



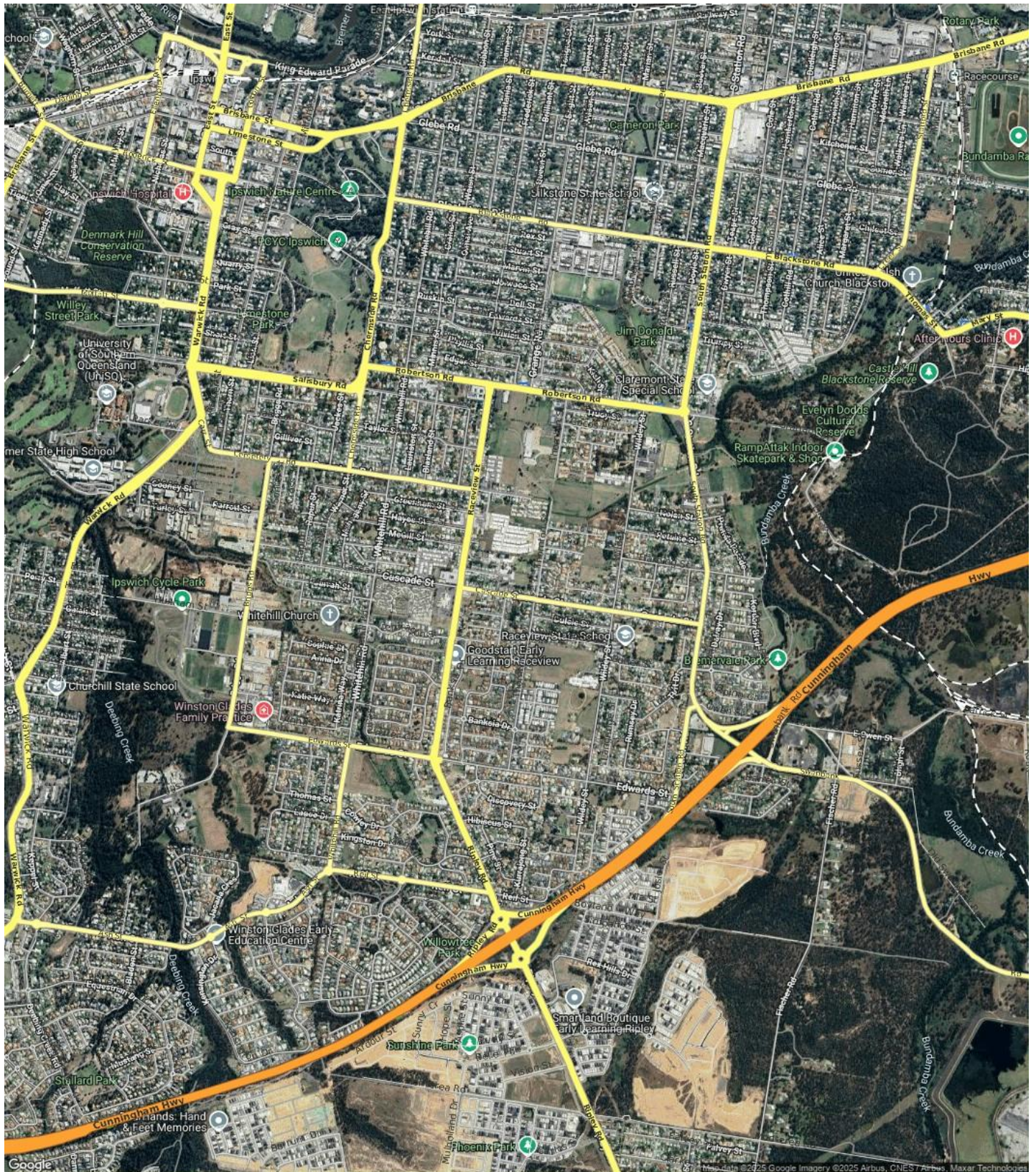
SUBURB FLYOVER REPORT

RACEVIEW (HOUSE)

PREPARED BY: ALEX SPARROW, IMAGE PROPERTY, PH: 0413 880 231

IMAGE.
PROPERTY

RACEVIEW - Suburb Map



RACEVIEW - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	251	\$ 273,400	0.0 %	\$ 159,000	\$ 1,000,000
2008	166	\$ 306,000	11.9 %	\$ 168,000	\$ 405,000
2009	169	\$ 315,825	3.2 %	\$ 160,000	\$ 499,000
2010	117	\$ 319,000	1.0 %	\$ 150,000	\$ 445,000
2011	109	\$ 292,500	-8.3 %	\$ 140,000	\$ 474,000
2012	127	\$ 295,000	0.9 %	\$ 160,000	\$ 515,000
2013	134	\$ 290,000	-1.7 %	\$ 157,500	\$ 950,000
2014	161	\$ 307,500	6.0 %	\$ 150,000	\$ 455,000
2015	174	\$ 310,000	0.8 %	\$ 175,000	\$ 507,000
2016	190	\$ 313,250	1.0 %	\$ 180,000	\$ 615,000
2017	206	\$ 320,000	2.2 %	\$ 39,000	\$ 690,000
2018	196	\$ 335,000	4.7 %	\$ 108,000	\$ 875,000
2019	148	\$ 315,500	-5.8 %	\$ 130,000	\$ 800,000
2020	209	\$ 335,000	6.2 %	\$ 202,000	\$ 875,000
2021	278	\$ 396,500	18.4 %	\$ 200,000	\$ 1,250,000
2022	237	\$ 490,000	23.6 %	\$ 300,000	\$ 3,500,000
2023	181	\$ 549,000	12.0 %	\$ 280,000	\$ 8,250,000
2024	191	\$ 655,000	19.3 %	\$ 320,000	\$ 950,000
2025	42	\$ 700,000	6.9 %	\$ 430,000	\$ 3,000,000

Median Sale Price

\$680k

Based on 186 recorded House sales within the last 12 months (Apr '24 - Mar '25)

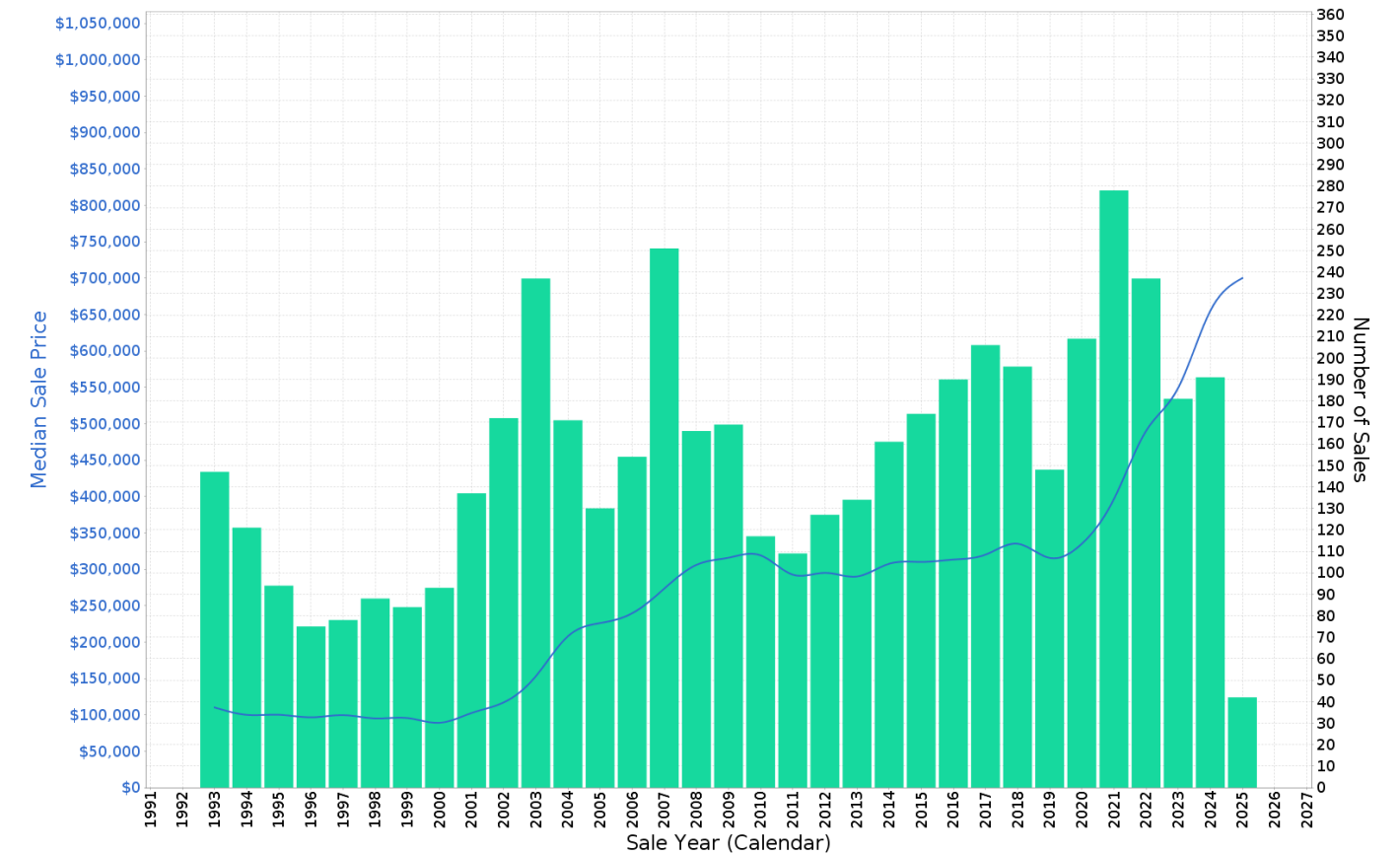
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

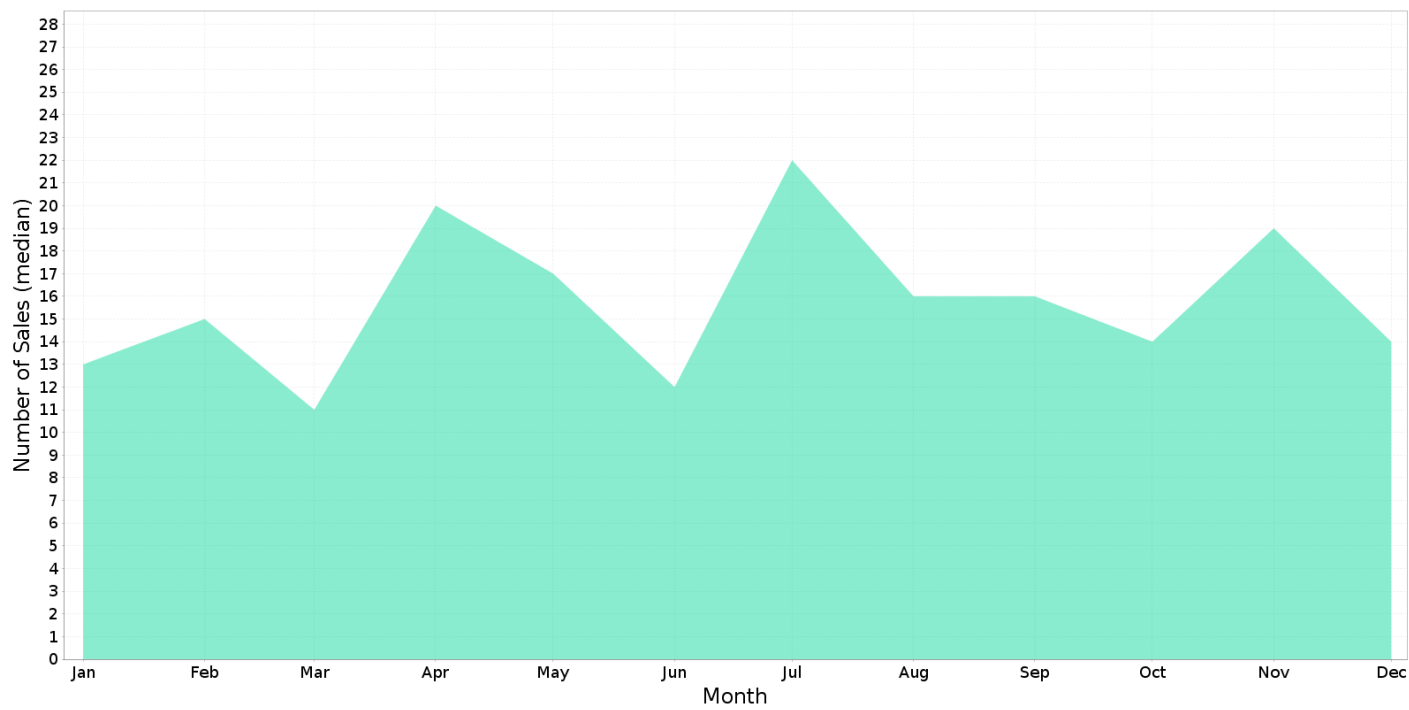
+20.4%

Current Median Price: \$680,000
Previous Median Price: \$565,000

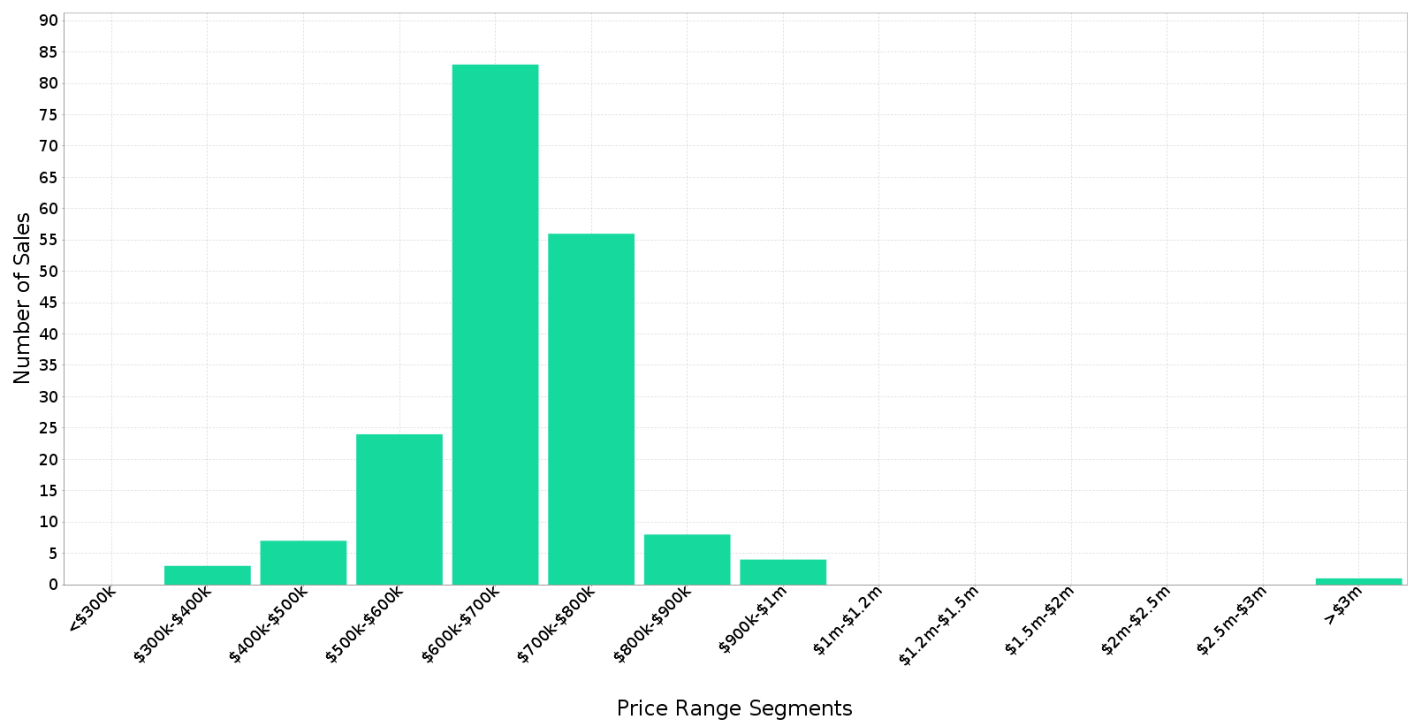
Based on 369 recorded House sales compared over the last two rolling 12 month periods



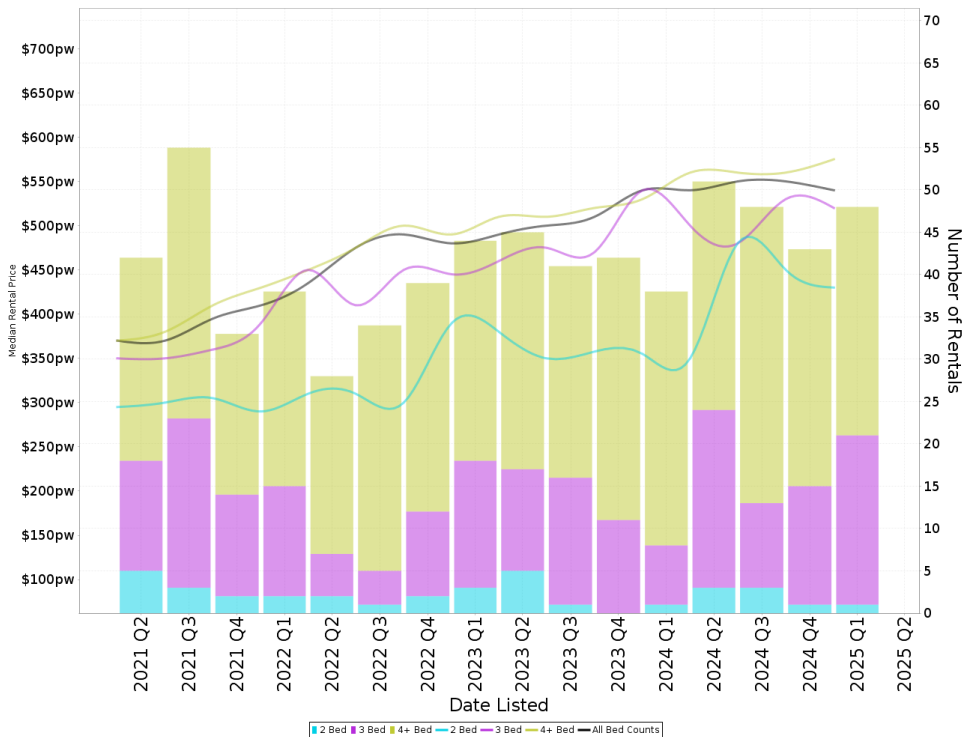
RACEVIEW - Peak Selling Periods (3 years)



RACEVIEW - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+20.4%

Current Median Price: \$680,000
Previous Median Price: \$565,000

Based on 369 registered House sales compared over the last two rolling 12 month periods.

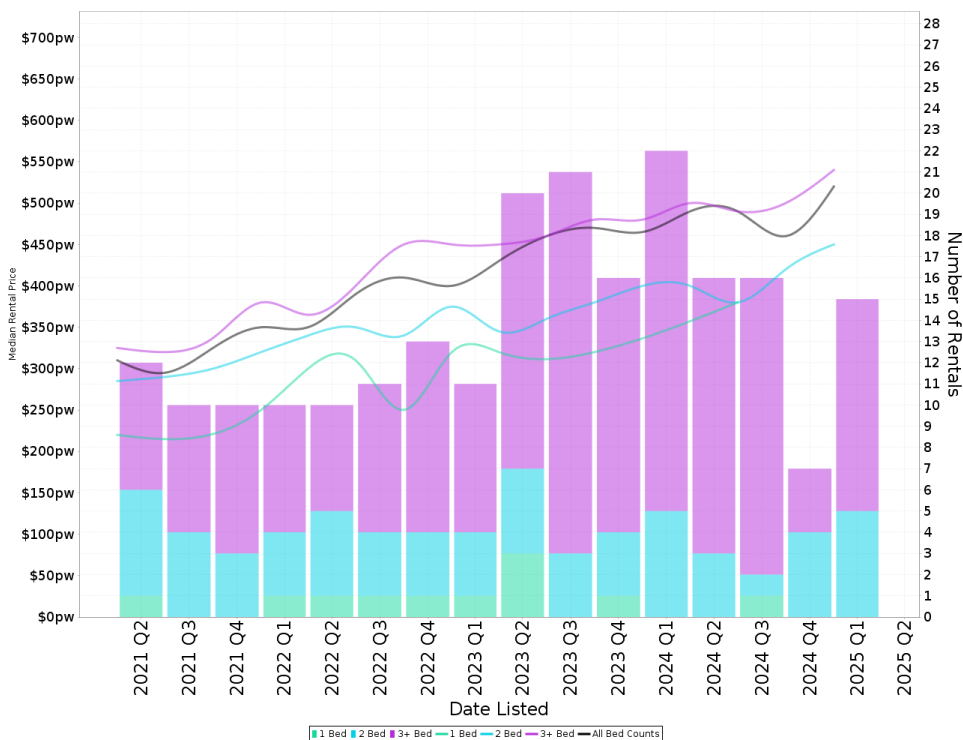
Suburb Rental Yield

+4.2%

Current Median Price: \$680,000
Current Median Rent: \$550

Based on 190 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+16.3%

Current Median Price: \$535,000
Previous Median Price: \$460,000

Based on 152 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.8%

Current Median Price: \$535,000
Current Median Rent: \$490

Based on 54 registered Unit rentals compared over the last 12 months.

RACEVIEW - Recently Sold Properties

Median Sale Price

\$680k

Based on 186 recorded House sales within the last 12 months (Apr '24 - Mar '25)

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

Suburb Growth

+20.4%

Current Median Price: \$680,000
Previous Median Price: \$565,000

Based on 369 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

186

Based on recorded House sales within the 12 months (Apr '24 - Mar '25)

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

211 WHITEHILL RD



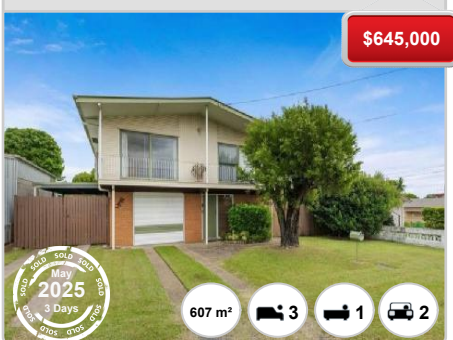
16 AMIE PL



1 HYPERNO CL



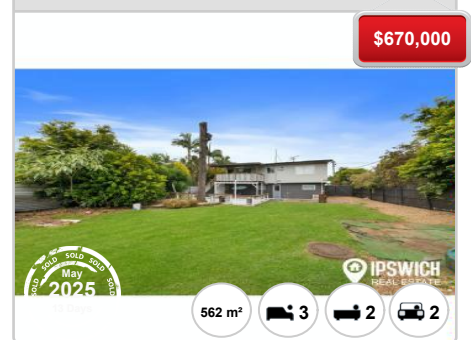
167 RACEVIEW ST



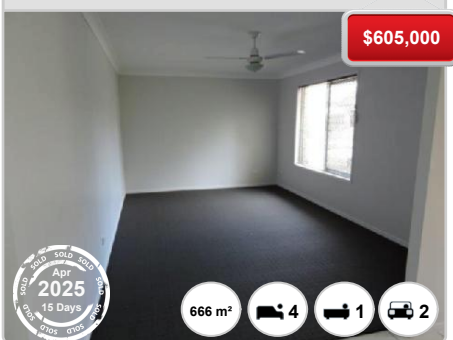
7 COLONIAL CRT



258 SOUTH STATION RD



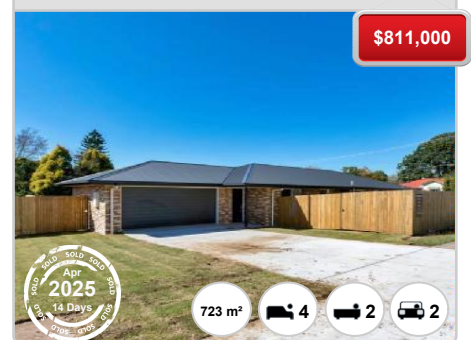
31 TOFT DR



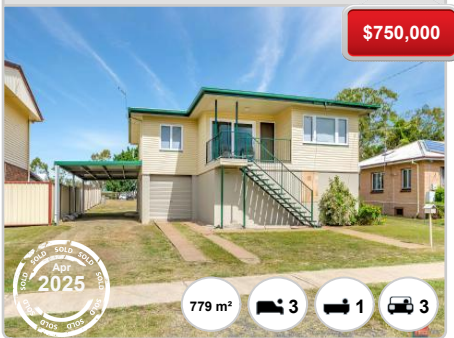
8 LEOPARD ST



90 RACEVIEW ST



207 CASCADE ST



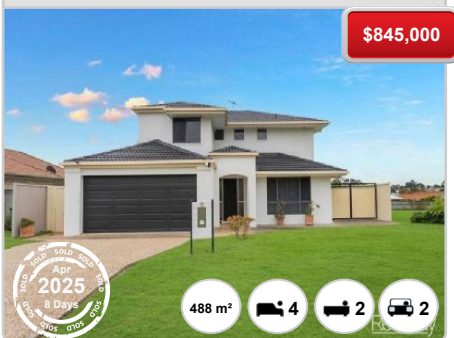
34 GWENDOLINE ST



21 EXPLORER ST



15 KATIE WAY



6 WATTLE CRES



2A HAYES ST



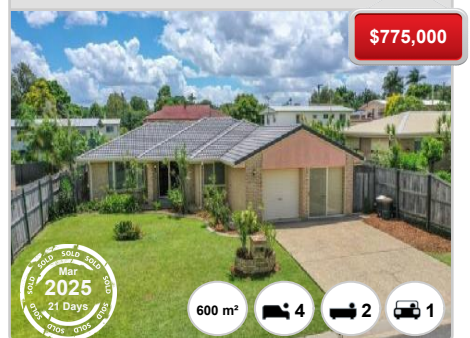
229 WHITEHILL RD



19 KATIE WAY



7 MARK CT



255 WHITEHILL RD



56 RUMSEY DR



10 HAYES ST



RACEVIEW - Properties For Rent

Median Rental Price

\$550 /w

Based on 190 recorded House rentals within the last 12 months (Apr '24 - Mar '25)

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

Rental Yield

+4.2%

Current Median Price: \$680,000
Current Median Rent: \$550

Based on 186 recorded House sales and 190 House rentals compared over the last 12 months

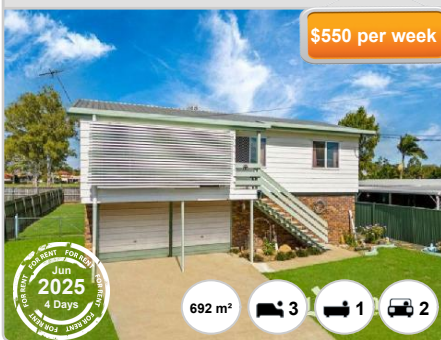
Number of Rentals

190

Based on recorded House rentals within the last 12 months (Apr '24 - Mar '25)

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

38 IRONBARK CRESCENT



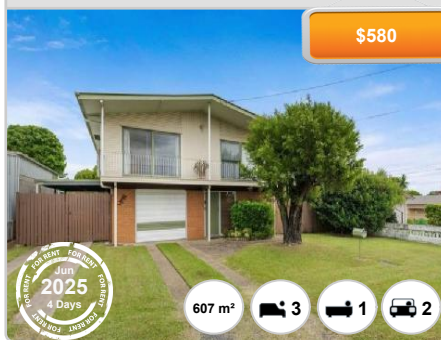
\$550 per week



692 m²



167 RACEVIEW STREET



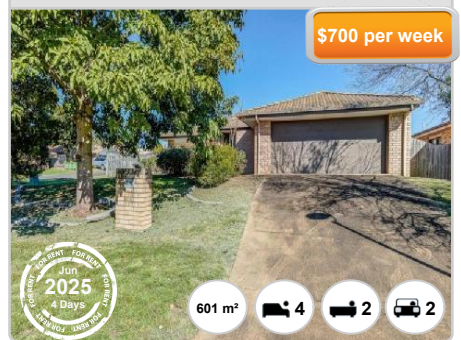
\$580



607 m²



14 SCOTTSDALE STREET



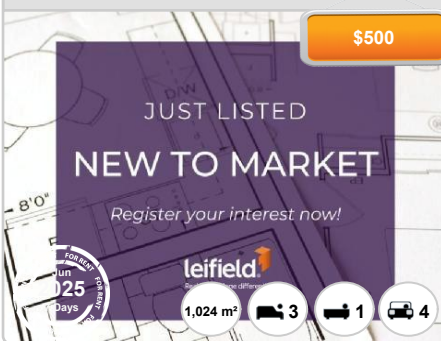
\$700 per week



601 m²



32 GREENHAM STREET



\$500



1,024 m²



12 RUMSEY DRIVE



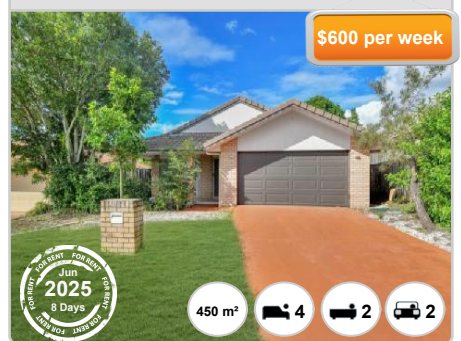
\$580 per week



657 m²



13 SCOTTSDALE STREET



\$600 per week



450 m²



14 MCGILL STREET



\$580 per week



1,065 m²



35 KATIE WAY



\$600 per week



621 m²



3 HASWELL COURT



\$495 Per Week



550 m²



1/54 PENDRAGON STREET

\$520 per week

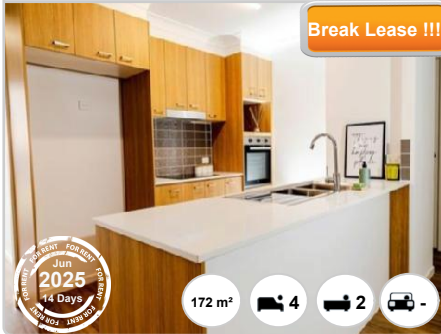


638 m²



55/ 82 Cascade Street, Raceview

Break Lease !!!



172 m²



37 PIPING COURT

\$600 per week

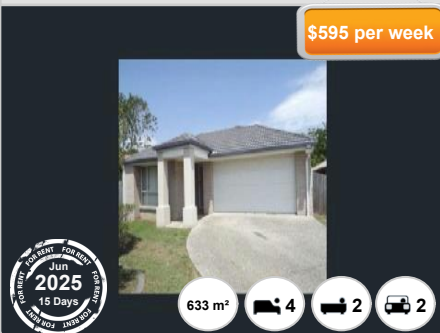


640 m²



5 SHIRALEE COURT

\$595 per week



633 m²



32 VICTORY STREET

\$630.00 pw

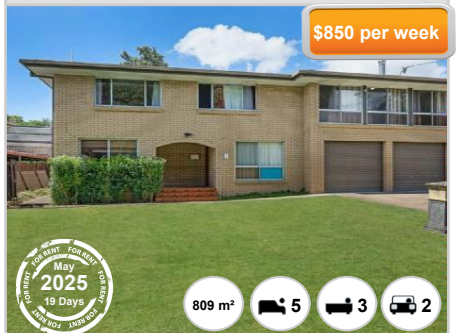


600 m²



8 LEOPARD STREET

\$850 per week



809 m²



58 BANKSIA DRIVE

\$560 Per Week



601 m²



18 IRONBARK CRESCENT

\$280 per week

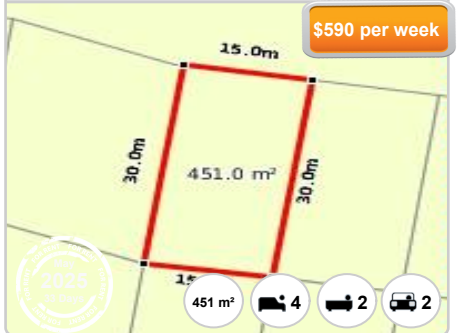


692 m²



50 DORNOCH CRESCENT

\$590 per week



451 m²



2/29 CEMETERY ROAD

\$650



222 m²

