

MEDIA RELEASE
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MADELEINE HICKS
REAL ESTATE

How Everton Park's new NorthWest Plaza affects home owners

It's been over six months since Woolworths opened their doors at the corner of Stafford and South Pine roads in Everton Park; leaving local home owners wondering how this development has affected the value of their properties.

Brisbane's northern suburbs property expert Madeleine Hicks said property prices in Everton Park have been affected positively by this development and believes this will continue as the precinct evolves.

"The NorthWest Plaza precinct has created a 'village-like affect' for locals living in Everton Park. It's a fantastic hub for people to meet and has a welcoming ambiance" says Mrs Hicks

"This coupled with continued growth and stability of leadership under Principal Sue Wallace at Everton Park Sate High School; has enabled Everton Park residents to benefit from an increase in property prices." she said.

"Everton Park is no longer in the shadow of Stafford or Mitchelton".

According to Core Logic RP Data in 2015 Everton Park houses have experienced a 6.9% capital growth increase compared to 4.7% for greater Brisbane. The current median house sale price for Everton Park is \$555,000.

Mrs Hicks said people who are interested in knowing the new value of their property could benefit from doing the following:

- 1. Online Research:** visit websites such as realestate.com and research recently sold properties near where you live
- 2. Attend Open for Inspections:** if there is a property for sale near you; attend the open for inspection and see how it compares to yours
- 3. Organise a market appraisal:** contact a local real estate agent and ask them to conduct a market appraisal on your property

Mrs Hicks said Everton Park has become a more attractive place to live and raise a family.

Local resident and home owner for 22 years; Phil Ricketts, agreed with Mrs Hicks and said he and his wife, Ann have noticed a number of new families moving into their street over recent years.

"We're enjoying NorthWest Plaza as we often go down there for a coffee and slice of cake" says Mr Ricketts.

Home owners wanting an updated market appraisal can organise one by visiting:
www.madeleinehicks.com.au/selling/property-valuation or calling (07) 3355 6845.

About Madeleine Hicks

Madeleine Hicks is a leading Brisbane property expert with 14 years' experience in real estate selling residential property in Brisbane's northern suburbs. She is the principal of Madeleine Hicks Real Estate in Everton Park and a nominated finalist for the 2016 REIQ Small Residential Agency of the Year Award.

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High resolution images and interviews available on request

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