional Market Performance</b>	<b>3</b>
Capital Region   NSW	5
Central West   NSW	6
Hunter Valley exc Newcastle   NSW	7
Illawarra   NSW	8
Mid North Coast   NSW	9
New England and North West   NSW	10
Newcastle and Lake Macquarie   NSW	11
Richmond – Tweed   NSW	12
Riverina   NSW	13
Southern Highlands and Shoalhaven   NSW	14
Cairns   QLD	15
Central Queensland   QLD	16
Gold Coast   QLD	17
Mackay – Isaac – Whitsunday   QLD	18
Sunshine Coast   QLD	19
Toowoomba   QLD	20
Townsville   QLD	21
Wide Bay   QLD	22
South East   SA	23
Launceston and North East   TAS	24
Ballarat   VIC	25
Geelong   VIC	26
Hume   VIC	27
Latrobe – Gippsland   VIC	28
Bunbury   WA	29
<b>Regional Council Tables</b>	<b>30</b>

# Regional Market Performance

The latest quarterly regional report analyses 25 of Australia's largest non-capital city regions, examining performance across both house and unit markets over the 12 months to October 2021.

## Houses



Australia's 25 largest non-capital city regions all saw an increase in house values over the year to October 2021. The Southern Highlands and Shoalhaven region in New South Wales was the best performing, with an annual growth rate in house values of 35.9 per cent, followed by the Richmond – Tweed region in northern New South Wales (32.8 per cent) and Queensland's Sunshine Coast which recorded an annual growth rate of 32.3 per cent. At the other end of the scale, Queensland's Townsville region saw the lowest yearly growth rate for houses, increasing by just 8.0 per cent.

The New England and North West region (NSW) saw the largest change in sales volumes, with house sales across the region increasing 77.1 per cent over the year to August 2021. This is followed by Bunbury in Western Australia (66.3 per cent) and Wide Bay in Queensland (62.3 per cent). Meanwhile, of the 25 regions included in this report, the Launceston and North East region in Tasmania recorded the lowest increase in house sales over the 12 months to August (4.3 per cent), followed by the Illawarra region in New South Wales (15.8 per cent).

The quickest selling regions for houses were the Gold Coast (Qld), Sunshine Coast (Qld) and Ballarat (Vic), where the median time on market was 18 days over the 12 months to October 2021. The region with the longest days on market over the year was the New England and North West region (NSW) where houses are taking around 62 days to sell. The Hume region in Victoria is offering the lowest discount to secure a sale (with a median discount rate of -1.9 per cent), while the highest discounts are being offered across the Townsville region (Qld) with vendors offering a median discount rate of -4.5 per cent in order to secure a sale.

# Units



## BEST PERFORMERS

Highest yearly growth:	<b>29.2%</b> Wide Bay (Qld)
Highest change in sales vols:	<b>119.9%</b> Central Queensland (Qld)
Shortest days on market:	<b>13 days</b> Launceston and North East (Tas)
Lowest vendor discounts:	<b>-1.3%</b> Mid North Coast (Tas)



## WORST PERFORMERS

Lowest yearly growth:	<b>3.4%</b> Townsville (Qld)
Lowest change in sales vols:	<b>-5.3%</b> Launceston and North East (Tas)
Longest days on market:	<b>58 days</b> Central Queensland (Qld) and Bunbury (WA)
Highest vendor discounts:	<b>-5.0%</b> Townsville (Qld)

Across Australia's regional unit market, Queensland's Wide Bay region recorded an annual growth rate of 29.2 per cent in October 2021, making it the best performing unit market, followed closely by the Sunshine Coast region, also in Queensland (29.1 per cent). At the other end of the scale, Queensland's Townsville region saw the lowest yearly growth in unit values (3.4 per cent), followed by the Mackay-Isaac-Whitsunday region (4.4 per cent).

Queensland saw some of the largest increases in unit sales over the year to August, with sales volumes for units increasing by 119.9 per cent across Central Queensland, 99.7 per cent in Toowoomba, 98.7 per cent in Mackay-Isaac-Whitsunday and 88.9 per cent in Townsville. The largest increase in sales volumes outside of regional Queensland was in Bunbury, Western Australia (86.2 per cent). Tasmania's Launceston and North East region was the only unit market in this report to see a decline in sales volumes, dropping -5.3 per cent over the 12 months to August 2021.

Units across the Launceston and North East region are currently selling quicker than any other region with the median time on market sitting at 13 days over the year to October, followed by Ballarat, Vic (21 days) and Illawarra, NSW (22 days). Meanwhile, Central Queensland and Bunbury (WA) units are taking the longest time to sell with the median time on market sitting at 58 days for both regions. The Townsville region (Qld) is offering the largest discounts in order to secure a sale (with a median discount rate of -5.0 per cent), while the lowest discounts are being offered across the Mid North Coast region in New South Wales (with the median discount rate at -1.3 per cent).



# Capital Region | NSW

Based on the Capital Region Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

**7,078**

37.7% higher than one year ago, and 22.7% above the five year average for the region.



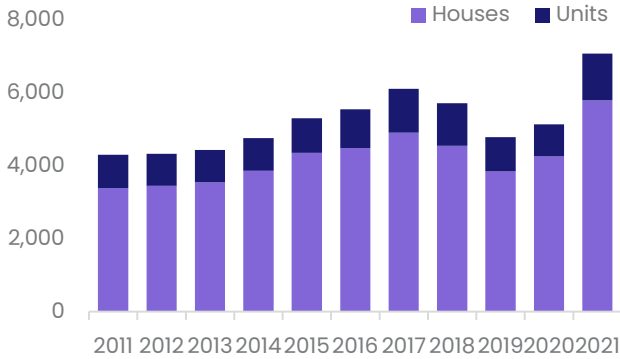
**36.1%**

HOUSE SALES

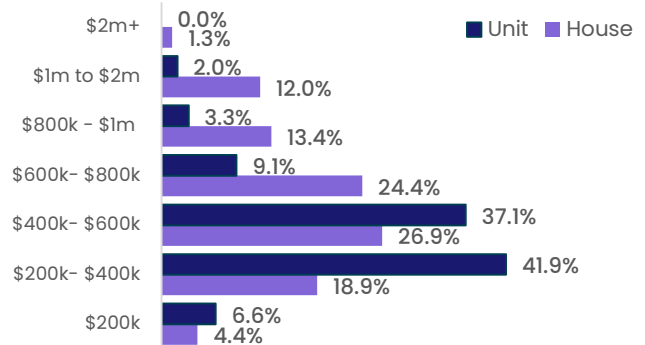


**44.9%**

UNIT SALES

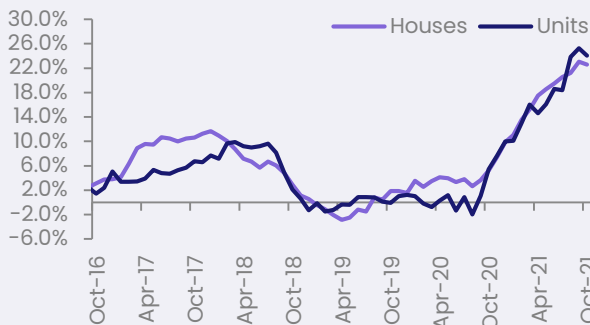


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES

**22.6%**



UNITS

**24.0%**

Upper quartile

**19.1%**

**24.8%**

Lower quartile

**23.0%**

**22.8%**

Median Value

**\$679,111**

**\$414,711**



Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current

**-2.3%**

**45 days**

1 year ago

**-3.2%**

**73 days**



Units

VENDOR DISCOUNTING

TIME ON MARKET

Current

**-1.4%**

**43 days**

1 year ago

**-2.7%**

**69 days**



# Central West | NSW

Based on the Central West Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

**5,907**

42.0% higher than one year ago, and 25.0% above the five year average for the region.



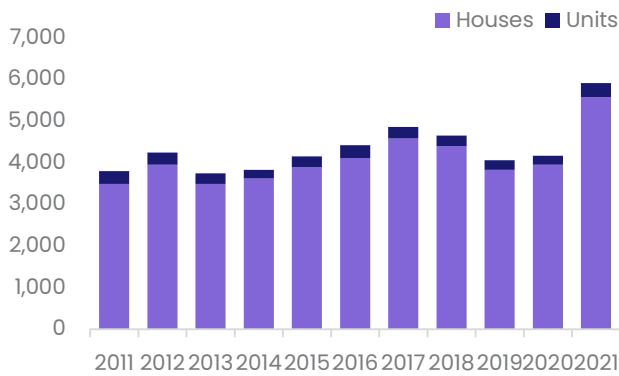
**41.0%**

HOUSE SALES

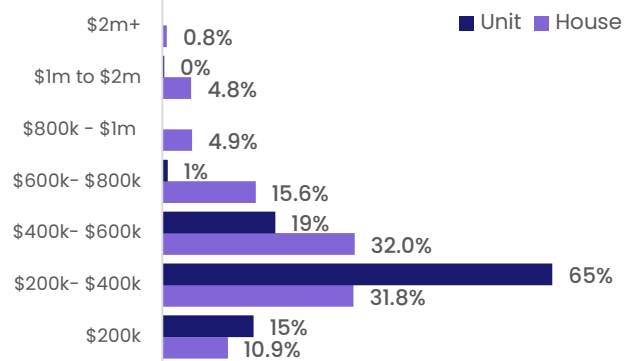


**59.2%**

UNIT SALES

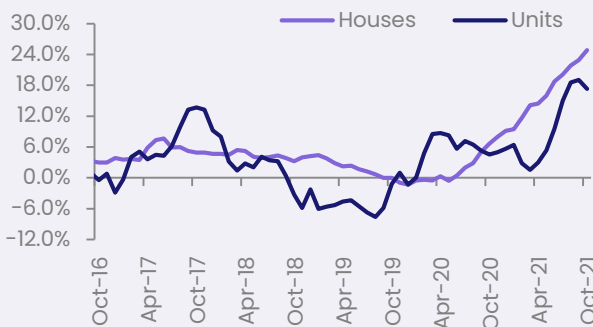


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES

**24.8%**



UNITS

**17.3%**

Upper quartile **26.5%**

**19.1%**

Lower quartile **19.9%**

**13.7%**

Median Value **\$473,731**

**\$350,464**



**Houses**

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.5%** **41 days**

1 year ago **-3.2%** **71 days**



**Units**

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.2%** **37 days**

1 year ago **-3.0%** **69 days**



# Hunter Valley exc Newcastle | NSW

Based on the Hunter Valley exc Newcastle Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

**8,549**

37.7% higher than one year ago, and 28.0% above the five year average for the region.



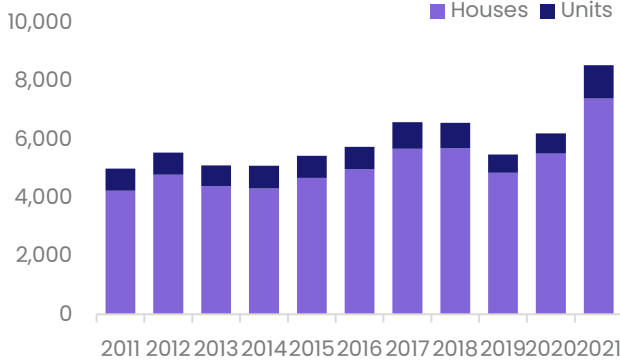
**34.4%**

HOUSE SALES

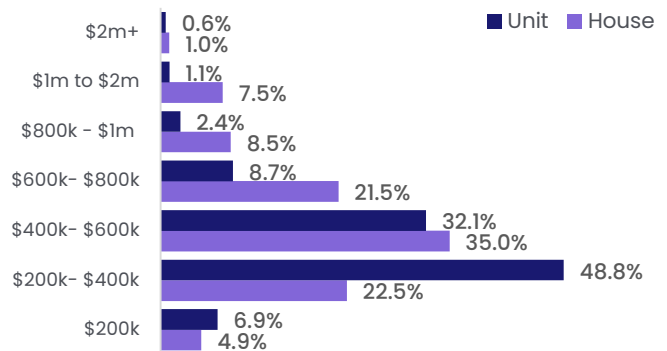


**64.0%**

UNIT SALES

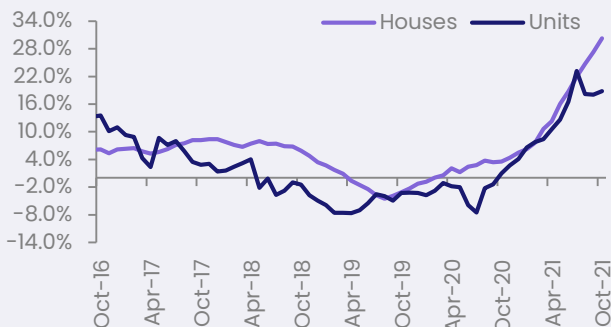


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES

**30.3%**



UNITS

**18.8%**

Upper quartile **28.9%**

**21.0%**

Lower quartile **29.7%**

**15.7%**

Median Value **\$637,511**

**\$440,854**



Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.0%** **26 days**

1 year ago **-2.9%** **54 days**



Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **-1.8%** **33 days**

1 year ago **-3.3%** **75 days**



# Illawarra | NSW

Based on the Illawarra Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

**6,653**

23.0% higher than one year ago, and 19.8% above the five year average for the region.



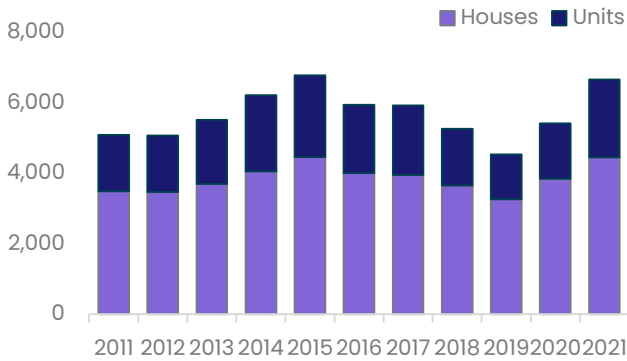
**15.8%**

HOUSE SALES

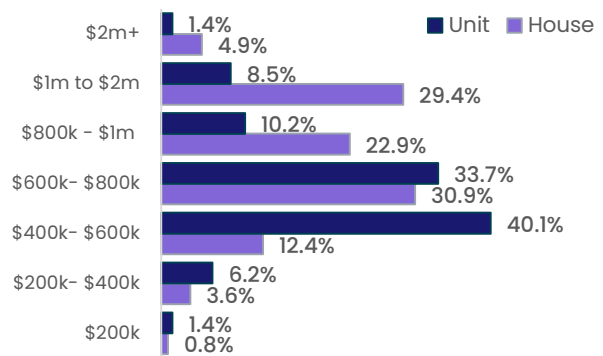


**40.6%**

UNIT SALES

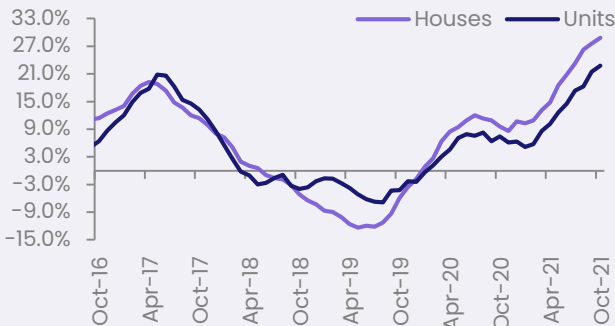


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES

**28.8%**



UNITS

**22.8%**

Upper quartile **30.5%**

**22.7%**

Lower quartile **30.7%**

**23.5%**

Median Value **\$977,183**

**\$687,825**



Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.0%** **20 days**

1 year ago **-2.7%** **34 days**



Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.1%** **22 days**

1 year ago **-2.9%** **44 days**





# Mid North Coast | NSW

Based on the Mid North Coast Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

**6,779**

35.9% higher than one year ago, and 22.2% above the five year average for the region.



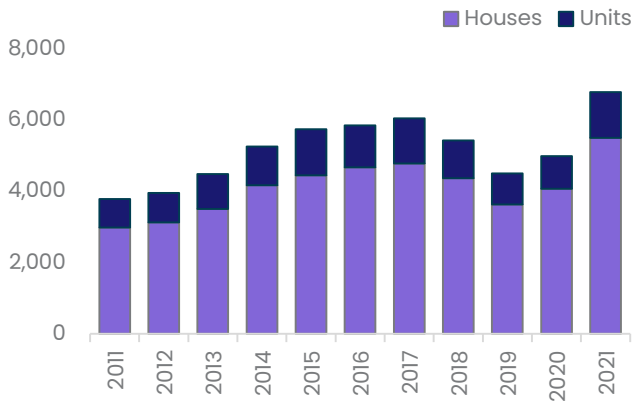
**35.0%**

HOUSE SALES

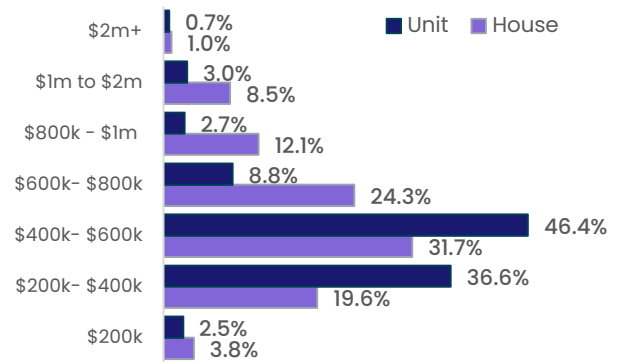


**39.9%**

UNIT SALES

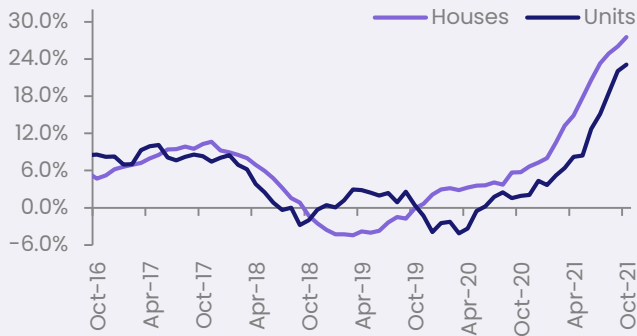


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES

**27.5%**



UNITS

**23.1%**

Upper quartile **25.7%**

**22.1%**

Lower quartile **30.3%**

**24.0%**

Median Value **\$657,132**

**\$491,425**



Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.2%** **35 days**

1 year ago **-3.1%** **70 days**



Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **-1.3%** **28 days**

1 year ago **-3.1%** **56 days**



# New England and North West | NSW

Based on the New England and North West Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

**5,085**

79.6% higher than one year ago, and 45.5% above the five year average for the region.



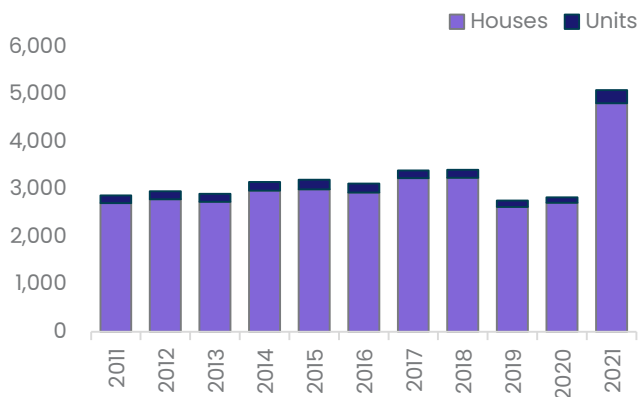
**77.1%**

HOUSE SALES

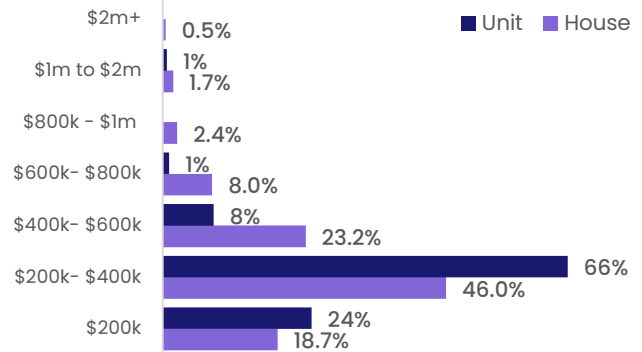


**138.8%**

UNIT SALES

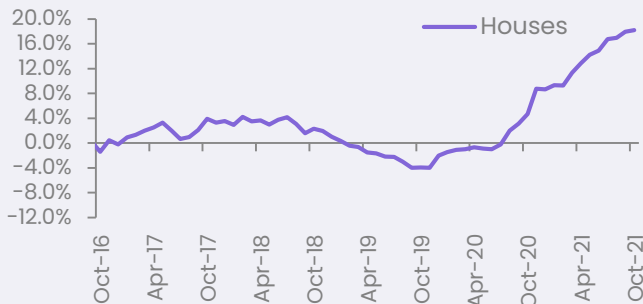


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES

**18.2%**



UNITS

**n.a**

Upper quartile

**15.3%**

**n.a**

Lower quartile

**27.4%**

**n.a**

Median Value

**\$332,401**

**n.a**



**Houses**

VENDOR DISCOUNTING

TIME ON MARKET

Current

**-3.5%**

**62 days**

1 year ago

**-5.2%**

**104 days**



**Units**

VENDOR DISCOUNTING

TIME ON MARKET

Current

**n.a**

**n.a**

1 year ago

**n.a**

**n.a**



# Newcastle and Lake Macquarie | NSW

Based on the Newcastle and Lake Macquarie Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

**9,413**

30.1% higher than one year ago, and 17.0% above the five year average for the region.



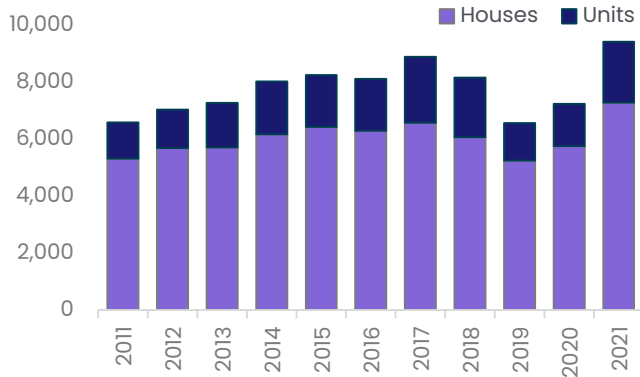
**26.6%**

HOUSE SALES

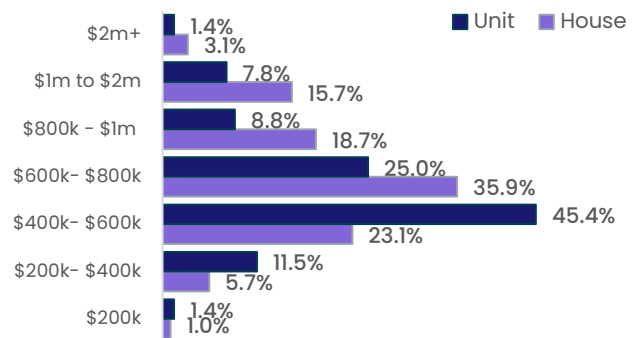


**43.6%**

UNIT SALES

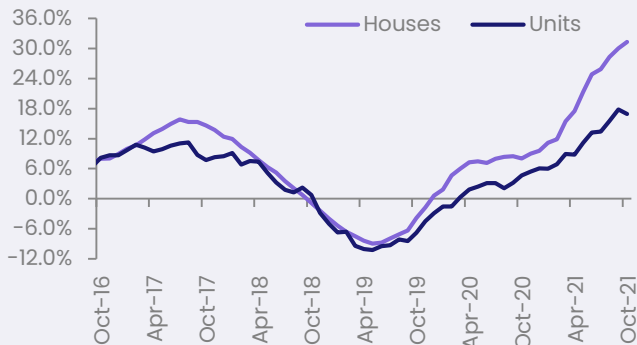


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES

**31.3%**



UNITS

**17.0%**

Upper quartile

**30.7%**

**15.9%**

Lower quartile

**34.5%**

**19.1%**

Median Value

**\$817,932**

**\$624,241**



Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current

**-2.7%**

**20 days**

1 year ago

**-3.1%**

**33 days**



Units

VENDOR DISCOUNTING

TIME ON MARKET

Current

**-2.3%**

**28 days**

1 year ago

**-2.8%**

**48 days**



# Richmond – Tweed | NSW

Based on the Richmond – Tweed Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

**7,068**

34.1% higher than one year ago, and 21.0% above the five year average for the region.



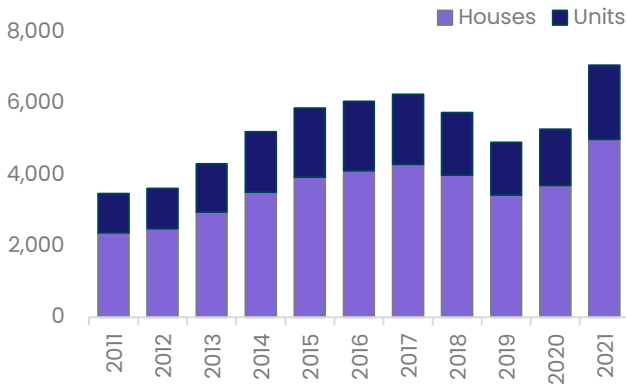
**35.0%**

HOUSE SALES

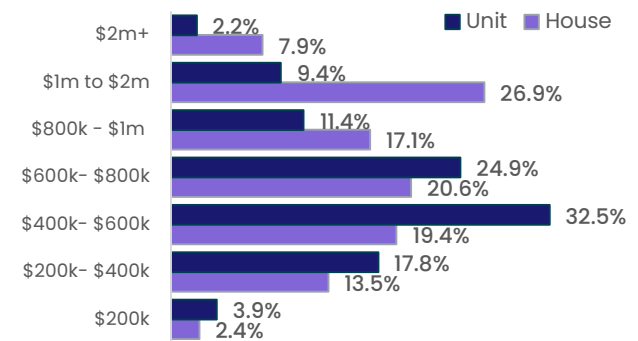


**32.1%**

UNIT SALES

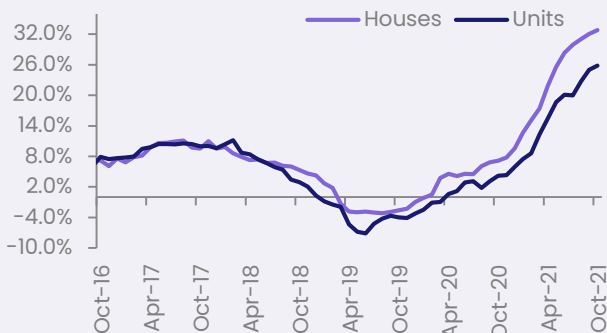


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES

**32.8%**



UNITS

**25.8%**

Upper quartile

**35.6%**

**27.2%**

Lower quartile

**30.8%**

**23.8%**

Median Value

**\$927,579**

**\$640,319**



Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current

**-2.4%**

**32 days**

1 year ago

**-3.4%**

**56 days**



Units

VENDOR DISCOUNTING

TIME ON MARKET

Current

**-2.0%**

**28 days**

1 year ago

**-3.1%**

**50 days**





# Riverina | NSW

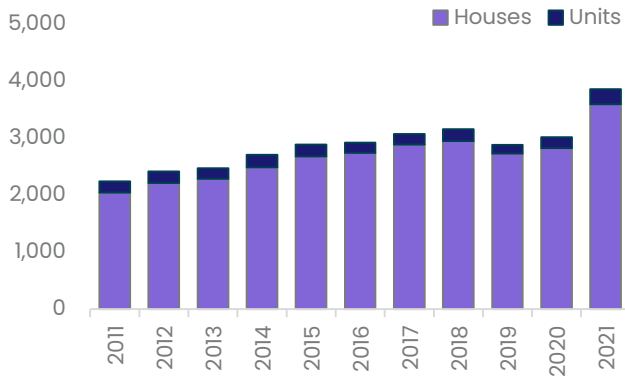
Based on the Riverina Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

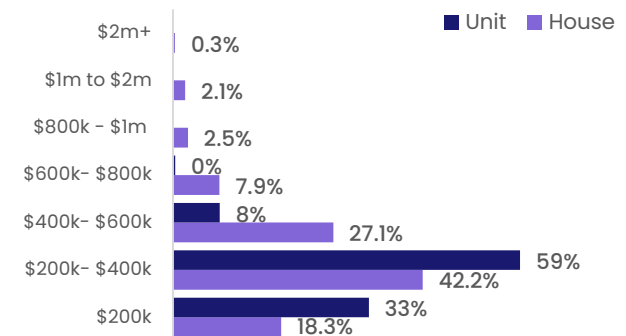
**3,851** 27.9% higher than one year ago, and 20.7% above the five year average for the region.

 **27.1%**  
HOUSE SALES

 **39.3%**  
UNIT SALES

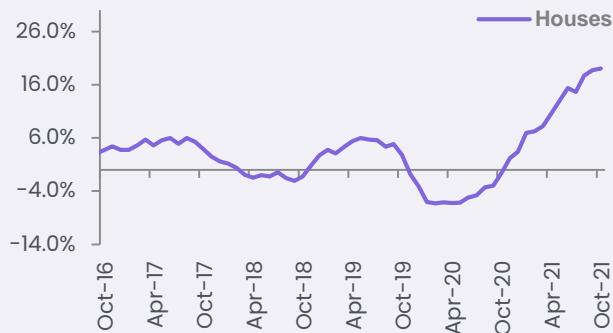


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



 HOUSES **19.0%**

 UNITS **n.a**

Upper quartile **15.3%**

**n.a**

Lower quartile **26.3%**

**n.a**

Median Value **\$362,910**

**n.a**



### Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.8%** **43 days**

1 year ago **-3.9%** **74 days**



### Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **n.a** **n.a**

1 year ago **n.a** **n.a**




# Southern Highlands and Shoalhaven | NSW

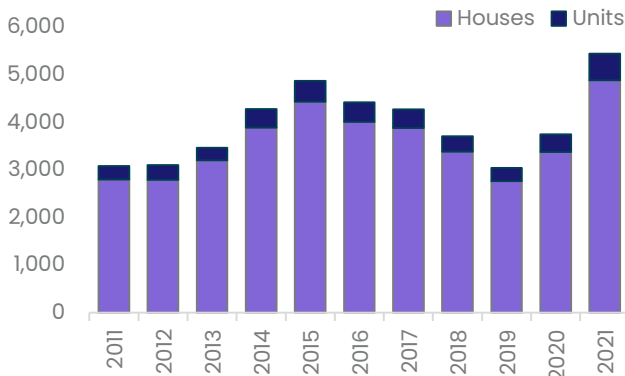
Based on the Southern Highlands and Shoalhaven Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

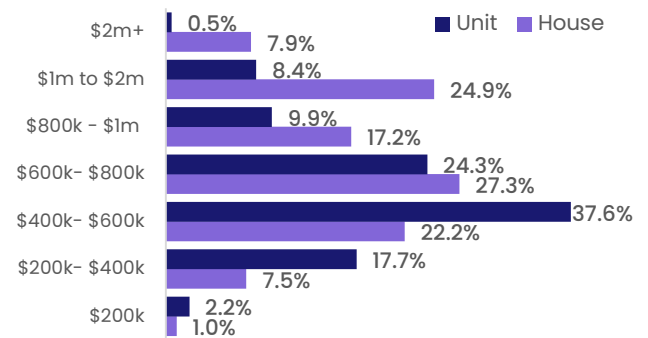
**5,444** 45.1% higher than one year ago, and 34.6% above the five year average for the region.

 **44.4%**  
HOUSE SALES

 **50.9%**  
UNIT SALES

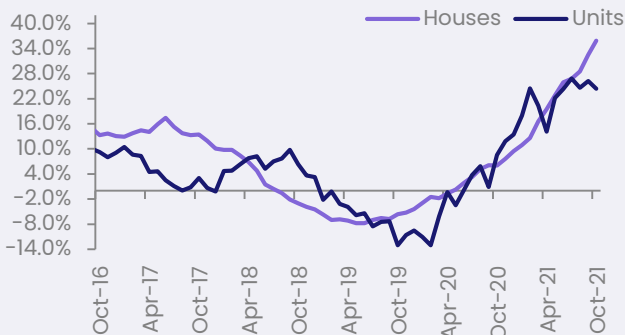


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



 HOUSES **35.9%**

 UNITS **24.4%**

Upper quartile **32.9%**

**29.8%**

Lower quartile **37.5%**

**15.3%**

Median Value **\$889,567**

**\$612,953**



### Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.9%** **32 days**

1 year ago **-3.8%** **71 days**



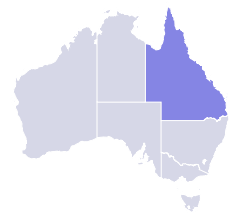
### Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.5%** **39 days**

1 year ago **-3.8%** **105 days**



# Cairns | QLD

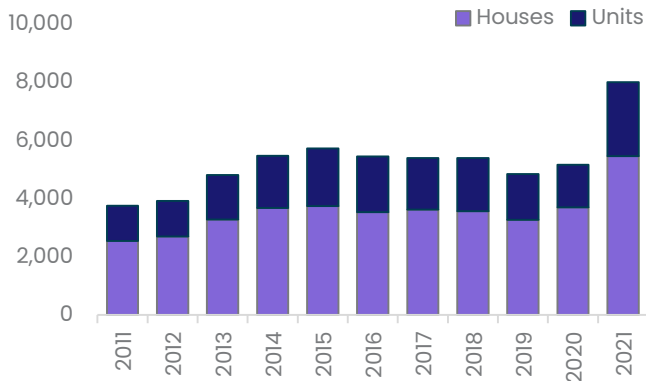
Based on the Cairns Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

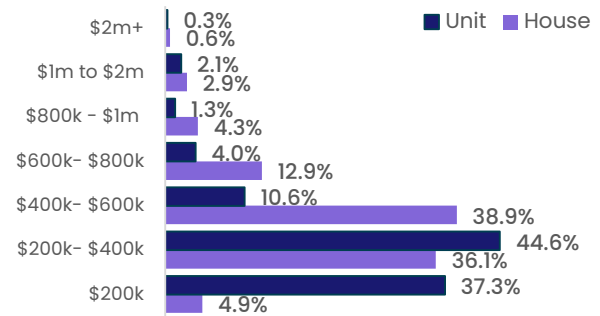
**8,008** 55.1% higher than one year ago, and 38.9% above the five year average for the region.

**47.5%**  
HOUSE SALES

**74.2%**  
UNIT SALES

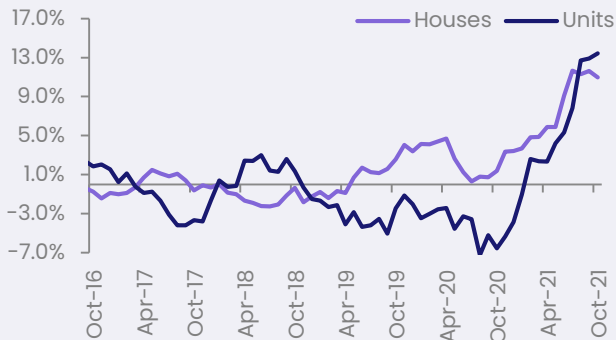


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



**HOUSES**  
**11.0%**

**UNITS**  
**13.4%**

Upper quartile **9.5%** **12.6%**

Lower quartile **13.4%** **15.0%**

Median Value **\$448,578** **\$249,887**



### Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-3.7%** **33 days**

1 year ago **-4.6%** **55 days**



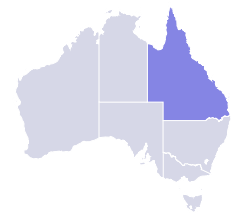
### Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **-3.8%** **40 days**

1 year ago **-4.8%** **66 days**




# Central Queensland | QLD

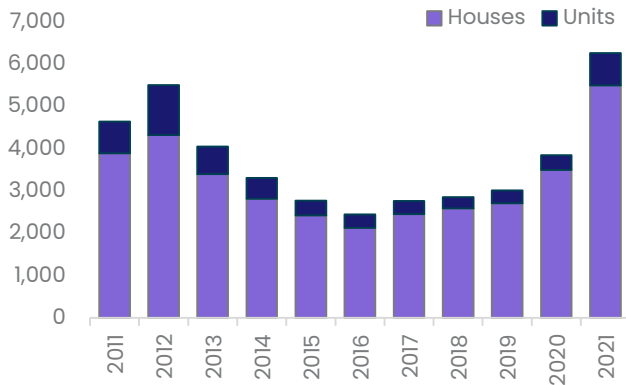
Based on the Central Queensland Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

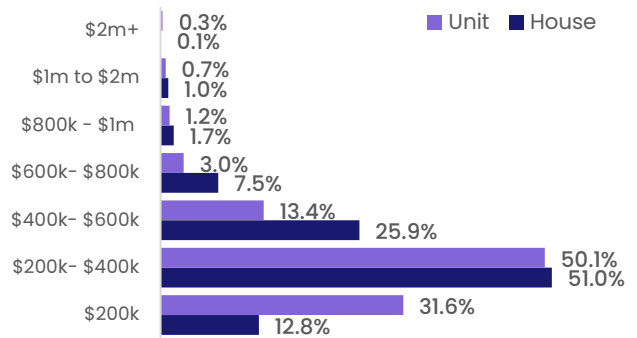
**6,254** 62.7% higher than one year ago, and 67.0% above the five year average for the region.

 **57.0%**  
HOUSE SALES

 **119.9%**  
UNIT SALES

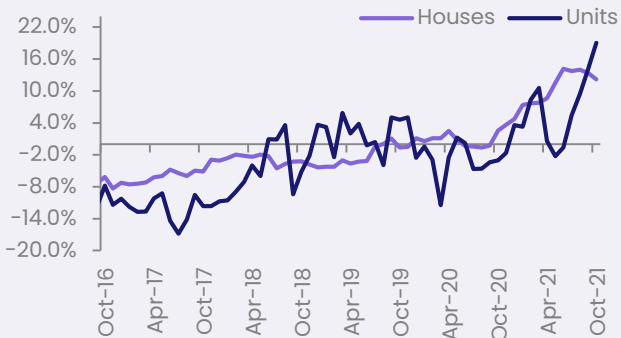


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



 HOUSES **12.2%**

 UNITS **19.1%**

Upper quartile **11.3%**

**14.7%**

Lower quartile **14.5%**

**25.5%**

Median Value **\$343,402**

**\$241,537**



### Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-3.9%** **41 days**

1 year ago **-5.3%** **61 days**



### Units

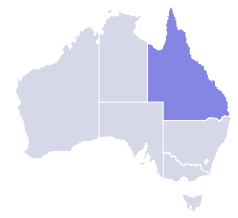
VENDOR DISCOUNTING

TIME ON MARKET

Current **-4.1%** **58 days**

1 year ago **-6.3%** **104 days**





# Gold Coast | QLD

Based on the Gold Coast Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

**23,216**

51.6% higher than one year ago, and 30.1% above the five year average for the region.



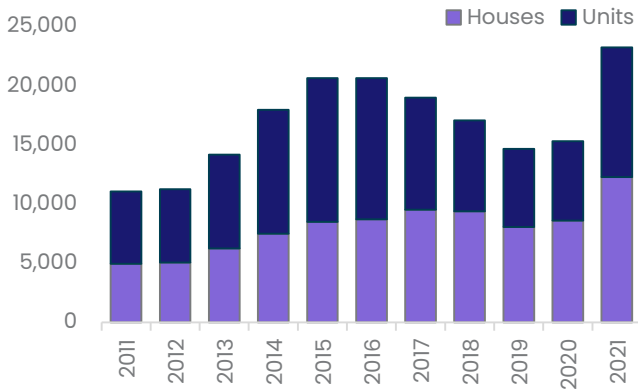
**42.9%**

HOUSE SALES

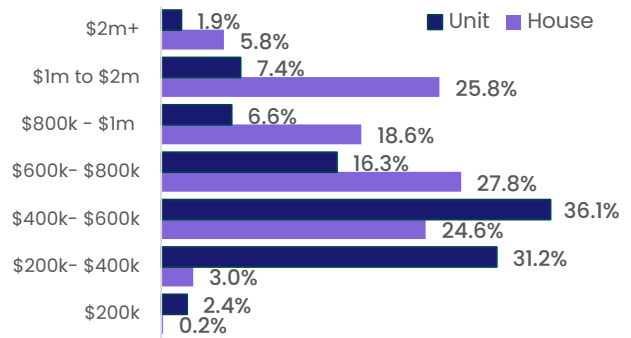


**62.8%**

UNIT SALES

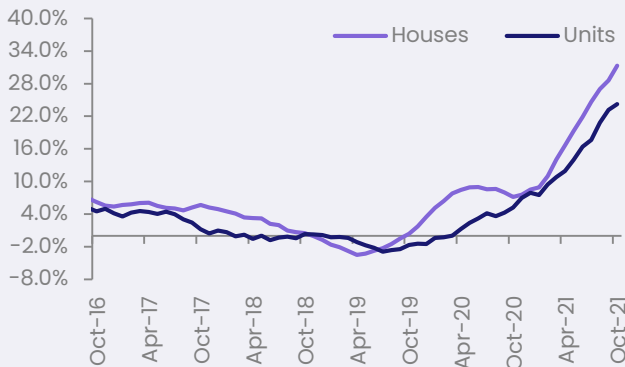


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES

**31.3%**



UNITS

**24.2%**

Upper quartile **34.1%**

**26.2%**

Lower quartile **27.7%**

**21.5%**

Median Value **\$914,028**

**\$561,707**



**Houses**

VENDOR DISCOUNTING

TIME ON MARKET

Current **-3.1%** **18 days**

1 year ago **-3.5%** **37 days**



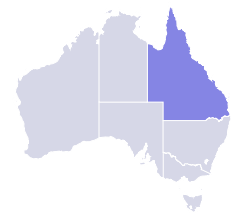
**Units**

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.9%** **26 days**

1 year ago **-3.9%** **51 days**



# Mackay – Isaac – Whitsunday | QLD

Based on the Mackay – Isaac - Whitsunday Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

**4,740**

62.5% higher than one year ago, and 60.6% above the five year average for the region.



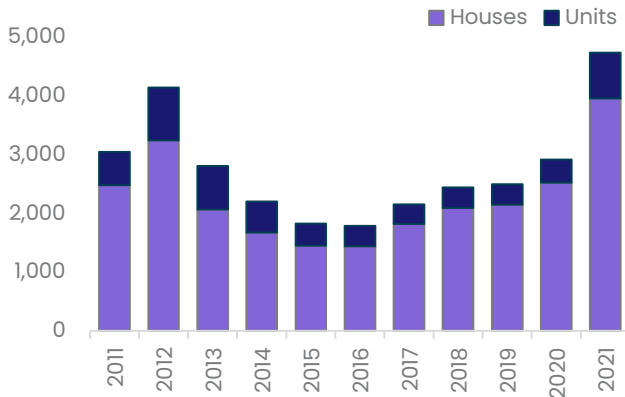
**56.9%**

HOUSE SALES

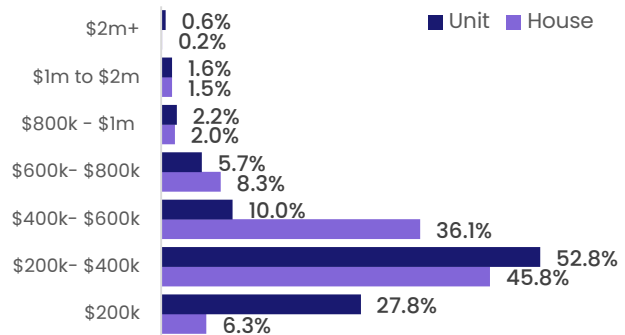


**98.7%**

UNIT SALES

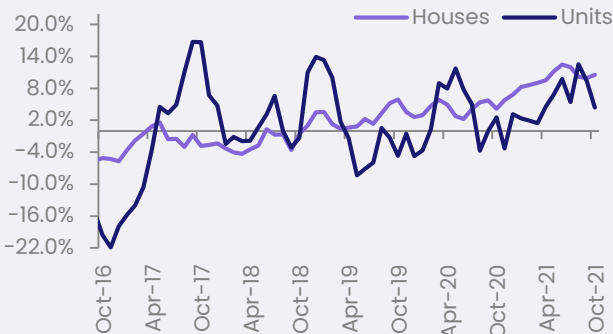


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES

**10.5%**



UNITS

**4.4%**

Upper quartile

**8.4%**

**1.2%**

Lower quartile

**15.8%**

**12.1%**

Median Value

**\$380,824**

**\$250,830**



Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current

**-4.3%**

**36 days**

1 year ago

**-5.0%**

**50 days**



Units

VENDOR DISCOUNTING

TIME ON MARKET

Current

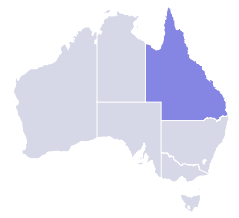
**-4.4%**

**51 days**

1 year ago

**-5.0%**

**77 days**



# Sunshine Coast | QLD

Based on the Sunshine Coast Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

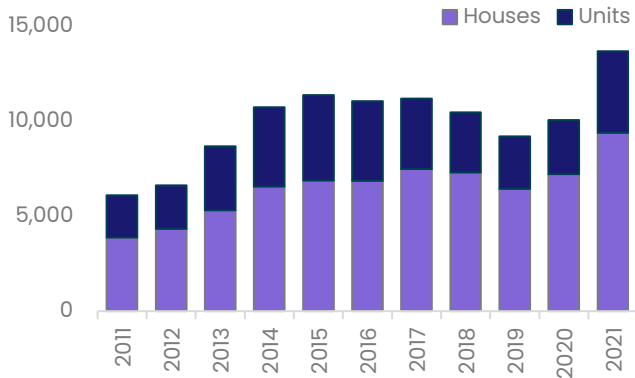
**13,662** 36.0% higher than one year ago, and 25.3% above the five year average for the region.



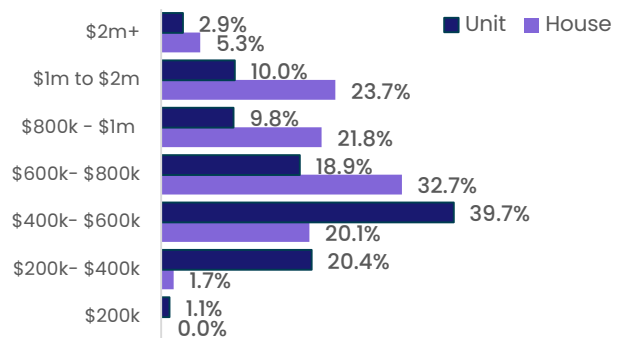
**30.1%**  
HOUSE SALES



**50.9%**  
UNIT SALES

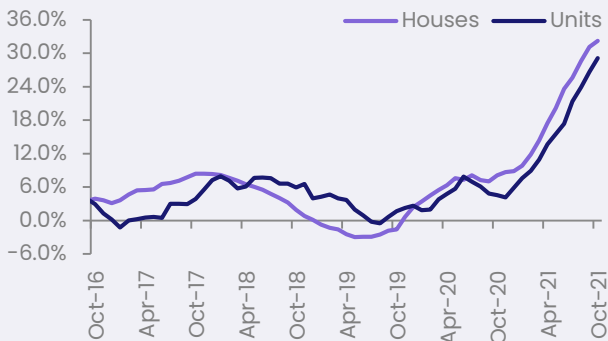


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES  
**32.3%**



UNITS  
**29.1%**

Upper quartile **32.7%**

**30.1%**

Lower quartile **32.8%**

**30.7%**

Median Value **\$946,405**

**\$653,274**



### Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.8%** **18 days**

1 year ago **-3.2%** **42 days**



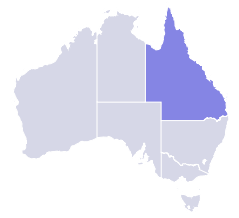
### Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.7%** **23 days**

1 year ago **-3.1%** **47 days**





# Toowoomba | QLD

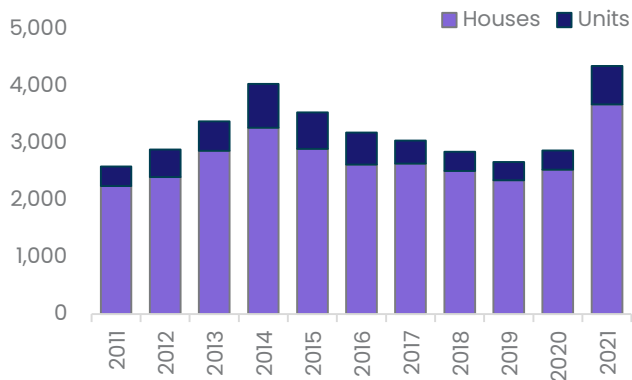
Based on the Toowoomba Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

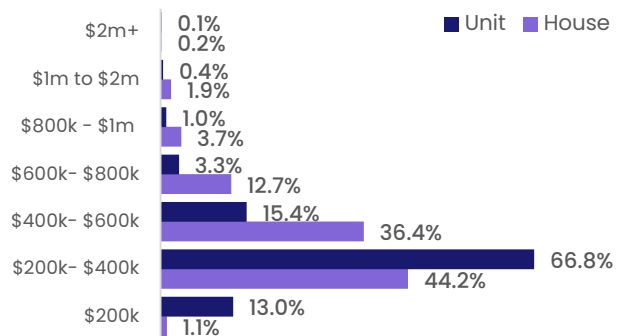
**4,345** 51.6% higher than one year ago, and 37.9% above the five year average for the region.

 **45.2%**  
HOUSE SALES

 **99.7%**  
UNIT SALES

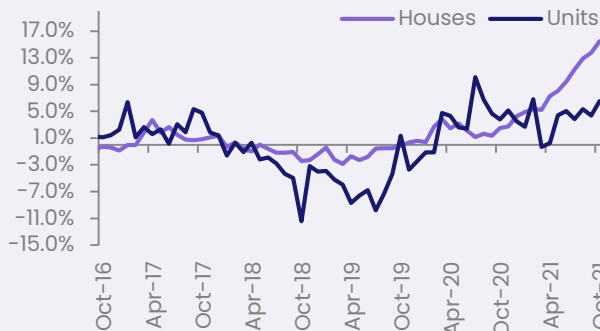


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



 HOUSES **15.5%**

 UNITS **6.5%**

Upper quartile **14.3%**

**2.4%**

Lower quartile **17.7%**

**13.4%**

Median Value **\$454,911**

**\$284,499**



### Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.9%** **21 days**

1 year ago **-3.9%** **45 days**



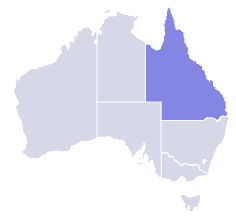
### Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **-3.0%** **43 days**

1 year ago **-4.0%** **81 days**



# Townsville | QLD

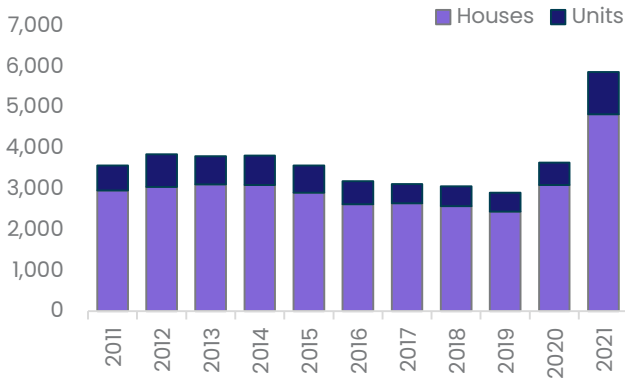
Based on the Townsville Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

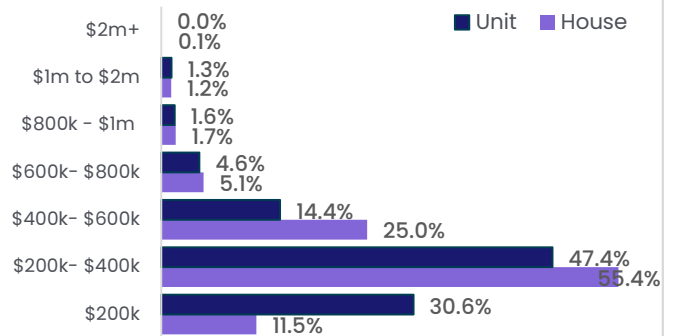
**5,866** 61.2% higher than one year ago, and 57.7% above the five year average for the region.

**56.2%** HOUSE SALES

**88.9%** UNIT SALES

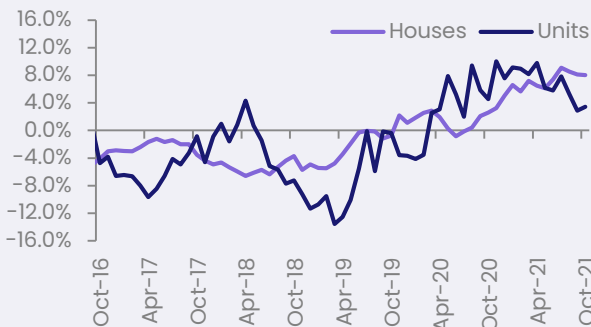


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



**8.0%** HOUSES

**3.4%** UNITS

Upper quartile **7.2%**

**1.0%**

Lower quartile **11.7%**

**12.6%**

Median Value **\$344,312**

**\$243,974**



### Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-4.5%** **35 days**

1 year ago **-5.9%** **55 days**



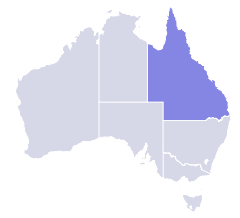
### Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **-5.0%** **52 days**

1 year ago **-6.9%** **72 days**



# Wide Bay | QLD

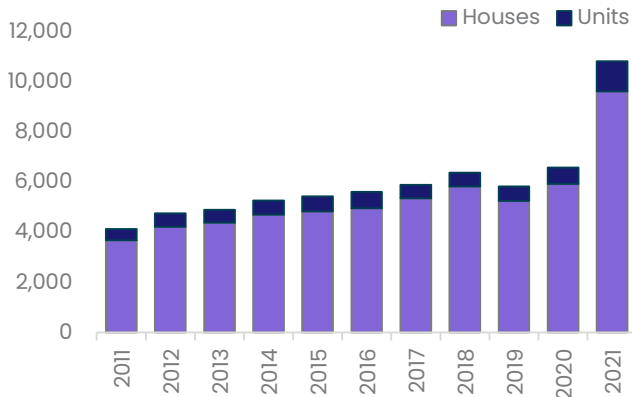
Based on the Wide Bay Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

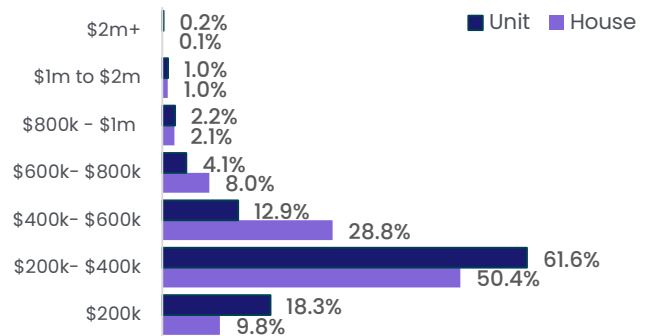
**10,844** 64.5% higher than one year ago, and 52.5% above the five year average for the region.

**62.3%**  
HOUSE SALES

**84.9%**  
UNIT SALES

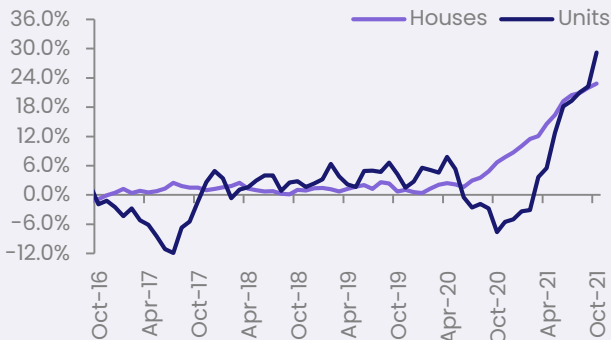


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



**22.9%**  
HOUSES

**29.2%**  
UNITS

Upper quartile **24.0%**

**29.7%**

Lower quartile **19.2%**

**34.6%**

Median Value **\$402,439**

**\$293,490**



### Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-3.1%** **30 days**

1 year ago **-4.2%** **60 days**



### Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **-3.0%** **35 days**

1 year ago **-4.4%** **98 days**



# South East | SA

Based on the South East Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

**5,200**

48.7% higher than one year ago, and 37.5% above the five year average for the region.



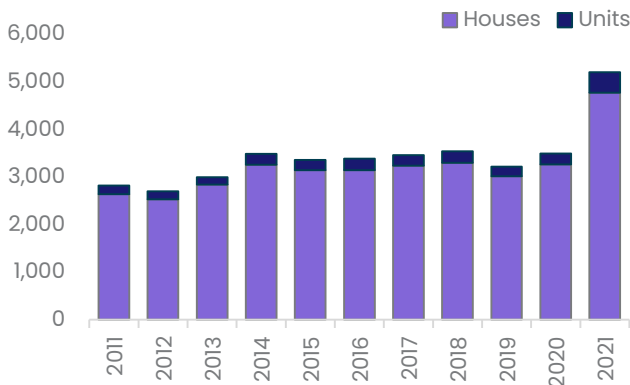
**46.1%**

HOUSE SALES

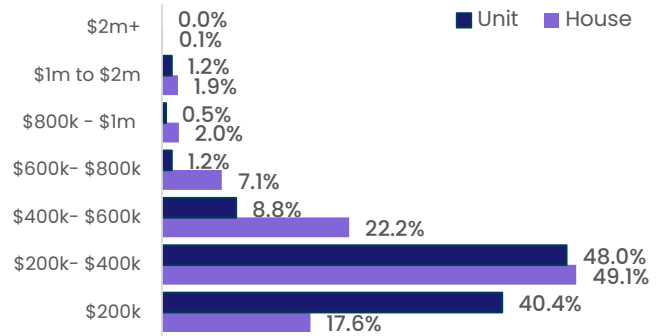


**86.1%**

UNIT SALES

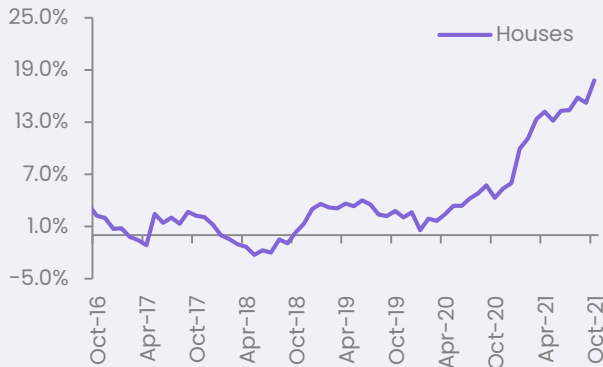


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES

**17.8%**



UNITS

**n.a**

Upper quartile **19.4%**

**n.a**

Lower quartile **18.3%**

**n.a**

Median Value **\$335,494**

**n.a**



Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-3.1%** **51 days**

1 year ago **-4.0%** **82 days**



Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **n.a** **n.a**

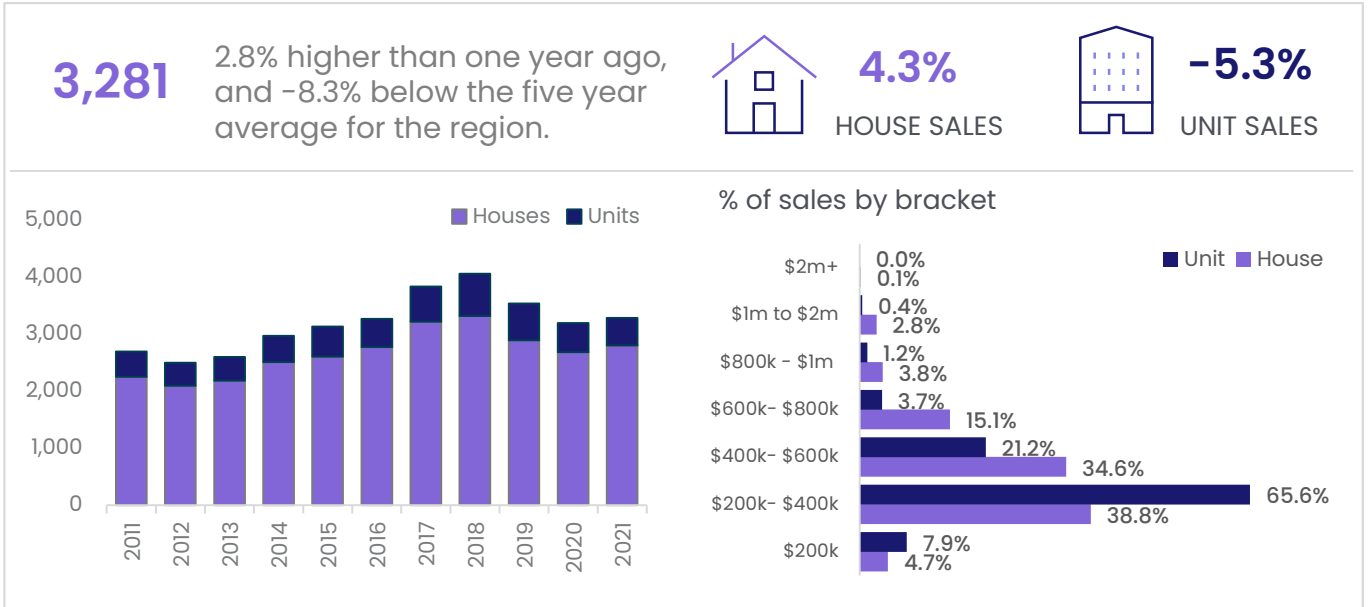
1 year ago **n.a** **n.a**



# Launceston and North East | TAS

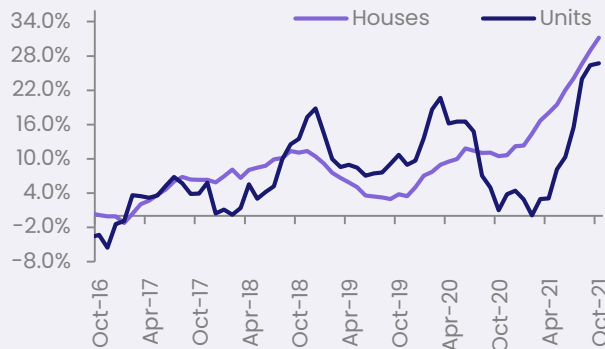
Based on the Launceston and North East Statistical Area Level 4 region


## Annual Dwelling Sales August 2021



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



 **HOUSES**  
**31.2%**

 **UNITS**  
**26.7%**

Upper quartile **30.1%**

**21.9%**

Lower quartile **34.6%**

**33.7%**

Median Value **\$492,459**

**\$369,914**



### Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-3.0%** **19 days**

1 year ago **-3.4%** **26 days**



### Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.0%** **13 days**

1 year ago **-2.6%** **22 days**





# Ballarat | VIC

Based on the Ballarat Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

**3,922**

27.9% higher than one year ago, and 14.6% above the five year average for the region.



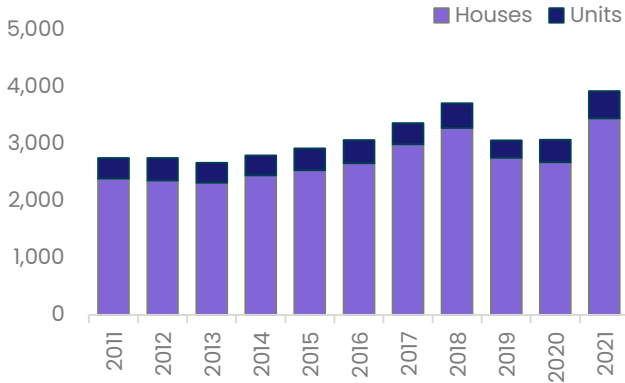
**28.7%**

HOUSE SALES

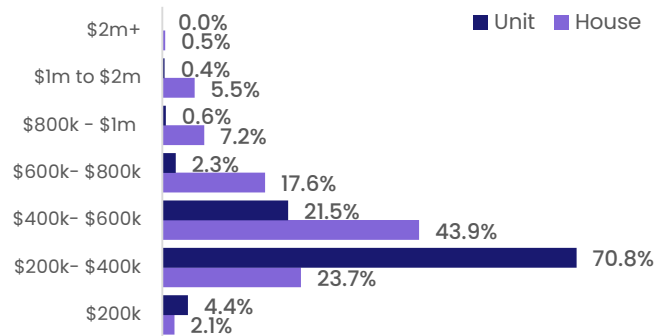


**22.5%**

UNIT SALES

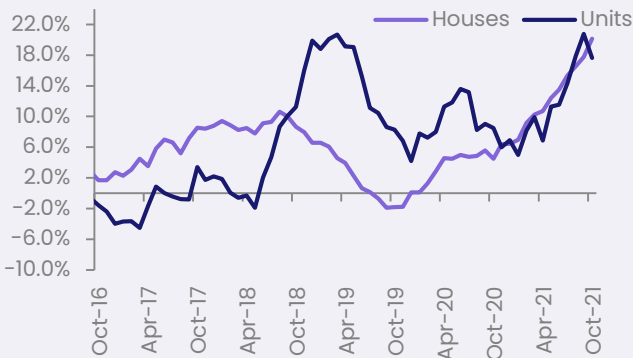


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES

**20.1%**



UNITS

**17.7%**

Upper quartile **18.7%**

**14.2%**

Lower quartile **21.2%**

**19.3%**

Median Value **\$586,889**

**\$369,067**



**Houses**

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.3%** **18 days**

1 year ago **-2.6%** **26.5 day**



**Units**

VENDOR DISCOUNTING

TIME ON MARKET

Current **-1.7%** **21 days**

1 year ago **-2.8%** **28 days**



# Geelong | VIC

Based on the Geelong Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

**7,617**

30.9% higher than one year ago, and 15.4% above the five year average for the region.



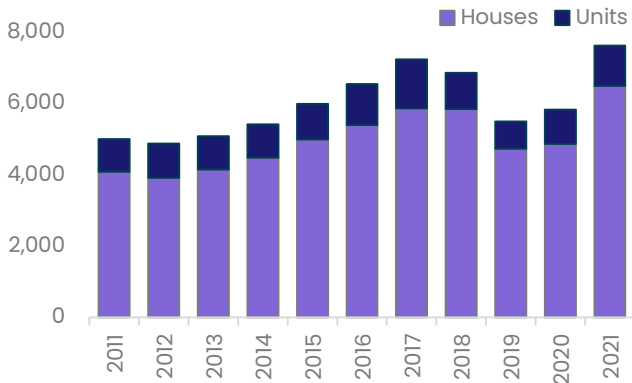
**33.4%**

HOUSE SALES

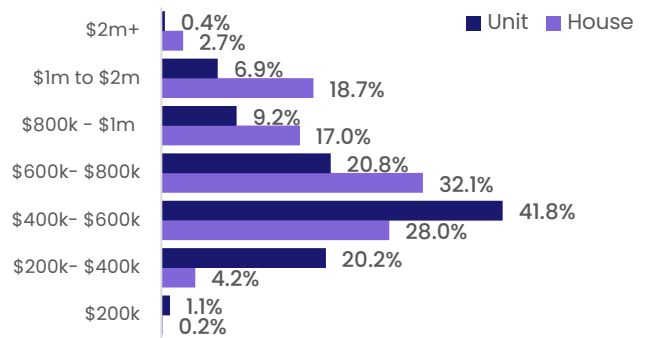


**18.2%**

UNIT SALES

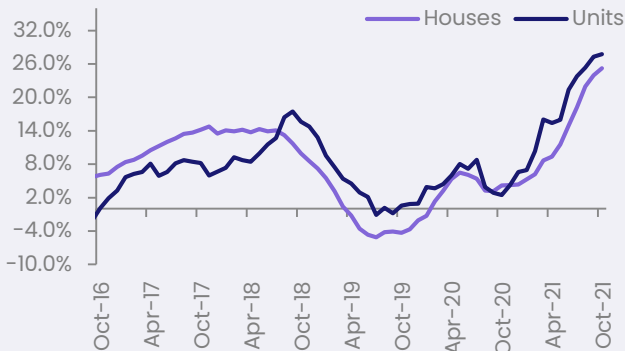


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES

**25.2%**



UNITS

**27.8%**

Upper quartile **27.1%**

**31.1%**

Lower quartile **24.7%**

**25.2%**

Median Value **\$796,608**

**\$550,055**



Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.3%** **21 days**

1 year ago **-3.0%** **37 days**



Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.0%** **23 days**

1 year ago **-2.6%** **37 days**




# Hume | VIC

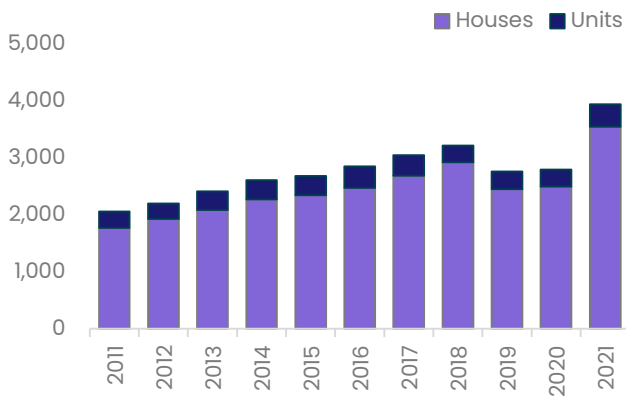
Based on the Hume Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

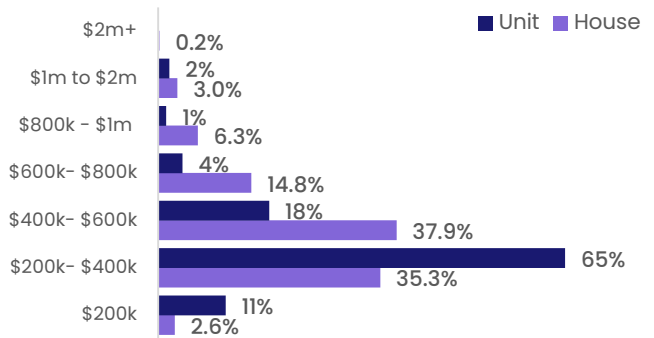
**3,934** 41.0% higher than one year ago, and 25.0% above the five year average for the region.

 **42.0%**  
HOUSE SALES

 **32.8%**  
UNIT SALES

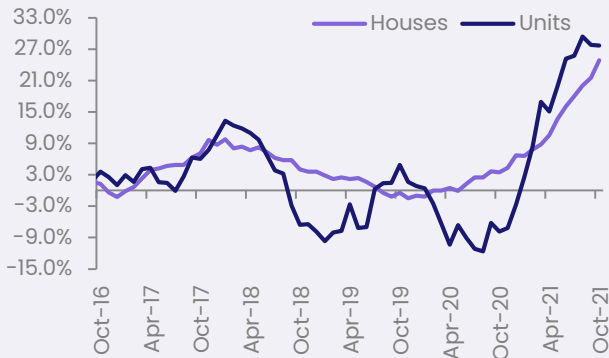


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



 HOUSES **24.9%**

 UNITS **27.7%**

Upper quartile **21.7%**

**18.9%**

Lower quartile **29.9%**

**35.8%**

Median Value **\$511,050**

**\$323,098**



### Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-1.9%** **28 days**

1 year ago **-3.0%** **50 days**



### Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **-1.6%** **28 days**

1 year ago **-3.2%** **55 days**



# Latrobe – Gippsland | VIC

Based on the Latrobe – Gippsland Statistical Area Level 4 region

## Annual Dwelling Sales August 2021

**8,708**

43.5% higher than one year ago, and 28.7% above the five year average for the region.



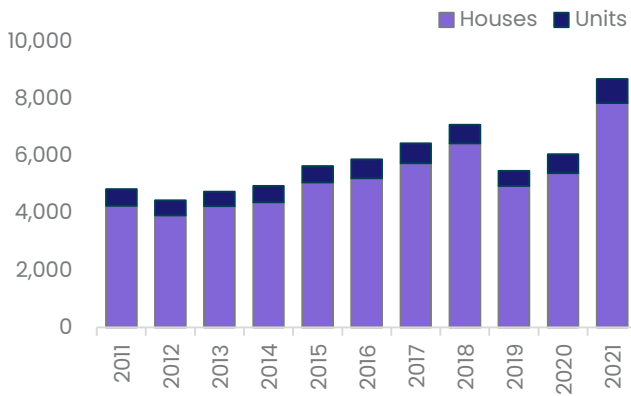
**45.5%**

HOUSE SALES

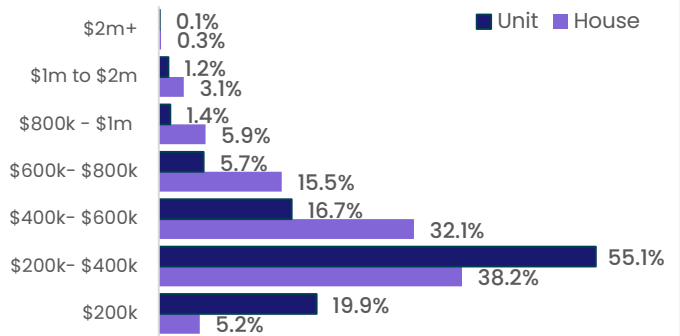


**27.5%**

UNIT SALES

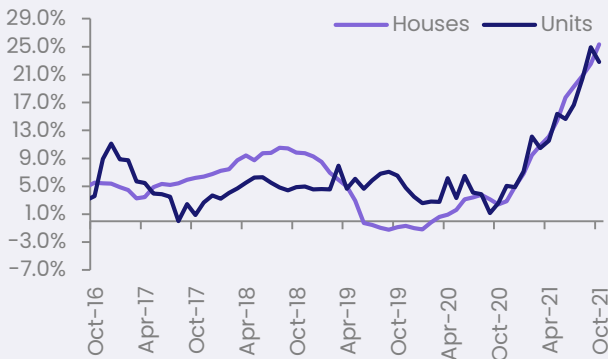


### % of sales by bracket



## Home Value Index October 2021

The change in house and unit values over the year to October 2021 is recorded at:



HOUSES

**25.3%**



UNITS

**22.8%**

Upper quartile **26.3%**

**22.5%**

Lower quartile **26.0%**

**23.0%**

Median Value **\$544,972**

**\$330,883**



Houses

VENDOR DISCOUNTING

TIME ON MARKET

Current **-2.0%** **28 days**

1 year ago **-3.3%** **54 days**



Units

VENDOR DISCOUNTING

TIME ON MARKET

Current **-1.7%** **33 days**

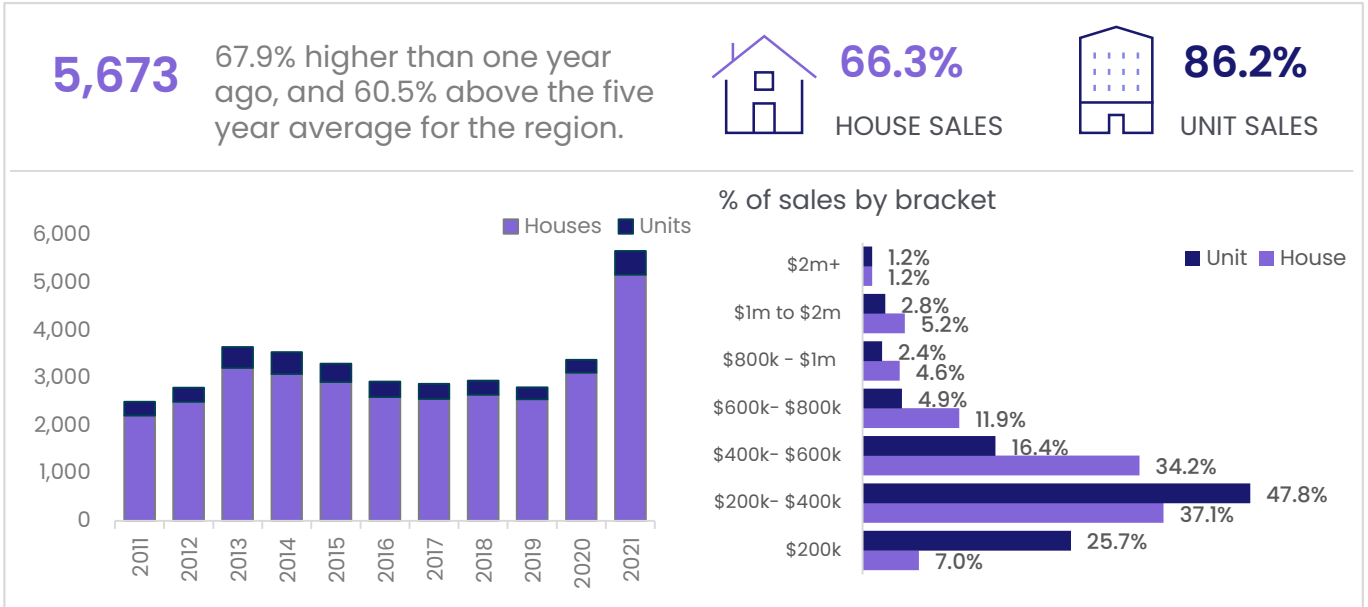
1 year ago **-3.0%** **63 days**



# Bunbury | WA

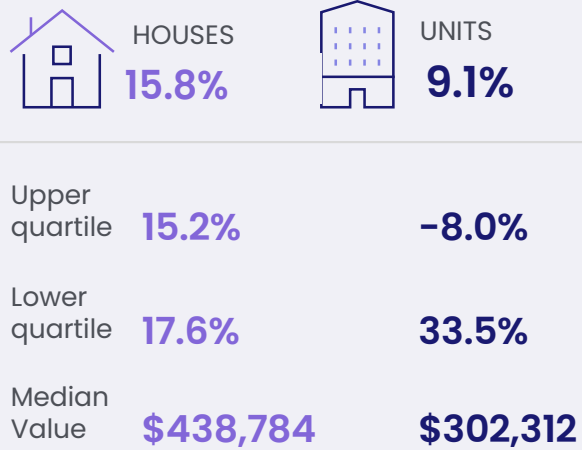
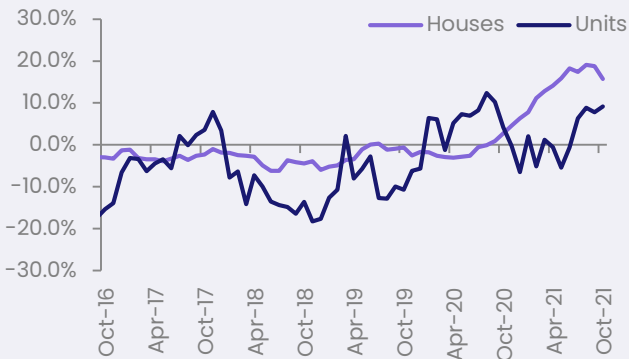
Based on the Bunbury Statistical Area Level 4 region


## Annual Dwelling Sales August 2021



## Home Value Index October 2021


The change in house and unit values over the year to October 2021 is recorded at:





**Houses**

	VENDOR DISCOUNTING	TIME ON MARKET
Current	<b>-2.9%</b>	<b>34 days</b>
1 year ago	<b>-4.1%</b>	<b>71 days</b>



**Units**

	VENDOR DISCOUNTING	TIME ON MARKET
Current	<b>-3.9%</b>	<b>58 days</b>
1 year ago	<b>-5.6%</b>	<b>94 days</b>

# Regional Council Tables

Data to October 2021 (\*data to August 2021)

Council Region	Property type	Number of Sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
NSW							
Albury (C)	Houses	1,350	35.7%	\$470,249	22.3%	29	-2.0%
Albury (C)	Units	304	32.8%	\$283,937	16.6%	31	-1.6%
Armidale Regional (A)	Houses	781	85.5%	\$362,015	14.1%	58	-2.8%
Armidale Regional (A)	Units	86	152.9%	\$237,869	43.0%	71	-3.4%
Ballina (A)	Houses	746	22.3%	\$1,066,601	34.8%	31	-2.1%
Ballina (A)	Units	381	37.5%	\$685,178	28.8%	28	-2.0%
Balranald (A)	Houses	30	-3.2%	\$195,783	14.3%	67	
Bathurst Regional (A)	Houses	1,234	57.4%	\$570,969	22.5%	36	-1.7%
Bathurst Regional (A)	Units	123	73.2%	\$335,888	10.6%	48	-2.5%
Bega Valley (A)	Houses	924	68.0%	\$703,931	23.6%	51	-2.0%
Bega Valley (A)	Units	267	32.8%	\$422,833	22.2%	49	-1.5%
Bellingen (A)	Houses	284	35.9%	\$756,149	32.4%	37	-2.6%
Berrigan (A)	Houses	279	60.3%	\$304,067	26.3%	69	-3.1%
Bland (A)	Houses	142	42.0%	\$206,557	8.6%	70	-6.3%
Blayney (A)	Houses	183	41.9%	\$472,477	30.7%	44	-2.7%
Byron (A)	Houses	782	39.6%	\$1,744,707	39.7%	33	-4.0%
Byron (A)	Units	281	15.2%	\$1,190,511	30.9%	33	-3.1%
Cabonne (A)	Houses	252	46.5%	\$365,523	31.0%	64	-2.2%
Carrathool (A)	Houses	31	-22.5%	\$222,470	35.5%		
Cessnock (C)	Houses	1,775	36.1%	\$547,448	30.2%	22	-2.2%
Cessnock (C)	Units	193	89.2%	\$356,101	17.4%	29	-1.9%
Clarence Valley (A)	Houses	1,270	34.0%	\$528,273	26.3%	39	-2.0%
Clarence Valley (A)	Units	183	38.6%	\$494,756	45.6%	35	-1.8%
Coffs Harbour (C)	Houses	1,391	29.0%	\$758,010	31.3%	29	-1.9%
Coffs Harbour (C)	Units	494	23.8%	\$521,569	38.0%	33	-1.8%
Coolamon (A)	Houses	117	37.6%	\$245,655	19.4%	72	-6.0%
Cowra (A)	Houses	344	48.9%	\$304,909	23.0%	40	-2.4%
Dungog (A)	Houses	223	19.9%	\$628,856	27.1%	34	-1.5%
Edward River (A)	Houses	258	49.1%	\$252,034	19.8%	44	-3.6%
Eurobodalla (A)	Houses	1,255	34.2%	\$731,239	26.6%	41	-1.9%
Eurobodalla (A)	Units	254	35.1%	\$465,207	24.4%	45	-1.2%
Federation (A)	Houses	319	13.1%	\$353,854	27.0%	39	-1.7%
Federation (A)	Units	62	40.9%	\$284,156	26.6%	46	-1.6%
Forbes (A)	Houses	222	22.7%	\$293,752	13.2%	59	-3.9%
Gilgandra (A)	Houses	93	97.9%	\$168,965	7.5%	62	-4.9%
Glen Innes Severn (A)	Houses	266	81.0%	\$240,223	21.8%	81	-4.4%
Goulburn Mulwaree (A)	Houses	892	45.0%	\$533,392	22.8%	40	-2.8%
Goulburn Mulwaree (A)	Units	83	76.6%	\$381,545	14.6%	37	-1.0%
Greater Hume Shire (A)	Houses	253	36.0%	\$278,775	19.9%	48	-3.4%
Griffith (C)	Houses	352	-6.6%	\$427,485	24.0%	36	-3.0%

# Regional Council Tables

Data to October 2021 (\*data to August 2021)

Council Region	Property type	Number of Sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
NSW							
Gundagai (A)	Houses	259	16.7%	\$265,043	21.7%	82	-5.4%
Gunnedah (A)	Houses	303	53.8%	\$307,302	16.7%	74	-3.7%
Gunnedah (A)	Units	22	100.0%	\$231,926	26.3%		
Gwydir (A)	Houses	122	165.2%	\$184,005	17.7%	134	-7.2%
Hay (A)	Houses	62	29.2%	\$147,565	18.4%	92	-7.3%
Hilltops (A)	Houses	517	44.8%	\$319,014	12.3%	58	-3.4%
Hilltops (A)	Units	33	371.4%	\$261,355	15.5%	57	-3.1%
Inverell (A)	Houses	445	87.8%	\$289,792	20.1%	53	-2.8%
Junee (A)	Houses	126	48.2%	\$262,596	8.8%	48	-1.7%
Kempsey (A)	Houses	652	31.5%	\$510,394	35.3%	48	-2.3%
Kempsey (A)	Units	66	3.1%	\$424,501	24.8%	29	-1.1%
Kiama (A)	Houses	412	13.5%	\$1,511,874	39.5%	20	-2.8%
Kiama (A)	Units	129	27.7%	\$836,529	27.0%	30	-4.1%
Kyogle (A)	Houses	240	37.1%	\$426,265	32.6%	49	-2.6%
Lachlan (A)	Houses	137	90.3%	\$173,314	21.5%	98	-6.7%
Lake Macquarie (C)	Houses	4,281	31.4%	\$787,851	32.2%	20	-2.6%
Lake Macquarie (C)	Units	763	42.1%	\$579,794	14.4%	28	-2.1%
Leeton (A)	Houses	230	18.6%	\$271,595	18.6%	57	-3.0%
Leeton (A)	Units	25	31.6%	\$234,069	26.3%		
Lismore (C)	Houses	959	34.1%	\$570,680	32.2%	32	-2.4%
Lismore (C)	Units	112	14.3%	\$375,792	20.0%	31	-1.4%
Lithgow (C)	Houses	531	46.7%	\$399,948	16.8%	46	-2.4%
Liverpool Plains (A)	Houses	247	97.6%	\$224,329	25.1%	67	-3.3%
Lockhart (A)	Houses	67	81.1%	\$244,920	15.0%	59	-5.0%
Maitland (C)	Houses	2,119	26.5%	\$684,217	31.5%	20	-1.8%
Maitland (C)	Units	214	32.9%	\$410,255	17.9%	23	-1.2%
Mid-Coast (A)	Houses	2,759	41.6%	\$625,580	26.5%	35	-2.1%
Mid-Coast (A)	Units	639	52.5%	\$484,619	21.9%	35	-1.4%
Mid-Western Regional (A)	Houses	768	28.0%	\$558,498	24.4%	36	-1.9%
Mid-Western Regional (A)	Units	50	35.1%	\$390,403	21.3%	25	
Murray River (A)	Houses	304	44.1%	\$471,879	22.5%	41	-3.2%
Murray River (A)	Units	59	110.7%	\$289,424	13.4%	53	-3.3%
Murrumbidgee (A)	Houses	84	82.6%	\$220,355	27.8%	78	-2.8%
Muswellbrook (A)	Houses	537	65.2%	\$331,338	20.3%	36	-2.0%
Muswellbrook (A)	Units	81	224.0%	\$230,643	8.8%	70	-2.8%
Nambucca (A)	Houses	430	29.9%	\$574,222	34.1%	42	-2.6%
Nambucca (A)	Units	49	16.7%	\$462,673	31.4%	37	-0.7%
Narrandera (A)	Houses	160	48.1%	\$220,979	33.1%	55	-4.3%
Narromine (A)	Houses	150	66.7%	\$251,634	15.5%	63	-5.7%

# Regional Council Tables

Data to October 2021 (\*data to August 2021)

Council Region	Property type	Number of Sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
NSW							
Newcastle (C)	Houses	2,863	20.5%	\$866,529	30.3%	20	-3.0%
Newcastle (C)	Units	1,365	44.4%	\$659,649	18.0%	28	-2.3%
Oberon (A)	Houses	128	58.0%	\$405,577	25.2%	70	-3.6%
Orange (C)	Houses	1,126	25.3%	\$591,500	32.4%	32	-1.4%
Orange (C)	Units	105	43.8%	\$377,726	24.4%	32	0.0%
Parkes (A)	Houses	392	46.8%	\$300,308	17.1%	76	-4.5%
Port Macquarie-Hastings (A)	Houses	1,864	29.2%	\$778,511	27.3%	28	-2.1%
Port Macquarie-Hastings (A)	Units	602	39.4%	\$508,982	22.9%	22	-1.4%
Port Stephens (A)	Houses	1,649	31.4%	\$782,483	32.4%	25	-1.6%
Port Stephens (A)	Units	473	56.6%	\$565,873	19.6%	31	-2.0%
Queanbeyan-Palerang Regional (A)	Houses	1,134	8.1%	\$850,902	22.8%	42	-2.2%
Queanbeyan-Palerang Regional (A)	Units	514	44.0%	\$359,939	21.1%	41	-1.9%
Richmond Valley (A)	Houses	481	40.2%	\$441,988	29.9%	43	-1.7%
Richmond Valley (A)	Units	76	72.7%	\$429,000	22.8%	57	-2.1%
Shellharbour (C)	Houses	1,354	10.9%	\$859,603	27.6%	21	-1.6%
Shellharbour (C)	Units	394	24.3%	\$621,974	27.5%	28	-2.0%
Shoalhaven (C)	Houses	3,241	43.9%	\$837,955	37.4%	33	-2.9%
Shoalhaven (C)	Units	360	44.0%	\$542,003	22.4%	35	-2.1%
Singleton (A)	Houses	619	31.4%	\$587,799	21.4%	40	-1.7%
Singleton (A)	Units	85	57.4%	\$307,729	19.0%	39	-0.6%
Snowy Monaro Regional (A)	Houses	527	48.9%	\$443,280	24.4%	54	-3.8%
Snowy Monaro Regional (A)	Units	123	59.7%	\$610,262	39.2%	46	-1.3%
Snowy Valleys (A)	Houses	383	47.9%	\$334,150	31.3%	48	-2.7%
Tamworth Regional (A)	Houses	1,651	61.1%	\$373,358	17.1%	49	-3.0%
Tamworth Regional (A)	Units	111	136.2%	\$232,250	27.1%	69	-4.6%
Temora (A)	Houses	130	34.0%	\$266,451	16.2%	62	-3.1%
Tenterfield (A)	Houses	224	91.5%	\$298,419	27.8%	77	-4.0%
Tweed (A)	Houses	1,784	37.8%	\$962,070	27.9%	29	-2.6%
Tweed (A)	Units	1,214	34.7%	\$638,690	23.7%	26	-1.9%
Upper Hunter Shire (A)	Houses	410	54.7%	\$356,663	19.5%	50	-3.2%
Upper Hunter Shire (A)	Units	27	107.7%	\$252,123	8.3%	63	
Upper Lachlan Shire (A)	Houses	192	50.0%	\$506,010	21.4%	56	-1.3%
Uralla (A)	Houses	143	52.1%	\$370,211	21.2%	85	-3.6%
Wagga Wagga (C)	Houses	1,682	31.1%	\$403,507	15.1%	38	-2.3%
Wagga Wagga (C)	Units	177	41.6%	\$289,230	24.8%	37	-1.9%
Walcha (A)	Houses	61	48.8%	\$252,909	9.5%	89	-6.0%
Warrumbungle Shire (A)	Houses	259	76.2%	\$194,818	17.6%	99	-6.1%



# Regional Council Tables

Data to October 2021 (\*data to August 2021)

Council Region	Property type	Number of Sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
<b>NSW</b>							
Wingecarribee (A)	Houses	1,656	46.2%	\$1,172,036	33.0%	32	-2.9%
Wingecarribee (A)	Units	197	65.5%	\$745,852	26.7%	51	-2.8%
Wollongong (C)	Houses	2,680	18.7%	\$989,467	27.4%	18	-2.4%
Wollongong (C)	Units	1,684	46.2%	\$689,535	21.8%	21	-2.1%
Yass Valley (A)	Houses	351	32.0%	\$738,838	10.4%	52	-2.1%
<b>Vic</b>							
Alpine (S)	Houses	302	25.3%	\$684,884	31.3%	32	-1.1%
Alpine (S)	Units	49	22.5%	\$472,271	25.0%	29	-0.6%
Ararat (RC)	Houses	245	34.6%	\$302,236	29.2%	24	-3.3%
Ballarat (C)	Houses	2,384	21.3%	\$583,371	20.5%	16	-2.2%
Ballarat (C)	Units	421	23.5%	\$368,988	17.5%	20	-1.7%
Bass Coast (S)	Houses	1,404	43.3%	\$774,951	32.3%	25	-1.6%
Bass Coast (S)	Units	185	50.4%	\$509,501	22.2%	26	-1.1%
Baw Baw (S)	Houses	1,220	44.9%	\$635,891	20.4%	24	-2.2%
Baw Baw (S)	Units	117	-7.9%	\$396,388	20.0%	24	-3.0%
Benalla (RC)	Houses	308	44.6%	\$401,907	24.1%	31	-2.1%
Benalla (RC)	Units	27	-6.9%	\$298,759	23.9%	23	
Campaspe (S)	Houses	671	48.1%	\$400,070	13.8%	38	-1.9%
Campaspe (S)	Units	85	51.8%	\$311,738	30.5%	44	-1.8%
Central Goldfields (S)	Houses	316	55.7%	\$345,949	20.2%	26	-2.7%
Central Goldfields (S)	Units	33	83.3%	\$301,258	23.7%	28	-2.0%
Colac-Otway (S)	Houses	452	31.4%	\$545,067	29.6%	27	-1.5%
Colac-Otway (S)	Units	51	30.8%	\$364,314	26.8%	22	-0.8%
Corangamite (S)	Houses	288	33.3%	\$350,509	29.0%	29	-2.7%
East Gippsland (S)	Houses	1,332	52.8%	\$488,628	20.3%	35	-1.9%
East Gippsland (S)	Units	118	16.8%	\$304,094	31.2%	51	-1.3%
Gannawarra (S)	Houses	238	36.0%	\$230,093	23.0%	65	-3.8%
Glenelg (S)	Houses	478	29.5%	\$340,659	16.5%	46	-4.0%
Glenelg (S)	Units	37	0.0%	\$255,217	27.7%	40	-3.4%
Golden Plains (S)	Houses	278	69.5%	\$820,629	26.3%	22	-2.2%
Greater Bendigo (C)	Houses	2,423	33.9%	\$538,903	21.8%	20	-1.9%
Greater Bendigo (C)	Units	331	25.9%	\$347,622	9.7%	21	-0.7%
Greater Geelong (C)	Houses	5,496	33.9%	\$772,058	24.1%	21	-2.3%
Greater Geelong (C)	Units	996	20.6%	\$537,764	26.2%	23	-2.2%
Greater Shepparton (C)	Houses	1,223	39.9%	\$415,697	18.0%	39	-1.5%
Greater Shepparton (C)	Units	138	27.8%	\$249,542	18.9%	47	-2.4%
Hepburn (S)	Houses	379	41.4%	\$828,018	19.6%	21	-2.9%
Hindmarsh (S)	Houses	138	22.1%	\$172,921	32.4%	27	-2.6%

# Regional Council Tables

Data to October 2021 (\*data to August 2021)

Council Region	Property type	Number of Sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
Vic							
Horsham (RC)	Houses	460	29.2%	\$339,212	28.2%	17	-1.8%
Horsham (RC)	Units	62	59.0%	\$268,052	14.1%	43	-2.8%
Indigo (S)	Houses	279	105.1%	\$572,358	25.6%	32	-1.8%
Latrobe (C) (Vic.)	Houses	1,932	34.8%	\$381,193	21.2%	25	-2.0%
Latrobe (C) (Vic.)	Units	257	37.4%	\$248,788	23.7%	33	-1.9%
Loddon (S)	Houses	146	64.0%	\$225,255	15.9%	45	-2.9%
Mansfield (S)	Houses	297	109.2%	\$653,243	24.4%	40	-2.7%
Mansfield (S)	Units	25	108.3%	\$441,209	34.9%	56	-3.3%
Mildura (RC)	Houses	1,105	25.0%	\$378,107	12.0%	17	-2.3%
Mildura (RC)	Units	144	26.3%	\$235,972	9.8%	21	-3.8%
Mitchell (S)	Houses	765	44.1%	\$633,669	19.8%	31	-2.2%
Mitchell (S)	Units	47	-2.1%	\$390,721	20.9%	38	-2.0%
Moira (S)	Houses	639	62.6%	\$403,835	21.8%	56	-2.1%
Moira (S)	Units	96	9.1%	\$247,277	12.4%	49	-2.2%
Mount Alexander (S)	Houses	381	44.3%	\$673,588	19.7%	27	-1.5%
Moyne (S)	Houses	280	42.9%	\$703,370	28.4%	33	-2.4%
Murrindindi (S)	Houses	282	41.0%	\$572,668	23.8%	26	-2.1%
Northern Grampians (S)	Houses	236	8.3%	\$271,979	19.8%	24	-3.0%
Pyrenees (S)	Houses	101	23.2%	\$388,041	21.2%	24	-2.5%
Queenscliffe (B)	Houses	101	27.8%	\$1,487,340	28.2%	37	-2.6%
South Gippsland (S)	Houses	748	51.1%	\$579,836	29.1%	26	-2.0%
South Gippsland (S)	Units	41	2.5%	\$373,994	27.0%	29	-2.0%
Southern Grampians (S)	Houses	419	49.1%	\$329,154	24.4%	37	-2.4%
Strathbogie (S)	Houses	184	24.3%	\$462,676	23.6%	34	-1.7%
Surf Coast (S)	Houses	708	27.8%	\$1,419,993	29.9%	18	-2.0%
Swan Hill (RC)	Houses	301	25.4%	\$328,221	17.5%	20	-2.4%
Towong (S)	Houses	122	69.4%	\$333,311	21.1%	49	-4.4%
Wangaratta (RC)	Houses	527	25.8%	\$449,463	24.7%	15	-1.3%
Wangaratta (RC)	Units	64	68.4%	\$316,848	26.7%	21	-1.4%
Warrnambool (C)	Houses	664	21.4%	\$556,858	23.4%	25	-2.0%
Warrnambool (C)	Units	125	-2.3%	\$410,191	33.9%	23	-1.2%
Wellington (S)	Houses	1,232	56.3%	\$385,382	27.4%	39	-2.4%
Wellington (S)	Units	120	51.9%	\$269,750	14.4%	39	-1.9%
Wodonga (C)	Houses	908	35.5%	\$497,832	25.2%	29	-1.6%
Wodonga (C)	Units	133	31.7%	\$304,681	26.7%	28	-1.5%
Yarriambiack (S)	Houses	165	15.4%	\$153,038	31.5%	34	-3.2%

# Regional Council Tables

Data to October 2021 (\*data to August 2021)

Council Region	Property type	Number of Sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
Qld							
Bundaberg (R)	Houses	2,950	70.9%	\$345,934	18.9%	29	-2.7%
Burdekin (S)	Houses	323	43.6%	\$205,569	15.2%	65	-6.8%
Burdekin (S)	Units	31	106.7%	\$189,862	-13.5%	67	-6.0%
Cairns (R)	Houses	3,406	36.6%	\$496,169	10.4%	24	-3.2%
Cairns (R)	Units	1,990	76.6%	\$248,437	15.8%	34	-3.6%
Cassowary Coast (R)	Houses	662	74.7%	\$269,761	18.4%	84	-6.1%
Cassowary Coast (R)	Units	74	17.5%	\$211,663	0.4%	84	-6.0%
Central Highlands (R) (Qld)	Houses	491	43.1%	\$238,787	1.5%	71	-6.1%
Central Highlands (R) (Qld)	Units	54	80.0%	\$193,775	12.6%	100	-6.3%
Charters Towers (R)	Houses	259	102.3%	\$223,075	15.2%	103	-5.6%
Douglas (S)	Units	419	83.8%	\$290,879	8.5%	71	-4.6%
Fraser Coast (R)	Houses	3,614	51.2%	\$459,621	22.7%	28	-2.9%
Fraser Coast (R)	Units	568	97.9%	\$308,184	24.0%	32	-3.0%
Gladstone (R)	Houses	1,561	65.5%	\$363,882	13.2%	44	-3.3%
Gold Coast (C)	Houses	11,836	43.3%	\$922,409	31.4%	18	-3.1%
Gold Coast (C)	Units	10,926	62.6%	\$561,736	24.2%	26	-2.9%
Goondiwindi (R)	Houses	175	49.6%	\$280,615	12.9%	31	-3.0%
Gympie (R)	Houses	1,690	45.4%	\$502,764	32.3%	21	-2.9%
Gympie (R)	Units	187	73.1%	\$323,473	41.0%	27	-2.8%
Hinchinbrook (S)	Houses	226	49.7%	\$201,426	11.3%	111	-8.7%
Isaac (R)	Houses	284	34.0%	\$222,506	6.2%	64	-6.6%
Livingstone (S)	Houses	1,163	52.2%	\$500,766	15.6%	31	-3.4%
Livingstone (S)	Units	206	108.1%	\$339,233	24.8%	55	-3.3%
Mackay (R)	Houses	2,726	49.9%	\$403,705	10.2%	34	-4.1%
Maranoa (R)	Houses	230	87.0%	\$220,878	17.8%	90	-9.3%
Mareeba (S)	Houses	398	42.1%	\$372,371	7.2%	51	-3.9%
Noosa (S)	Houses	1,588	30.4%	\$1,206,611	34.2%	23	-3.2%
Noosa (S)	Units	814	37.3%	\$1,049,069	36.9%	25	-3.8%
North Burnett (R)	Houses	250	86.6%	\$163,644	15.0%	101	-7.3%
Rockhampton (R)	Houses	2,034	55.1%	\$313,476	12.5%	36	-4.1%
South Burnett (R)	Houses	1,136	115.6%	\$245,113	13.4%	57	-4.0%
South Burnett (R)	Units	57	171.4%	\$197,093	33.4%	47	-3.3%
Southern Downs (R)	Houses	1,074	112.7%	\$306,229	22.3%	55	-3.6%
Sunshine Coast (R)	Houses	7,786	30.1%	\$920,867	31.8%	17	-2.7%
Sunshine Coast (R)	Units	3,474	54.5%	\$616,405	26.7%	22	-2.5%
Tablelands (R)	Houses	695	65.1%	\$362,257	9.8%	58	-4.0%
Tablelands (R)	Units	51	75.9%	\$247,850	1.1%	107	-2.4%
Toowoomba (R)	Houses	3,894	51.1%	\$435,722	15.0%	22	-2.9%

# Regional Council Tables

Data to October 2021 (\*data to August 2021)

Council Region	Property type	Number of Sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
<b>Qld</b>							
Townsville (C)	Houses	4,023	55.4%	\$357,920	7.4%	31	-4.0%
Townsville (C)	Units	979	85.8%	\$249,033	3.8%	51	-4.8%
Western Downs (R)	Houses	651	56.1%	\$221,030	6.4%	62	-5.1%
Whitsunday (R)	Houses	951	92.5%	\$356,545	12.9%	41	-4.1%
Whitsunday (R)	Units	397	170.1%	\$297,358	12.3%	56	-4.0%
<b>SA</b>							
Alexandrina (DC)	Houses	846	25.7%	\$501,969	22.1%	38	-2.6%
Alexandrina (DC)	Units	40	14.3%	\$248,501	13.0%	21	
Barossa (DC)	Houses	455	26.0%	\$435,376	9.5%	42	-3.0%
Berri and Barmera (DC)	Houses	212	82.8%	\$237,972	21.0%	63	-3.7%
Ceduna (DC)	Houses	48	60.0%	\$215,275	21.2%	120	
Clare and Gilbert Valleys (DC)	Houses	215	29.5%	\$332,463	16.4%	60	-4.2%
Copper Coast (DC)	Houses	540	73.6%	\$306,444	12.7%	81	-3.8%
Franklin Harbour (DC)	Houses	32	68.4%	\$170,755	3.4%	75	
Grant (DC)	Houses	142	21.4%	\$378,920	11.2%	63	-2.3%
Kangaroo Island (DC)	Houses	145	68.6%	\$326,215	27.0%	71	-3.9%
Kingston (DC) (SA)	Houses	97	76.4%	\$289,296	3.9%	97	-3.4%
Light (RegC)	Houses	241	26.2%	\$445,930	14.4%	46	-3.1%
Loxton Waikerie (DC)	Houses	208	51.8%	\$244,240	16.5%	77	-4.2%
Mid Murray (DC)	Houses	246	79.6%	\$271,463	14.5%	71	-4.3%
Mount Gambier (C)	Houses	668	52.5%	\$284,408	11.8%	48	-2.7%
Mount Gambier (C)	Units	140	89.2%	\$204,404	6.2%	49	-2.4%
Murray Bridge (RC)	Houses	446	85.8%	\$278,347	19.8%	54	-2.6%
Murray Bridge (RC)	Units	48	128.6%	\$197,792	8.9%	71	-2.2%
Naracoorte and Lucindale (DC)	Houses	193	69.3%	\$236,104	1.5%	78	-4.8%
Port Lincoln (C)	Houses	301	60.1%	\$292,757	10.3%	64	-3.0%
Port Pirie City and Dists (M)	Houses	391	62.2%	\$154,490	14.6%	63	-5.4%
Renmark Paringa (DC)	Houses	162	11.7%	\$256,075	12.6%	55	-2.8%
Robe (DC)	Houses	75	50.0%	\$430,948	13.9%	60	-2.1%
Southern Mallee (DC)	Houses	21	5.0%	\$128,153	30.9%	74	-9.4%
Streaky Bay (DC)	Houses	48	152.6%	\$258,626	23.1%	77	-4.2%
Tatiara (DC)	Houses	131	27.2%	\$185,606	16.7%	65	-3.4%
The Coorong (DC)	Houses	104	42.5%	\$226,309	22.3%	67	-2.6%
Tumby Bay (DC)	Houses	51	82.1%	\$303,972	21.3%	57	-2.3%
Victor Harbor (C)	Houses	481	22.4%	\$513,208	23.3%	37	-2.1%
Victor Harbor (C)	Units	81	80.0%	\$308,597	7.4%	42	-1.9%
Wattle Range (DC)	Houses	350	70.7%	\$207,613	12.0%	78	-3.6%
Whyalla (C)	Houses	373	59.4%	\$178,922	8.1%	77	-6.4%

# Regional Council Tables

Data to October 2021 (\*data to August 2021)

Council Region	Property type	Number of Sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
<b>SA</b>							
Yankalilla (DC)	Houses	227	49.3%	\$480,788	19.1%	54	-2.3%
Yorke Peninsula (DC)	Houses	432	78.5%	\$281,796	16.4%	77	-4.2%
<b>WA</b>							
Albany (C)	Houses	995	62.1%	\$433,496	14.0%	30	-2.3%
Ashburton (S)	Houses	24	41.2%	\$306,961	5.4%		
Augusta-Margaret River (S)	Houses	555	63.2%	\$596,002	19.9%	33	-2.6%
Beverley (S)	Houses	32	39.1%	\$250,995	15.1%	138	-5.4%
Boyup Brook (S)	Houses	34	112.5%	\$199,406	12.6%	73	-3.6%
Bridgetown-Greenbushes (S)	Houses	248	158.3%	\$379,410	13.6%	63	-3.9%
Broome (S)	Houses	315	89.8%	\$576,145	33.6%	33	-2.9%
Bunbury (C)	Houses	731	62.1%	\$346,259	14.2%	41	-3.4%
Bunbury (C)	Units	191	40.4%	\$301,229	14.1%	54	-4.2%
Busselton (C)	Houses	1,435	60.3%	\$584,850	17.4%	20	-2.2%
Capel (S)	Houses	439	92.5%	\$423,837	12.3%	31	-2.3%
Carnarvon (S)	Houses	91	68.5%	\$228,940	45.9%	38	-6.9%
Chittering (S)	Houses	145	126.6%	\$637,600	19.9%	34	-2.8%
Collie (S)	Houses	250	55.3%	\$203,711	21.5%	50	-4.6%
Coolgardie (S)	Houses	99	65.0%	\$111,146	25.4%	54	-7.0%
Dandaragan (S)	Houses	145	98.6%	\$378,477	21.4%	97	-5.6%
Dardanup (S)	Houses	286	41.6%	\$423,306	16.2%	33	-2.8%
Denmark (S)	Houses	200	60.0%	\$508,519	15.9%	26	-2.7%
Donnybrook-Balingup (S)	Houses	134	57.6%	\$393,360	16.4%	33	-3.8%
East Pilbara (S)	Houses	94	36.2%	\$291,211	38.5%	21	-2.8%
Esperance (S)	Houses	329	71.4%	\$360,558	11.9%	50	-4.0%
Exmouth (S)	Houses	138	100.0%	\$524,198	10.7%	30	-3.9%
Gingin (S)	Houses	228	113.1%	\$425,942	27.6%	38	-4.4%
Greater Geraldton (C)	Houses	893	61.5%	\$316,467	26.2%	45	-4.0%
Harvey (S)	Houses	677	62.7%	\$420,241	11.4%	38	-2.8%
Irwin (S)	Houses	109	137.0%	\$348,393	8.9%	94	-5.1%
Jerramungup (S)	Houses	34	61.9%	\$341,301	18.6%	66	-4.9%
Kalgoorlie/Boulder (C)	Houses	716	66.1%	\$306,973	11.8%	42	-3.8%
Kalgoorlie/Boulder (C)	Units	106	107.8%	\$194,959	5.9%	52	-3.4%
Karratha (C)	Houses	400	35.1%	\$497,570	9.2%	27	-2.4%
Katanning (S)	Houses	83	40.7%	\$185,734	10.0%	52	-7.7%
Kojonup (S)	Houses	24	33.3%	\$173,123	5.3%	164	-10.1%
Manjimup (S)	Houses	187	47.2%	\$255,378	14.1%	66	-5.3%
Merredin (S)	Houses	61	38.6%	\$144,015	30.7%	77	-8.3%
Moora (S)	Houses	24	-17.2%	\$166,577	18.8%	138	-6.3%

# Regional Council Tables

Data to October 2021 (\*data to August 2021)

Council Region	Property type	Number of Sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
WA							
Nannup (S)	Houses	49	104.2%	\$399,228	10.2%	46	-2.2%
Northam (S)	Houses	301	51.3%	\$263,169	28.5%	50	-4.5%
Plantagenet (S)	Houses	136	115.9%	\$255,233	18.9%	51	-5.7%
Port Hedland (T)	Houses	278	5.3%	\$363,012	23.5%	24	-2.2%
Toodyay (S)	Houses	160	75.8%	\$412,709	26.4%	59	-4.2%
Waroonna (S)	Houses	147	113.0%	\$331,629	13.2%	59	-3.8%
Wyndham-East Kimberley (S)	Houses	60	81.8%	\$331,141	44.7%	39	-4.6%
York (S)	Houses	119	124.5%	\$295,582	21.0%	79	-5.4%
Tas							
Break O'Day (M)	Houses	263	30.8%	\$425,594	32.0%	36	-2.1%
Break O'Day (M)	Units	20	17.6%	\$320,124	23.7%	49	
Burnie (C)	Houses	485	16.6%	\$360,764	28.4%	21	-2.6%
Burnie (C)	Units	97	90.2%	\$279,207	17.7%	30	-4.5%
Central Coast (M) (Tas.)	Houses	425	7.9%	\$469,193	30.4%	27	-2.6%
Central Coast (M) (Tas.)	Units	73	19.7%	\$328,827	8.3%	18	-1.8%
Devonport (C)	Houses	560	4.5%	\$402,524	29.4%	19	-1.8%
Devonport (C)	Units	88	-7.4%	\$310,986	10.2%	20	-1.3%
Dorset (M)	Houses	170	3.7%	\$396,877	37.8%	35	-4.8%
George Town (M)	Houses	186	36.8%	\$331,986	39.5%	22	-2.6%
Glamorgan/Spring Bay (M)	Houses	177	27.3%	\$549,189	35.3%	22	-2.4%
Huon Valley (M)	Houses	382	3.0%	\$590,217	20.4%	18	-4.5%
Kentish (M)	Houses	131	10.1%	\$448,579	30.3%	17	-1.6%
Latrobe (M) (Tas.)	Houses	258	3.2%	\$530,694	29.7%	23	-2.2%
Latrobe (M) (Tas.)	Units	54	-20.6%	\$339,950	17.6%	22	-1.1%
Launceston (C)	Houses	1,149	-5.0%	\$498,252	29.0%	14	-4.0%
Launceston (C)	Units	259	1.2%	\$368,898	24.5%	11	-2.0%
Meander Valley (M)	Houses	314	7.5%	\$539,458	32.3%	22	-2.3%
Meander Valley (M)	Units	57	-23.0%	\$373,323	27.9%	12	
Northern Midlands (M)	Houses	232	-7.9%	\$443,001	30.5%	19	-3.9%
Tasman (M)	Houses	67	-5.6%	\$494,205	33.1%	30	-3.8%
Waratah/Wynyard (M)	Houses	286	-1.0%	\$407,659	23.7%	24	-2.4%
Waratah/Wynyard (M)	Units	42	2.4%	\$321,287	26.2%	25	-1.0%
West Coast (M)	Houses	222	6.7%	\$161,908	41.4%	44	-3.8%
West Tamar (M)	Houses	469	11.9%	\$571,537	32.5%	19	-2.9%
West Tamar (M)	Units	92	-11.5%	\$407,414	35.0%	13	-1.1%

# Regional Council Tables

Data to October 2021 (\*data to August 2021)

Council Region	Property type	Number of Sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
NT							
Alice Springs (T)	Houses	370	54.2%	\$468,608	11.9%	66	-2.3%
Alice Springs (T)	Units	162	35.0%	\$293,511	8.1%	71	-2.5%
Barkly (R)	Houses	22	0.0%	\$232,293	20.4%		
Katherine (T)	Houses	144	206.4%	\$348,125	9.3%	86	-5.1%

## Disclaimers

In compiling this publication, RP Data Pty Ltd trading as CoreLogic has relied upon information supplied by a number of external sources. CoreLogic does not warrant its accuracy or completeness and to the full extent allowed by law excludes liability in contract, tort or otherwise, for any loss or damage sustained by subscribers, or by any other person or body corporate arising from or in connection with the supply or use of the whole or any part of the information in this publication through any cause whatsoever and limits any liability it may have to the amount paid to CoreLogic for the supply of such information.

### Queensland Data

Based on or contains data provided by the State of Queensland (Department of Natural Resources and Mines) 2021. In consideration of the State permitting use of this data you acknowledge and agree that the State gives no warranty in relation to the data (including accuracy, reliability, completeness, currency or suitability) and accepts no liability (including without limitation, liability in negligence) for any loss, damage or costs (including consequential damage) relating to any use of the data. Data must not be used for direct marketing or be used in breach of the privacy laws.

### South Australian Data

This information is based on data supplied by the South Australian Government and is published by permission. The South Australian Government does not accept any responsibility for the accuracy or completeness of the published information or suitability for any purpose of the published information or the underlying data.

### New South Wales Data

Contains property sales information provided under licence from the Land and Property Information ("LPI"). CoreLogic is authorised as a Property Sales Information provider by the LPI.

### Victorian Data

The State of Victoria owns the copyright in the Property Sales Data which constitutes the basis of this report and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the information contained in this report and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.

### Western Australian Data

Based on information provided by and with the permission of the Western Australian Land Information Authority (2021) trading as Landgate.

### Australian Capital Territory Data

The Territory Data is the property of the Australian Capital Territory. No part of it may in any form or by any means (electronic, mechanical, microcopying, photocopying, recording or otherwise) be reproduced, stored in a retrieval system or transmitted without prior written permission. Enquiries should be directed to: Director, Customer Services ACT Planning and Land Authority GPO Box 1908 Canberra ACT 2601.

### Tasmanian Data

This product incorporates data that is copyright owned by the Crown in Right of Tasmania. The data has been used in the product with the permission of the Crown in Right of Tasmania. The Crown in Right of Tasmania and its employees and agents:

- a) give no warranty regarding the data's accuracy, completeness, currency or suitability for any particular purpose; and
- b) do not accept liability howsoever arising, including but not limited to negligence for any loss resulting from the use of or reliance upon the data.

Base data from the LIST © State of Tasmania  
<http://www.thelist.tas.gov.au>



# About CoreLogic

---

CoreLogic Asia Pacific (CoreLogic) is a leading, independent provider of property data and analytics. We help people build better lives by providing rich, up-to-the-minute property insights that inform the very best property decisions.

With an extensive breadth and depth of knowledge gathered over the last 30 years, we provide services across a wide range of industries, including Banking & Finance, Real Estate, Government, Insurance and Construction. Our diverse, innovative solutions help our clients identify and manage growth opportunities, improve performance and mitigate risk. We also operate consumer-facing portals - [onthehouse.com.au](http://onthehouse.com.au) and [propertyvalue.com.au](http://propertyvalue.com.au) - providing important insights for people looking to buy or sell their home or investment property.

We are a wholly owned subsidiary of CoreLogic, Inc – one of the largest data and analytics companies in the world with offices in Australia, New Zealand, the United States and United Kingdom.

---

## Granular Data and Analytics Driving Growth in your Business

CoreLogic produces an advanced suite of housing market analytics that provides key insights for understanding housing market conditions at a granular geographic level. Granular data is often used for portfolio analysis and benchmarking, risk assessments and understanding development feasibility and market sizing. It gives industry professionals valuable modules which provide essential analytics and insights for decision making and strategy formation within the residential property asset class. We can tailor reports to suit your business requirements.

### Call us

1300 734 318

### Or email us at

[ask@corelogic.com.au](mailto:ask@corelogic.com.au)

### Or visit us at

[www.corelogic.com.au](http://www.corelogic.com.au)

[corelogic.com.au](https://corelogic.com.au)

© 2021 CoreLogic, Inc. All Rights Reserved.  
This material may not be reproduced in any form  
without express written permission.

