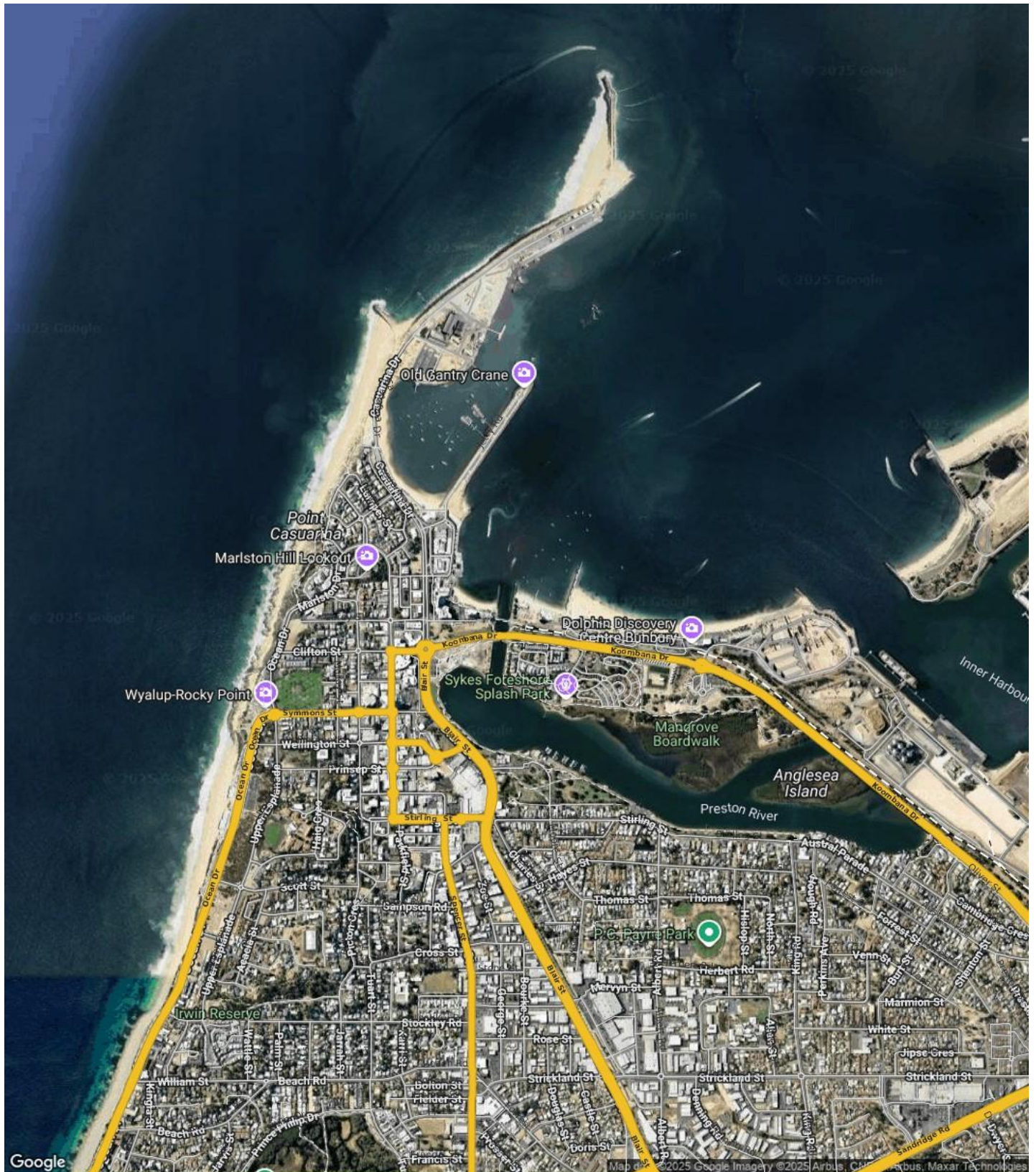


SUBURB FLYOVER REPORT

BUNBURY (HOUSE)

PREPARED BY: JACOB MAGUIRE , HARCOURTS APG, PH: 0409957516

BUNBURY - Suburb Map



BUNBURY - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	55	\$ 550,000	0.0 %	\$ 100,000	\$ 1,225,000
2008	32	\$ 467,500	-15.0 %	\$ 190,000	\$ 1,650,000
2009	46	\$ 606,500	29.7 %	\$ 260,000	\$ 1,150,000
2010	40	\$ 536,250	-11.6 %	\$ 275,000	\$ 1,450,000
2011	35	\$ 525,000	-2.1 %	\$ 165,000	\$ 1,900,000
2012	35	\$ 495,000	-5.7 %	\$ 250,000	\$ 1,425,000
2013	45	\$ 525,000	6.1 %	\$ 225,000	\$ 1,500,000
2014	39	\$ 500,000	-4.8 %	\$ 40,052	\$ 1,900,000
2015	37	\$ 515,000	3.0 %	\$ 265,000	\$ 2,100,000
2016	34	\$ 532,500	3.4 %	\$ 250,000	\$ 1,920,000
2017	39	\$ 467,500	-12.2 %	\$ 240,000	\$ 1,680,000
2018	35	\$ 465,000	-0.5 %	\$ 125,000	\$ 1,100,000
2019	43	\$ 485,000	4.3 %	\$ 146,000	\$ 1,600,000
2020	42	\$ 485,000	0.0 %	\$ 145,884	\$ 940,000
2021	64	\$ 655,000	35.1 %	\$ 300,000	\$ 2,025,000
2022	75	\$ 640,000	-2.3 %	\$ 375,000	\$ 2,195,000
2023	72	\$ 696,000	8.8 %	\$ 287,500	\$ 2,265,000
2024	52	\$ 748,750	7.6 %	\$ 327,500	\$ 1,900,000
2025	17	\$ 875,000	16.9 %	\$ 620,000	\$ 2,670,000

Median Sale Price
\$782k

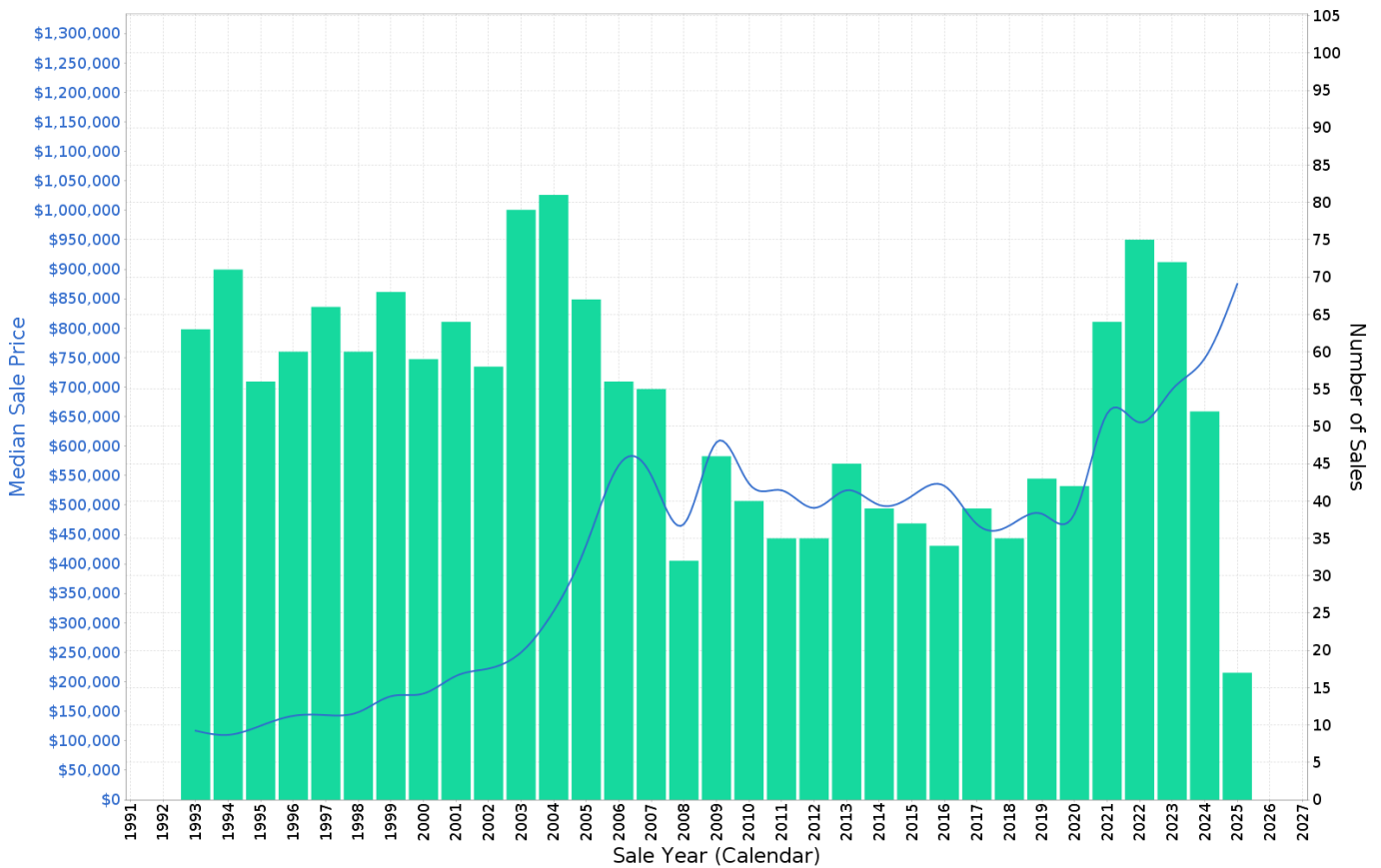
Based on 38 recorded House sales within the last 12 months (Financial Year 2025)

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

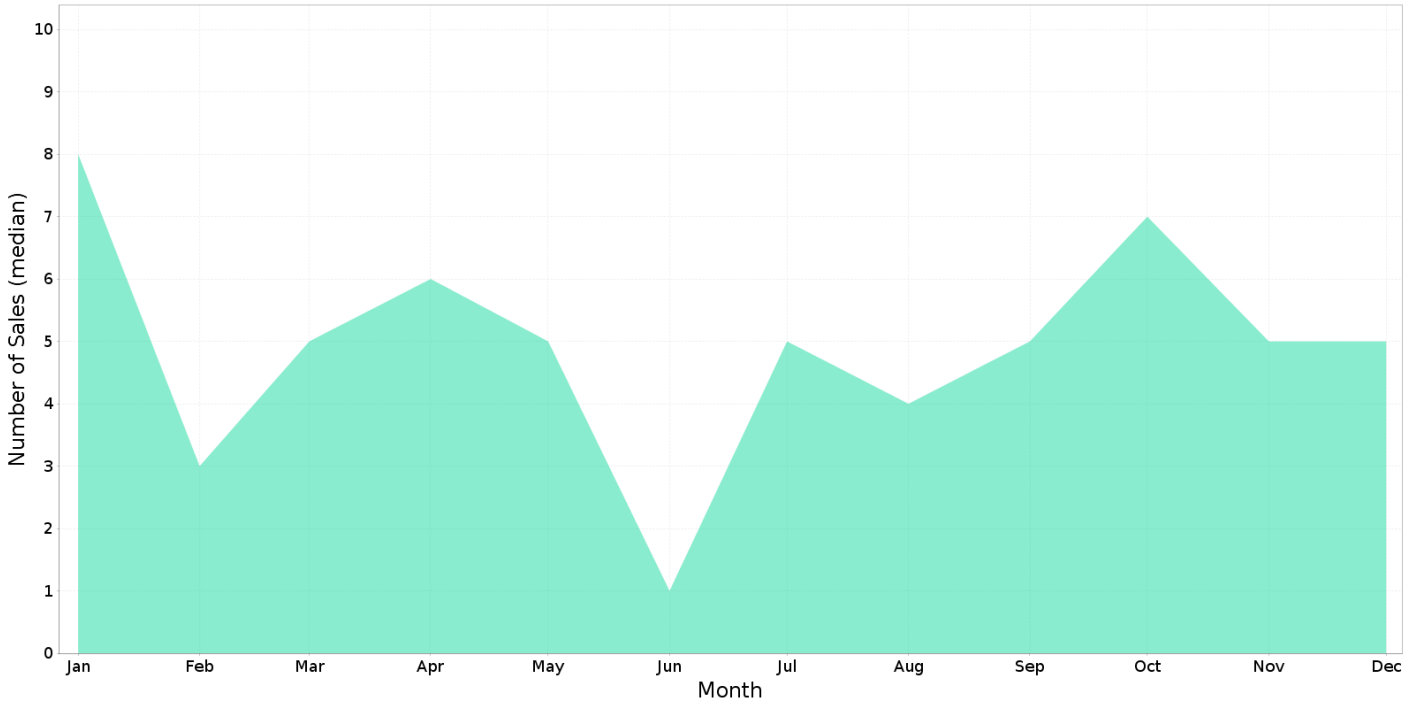
Suburb Growth
+3.6%

Current Median Price: \$782,500
Previous Median Price: \$755,000

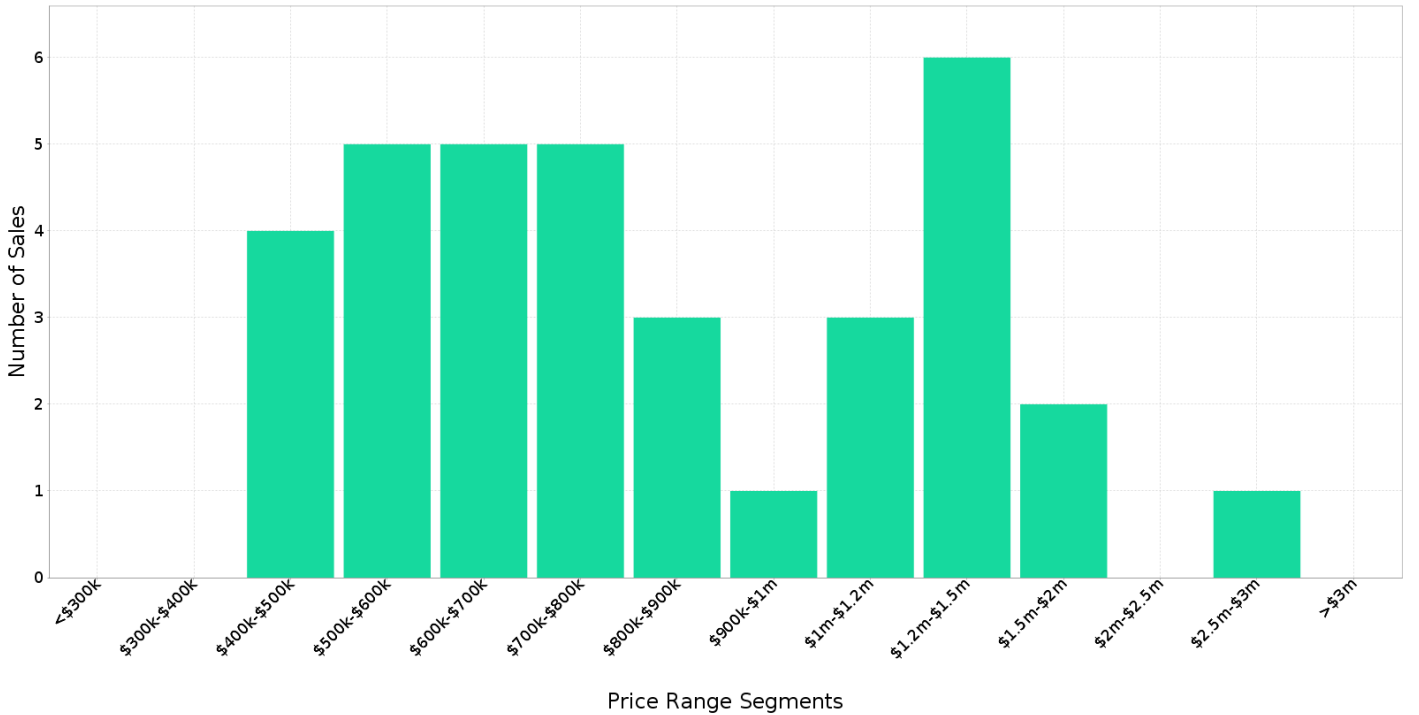
Based on 105 recorded House sales compared over the last two rolling 12 month periods



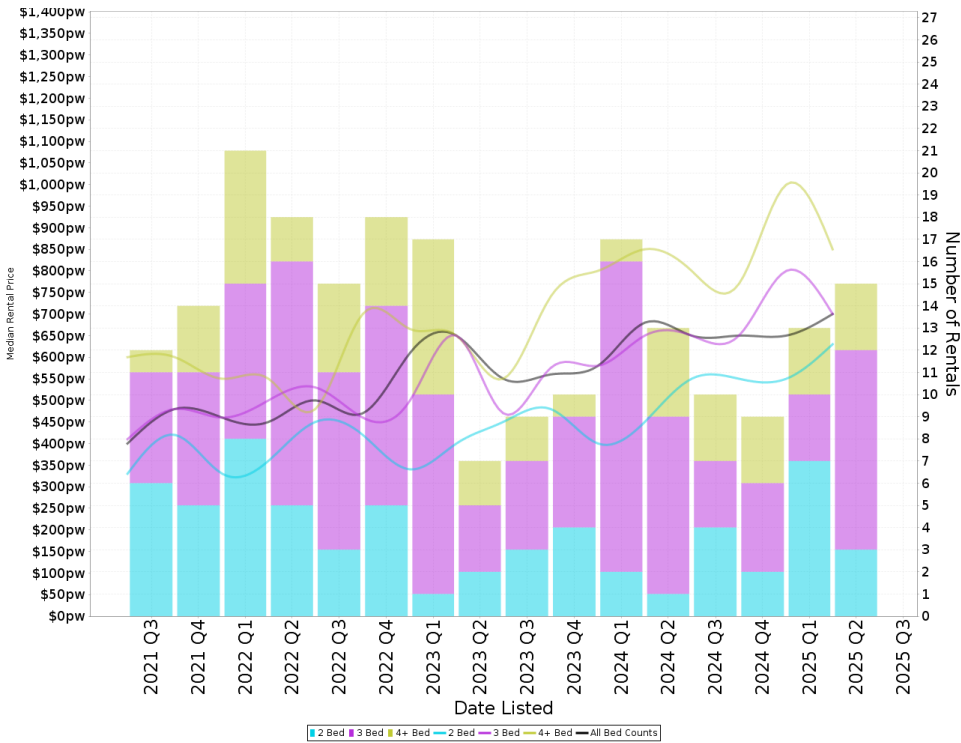
BUNBURY - Peak Selling Periods (3 years)



BUNBURY - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+3.6%

Current Median Price: \$782,500
Previous Median Price: \$755,000

Based on 105 registered House sales compared over the last two rolling 12 month periods.

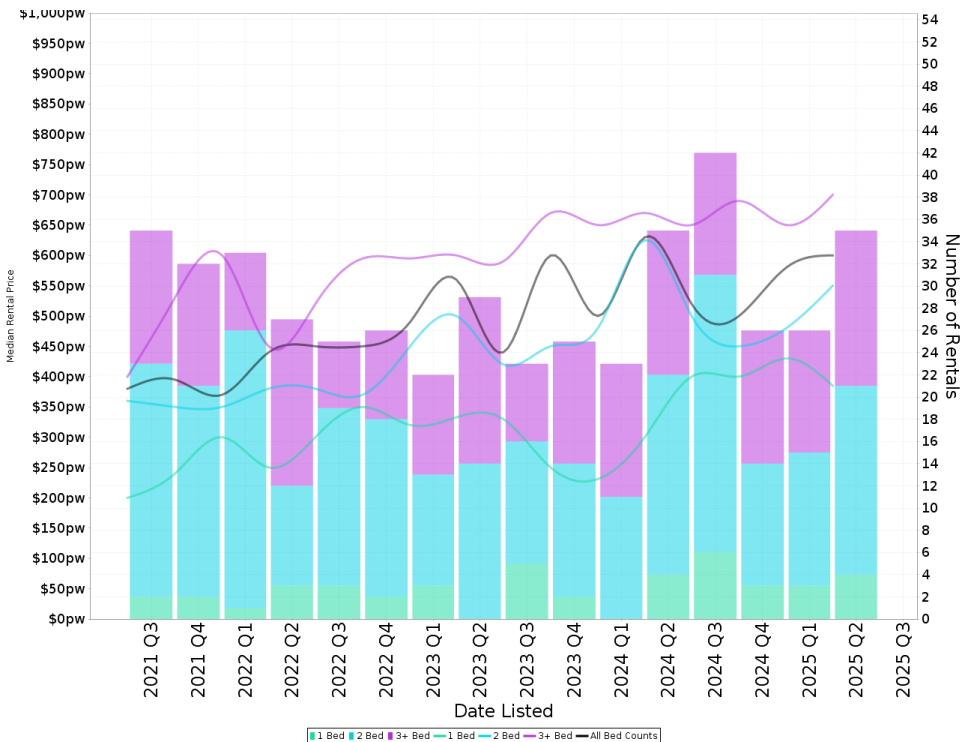
Suburb Rental Yield

+4.3%

Current Median Price: \$782,500
Current Median Rent: \$650

Based on 47 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+12.5%

Current Median Price: \$472,500
Previous Median Price: \$420,000

Based on 191 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+6.1%

Current Median Price: \$472,500
Current Median Rent: \$550

Based on 129 registered Unit rentals compared over the last 12 months.

BUNBURY - Recently Sold Properties

Median Sale Price

\$782k

Based on 38 recorded House sales within the last 12 months (Financial Year 2025)

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

Suburb Growth

+3.6%

Current Median Price: \$782,500
Previous Median Price: \$755,000

Based on 105 recorded House sales compared over the last two rolling 12 month periods


Sold Properties

38

Based on recorded House sales within the 12 months (Financial Year 2025)

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

7 SIMPSON AVE




\$1,575,000

Sold Jun 2025
34 Days

791 m² 4 2 2

9 THE STRA



\$1,250,000

Sold Jun 2025
N/A

674 m² 4 2 2

5 SYMMONS ST




\$1,000,000

Sold May 2025
229 Days

1,012 m² 2 1 1

11 THE STRA

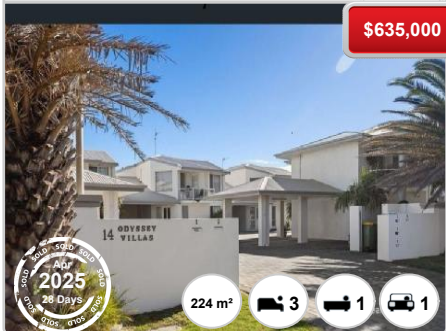


\$2,670,000

Sold Apr 2025
8 Days

666 m² 4 4 2

1/14 UPPER ESP

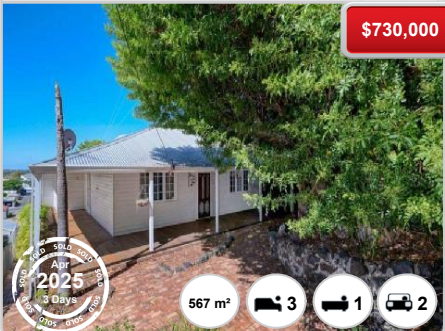


\$635,000

Sold Apr 2025
26 Days

224 m² 3 1 1

3 TUART ST

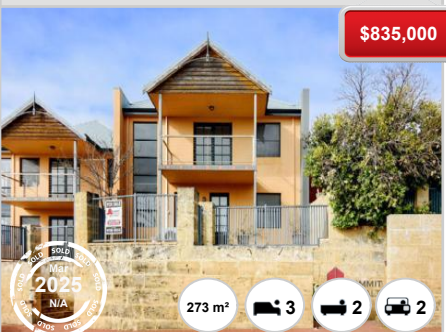


\$730,000

Sold Apr 2025
3 Days

567 m² 3 1 2

10 WHALE VIEW



\$835,000

Sold Mar 2025
N/A

273 m² 3 2 2

33 CHARLES ST



\$620,000

Sold Mar 2025
67 Days

521 m² 2 1 1

16 AVONBANK WAY



\$830,000

Sold Mar 2025
N/A

265 m² 3 2 2

17.8m, 5.4, 8.5, 13.6m, 3.1, 10.4m, 4.2

18 SAMPSON RD

\$1,100,000



Feb 2025
11 Days

680 m² 3 2 1

26 SAMUEL WRIGHT ST

\$1,850,000




Feb 2025
15 Days

578 m² 4 2 3

14 ZOE ST

\$780,000




Jan 2025
14 Days

1,012 m² 3 1 1

7B MARLSTON DR

\$1,165,000

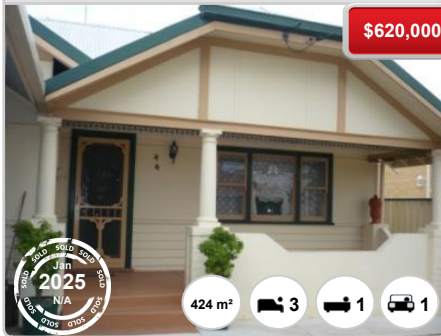


Jan 2025
24 Days

420 m² 4 2 2

44A HAYES ST

\$620,000



Jan 2025
N/A

424 m² 3 1 1

11 ACACIA ST

\$1,200,000



Jan 2025
83 Days

916 m² 5 2 3

BUNBURY - Properties For Rent

Median Rental Price

\$650 /w

Based on 47 recorded House rentals within the last 12 months (Financial Year 2025)

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

Rental Yield

+4.3%

Current Median Price: \$782,500
Current Median Rent: \$650

Based on 38 recorded House sales and 47 House rentals compared over the last 12 months

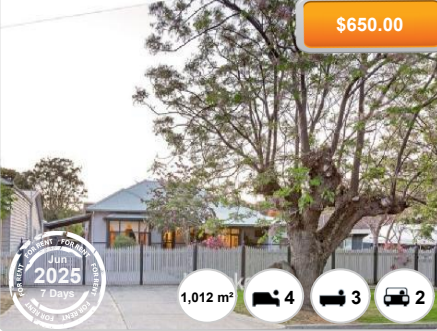
Number of Rentals

47

Based on recorded House rentals within the last 12 months (Financial Year 2025)

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

4 KARRI STREET




\$650.00

1,012 m² 4 3 2

Jun 2025 7 Days

1 TEEDE STREET



\$550.00 Per

597 m² 3 1 2

Jun 2025 11 Days

28 ZOE STREET




\$700.00 Per

797 m² 3 1 2

Jun 2025 18 Days

52B STIRLING STREET



\$900

765 m² 3 2 1

Jun 2025 21 Days

6/21 GREENSELL STREET




\$490 Weekly

808 m² 2 1 1

Jun 2025 24 Days

17 HAIG CRESCENT



\$900.00 Per

1,012 m² 4 2 2

May 2025 40 Days