

# Suburb Statistics Report

Prepared on 29 Oct 2016

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## Area Profile

It has 1 park covering nearly 1% of total area.

The population of Everard Park in 2006 was 1,109 people. By 2011 the population was 997 showing a population decline of 10% in the area during that time.

The predominant age group in Everard Park is 25-34 years.

Households in Everard Park are primarily couples with children and are likely to be repaying between \$1400 - \$1800 per month on mortgage repayments.

In general, people in Everard Park work in a Professional occupation.

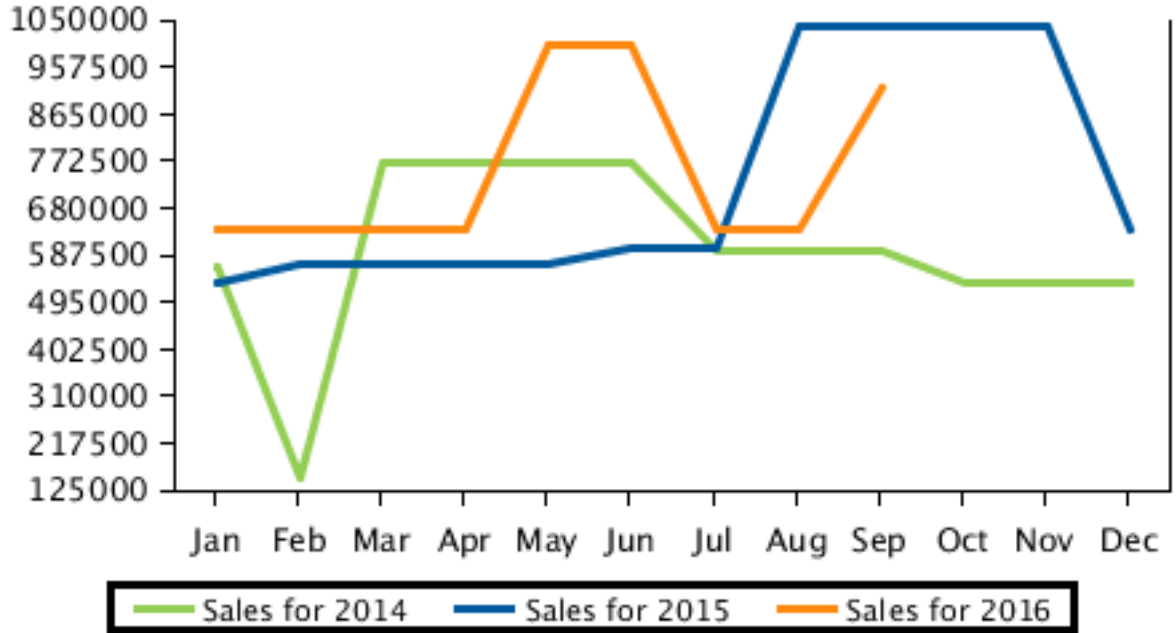
In 2006, 49.7% of the homes in Everard Park were owner-occupied compared with 48.6% in 2011.

Currently the median sales price of houses in the area is 916,000.

### Median Sale Price

Period	Year 2014	Year 2015	Year 2016
	Median Price	Median Price	Median Price
January	\$562,500	\$531,500	\$640,000
February	\$150,000	\$570,000	\$640,000
March	\$770,000	\$570,000	\$640,000
April	\$770,000	\$570,000	\$640,000
May	\$770,000	\$570,000	\$1,000,000
June	\$770,000	\$603,000	\$1,000,000
July	\$595,000	\$603,000	\$637,000
August	\$595,000	\$1,035,875	\$637,000
September	\$595,000	\$1,035,875	\$916,000
October	\$531,500	\$1,035,875	\$0
November	\$531,500	\$1,035,875	\$0
December	\$531,500	\$640,000	\$0

**Median Sale Price**

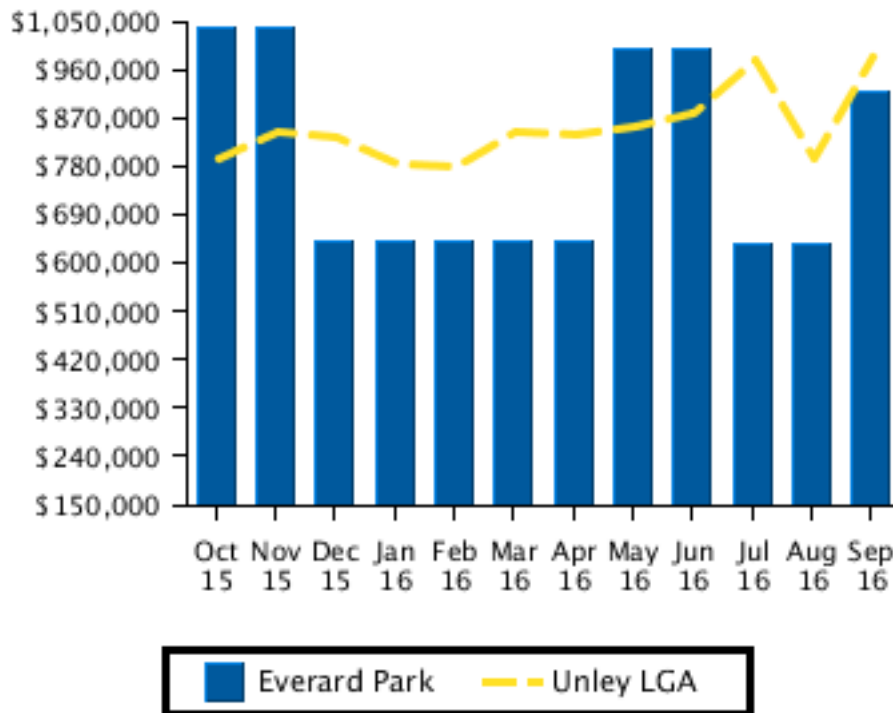


# Recent Median Sale Prices

## Recent Median House Sale Prices

Period	Everard Park Median Price	Unley LGA Median Price
September 2016	\$916,000	\$985,000
August 2016	\$637,000	\$794,250
July 2016	\$637,000	\$980,000
June 2016	\$1,000,000	\$878,000
May 2016	\$1,000,000	\$856,000
April 2016	\$640,000	\$840,000
March 2016	\$640,000	\$844,000
February 2016	\$640,000	\$778,500
January 2016	\$640,000	\$785,000
December 2015	\$640,000	\$835,000
November 2015	\$1,035,875	\$845,300
October 2015	\$1,035,875	\$793,000

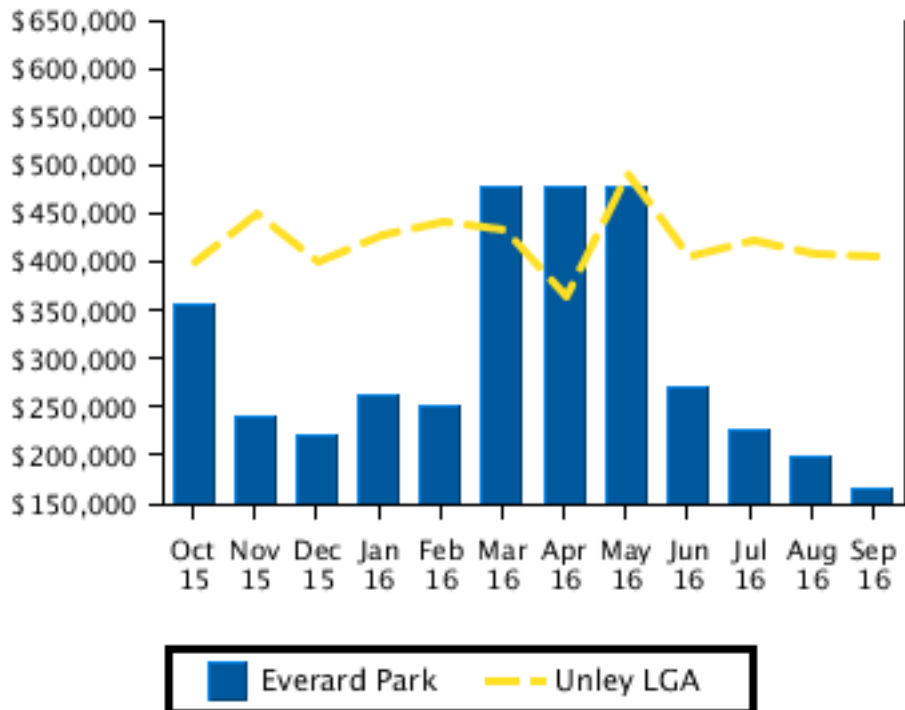
## Recent Median House Sale Prices



### Recent Median Unit Sale Prices

Period	Everard Park Median Price	Unley LGA Median Price
September 2016	\$165,000	\$405,000
August 2016	\$197,000	\$407,500
July 2016	\$225,000	\$421,000
June 2016	\$270,000	\$405,500
May 2016	\$476,000	\$490,000
April 2016	\$476,000	\$365,000
March 2016	\$476,000	\$432,500
February 2016	\$250,000	\$442,000
January 2016	\$263,000	\$427,000
December 2015	\$219,250	\$400,000
November 2015	\$240,000	\$450,000
October 2015	\$356,000	\$400,000

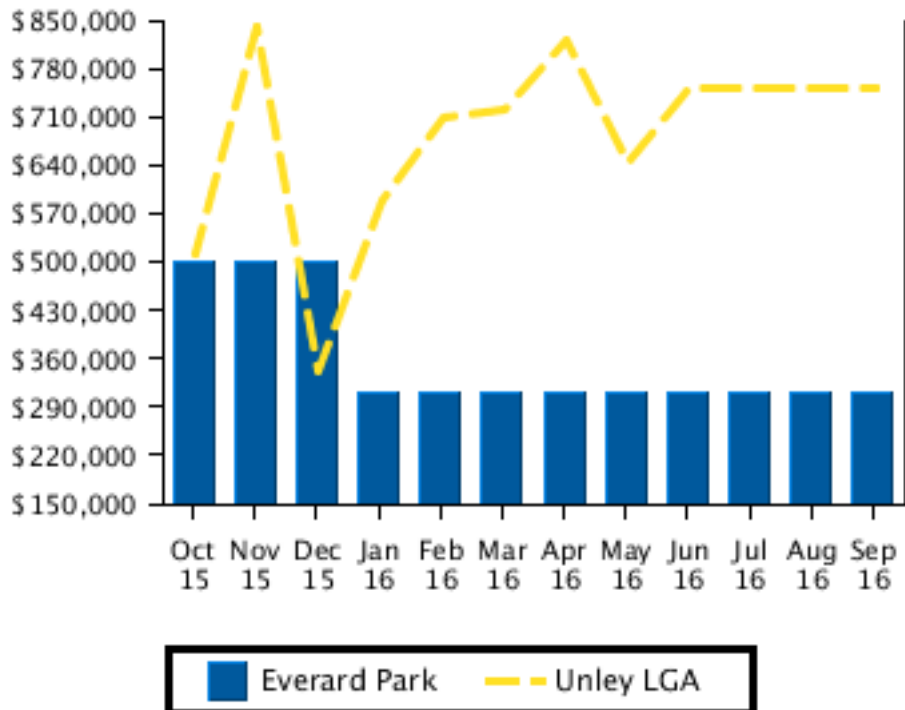
### Recent Median Unit Sale Prices



### Recent Median Land Sale Prices

Period	Everard Park Median Price	Unley LGA Median Price
September 2016	\$310,000	\$751,000
August 2016	\$310,000	\$751,000
July 2016	\$310,000	\$751,000
June 2016	\$310,000	\$751,000
May 2016	\$310,000	\$645,000
April 2016	\$310,000	\$820,000
March 2016	\$310,000	\$719,000
February 2016	\$310,000	\$709,000
January 2016	\$310,000	\$588,000
December 2015	\$500,000	\$340,000
November 2015	\$500,000	\$840,000
October 2015	\$500,000	\$512,500

### Recent Median Land Sale Prices



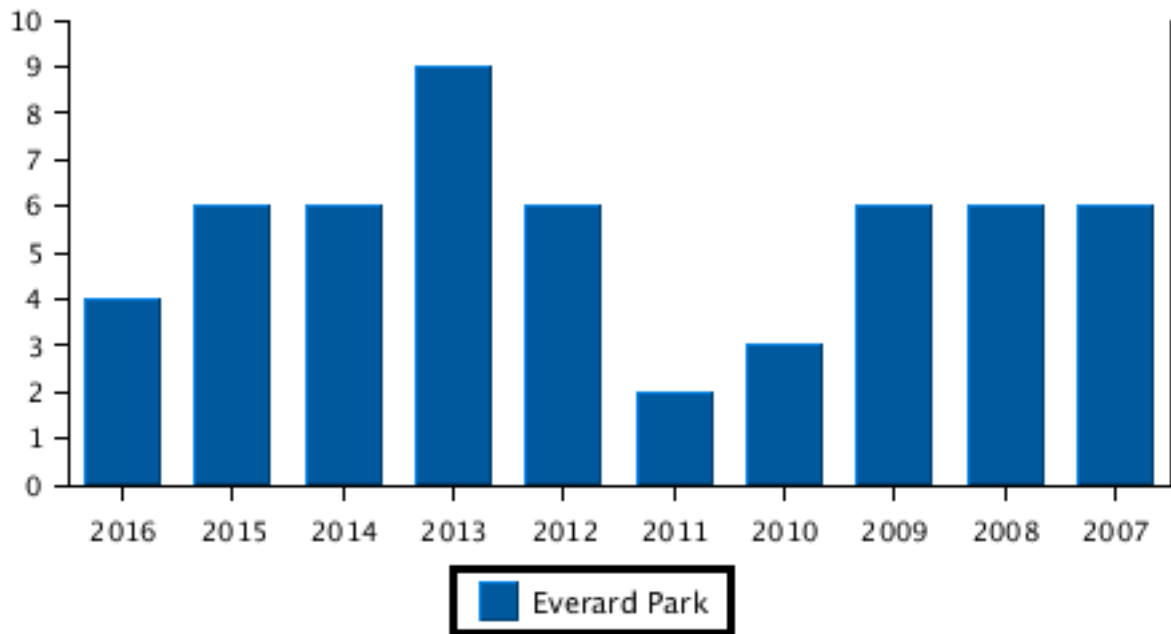


# Sales Per Annum

## House Sales Per Annum

Period	Everard Park
	Number
2016	4
2015	6
2014	6
2013	9
2012	6
2011	2
2010	3
2009	6
2008	6
2007	6

## House Sales Per Annum

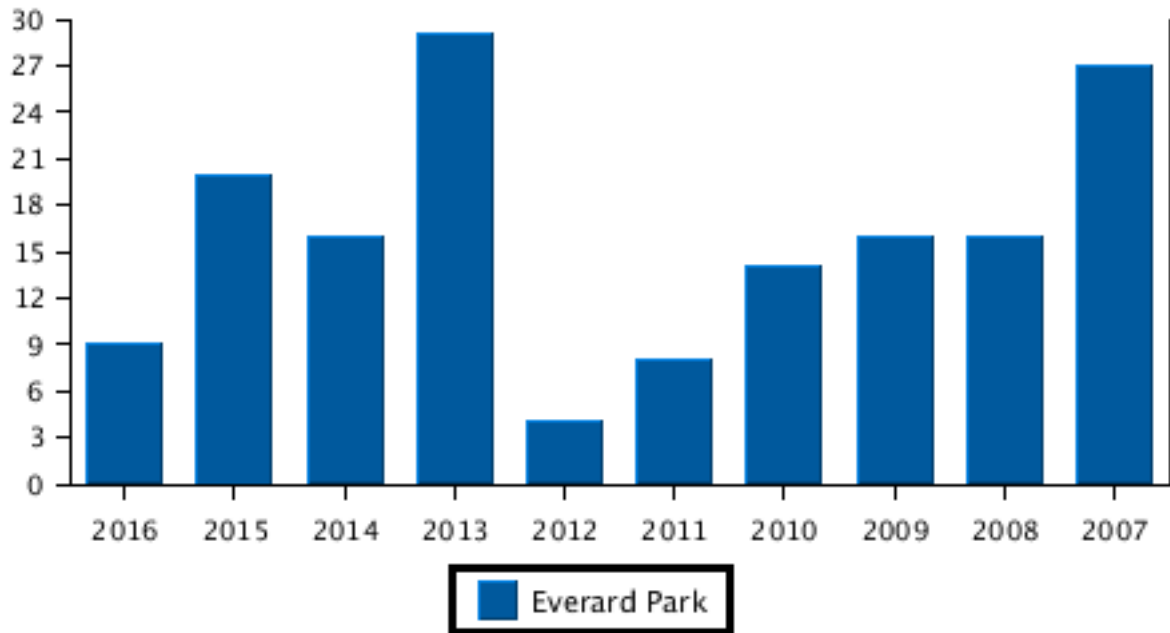




### Unit Sales Per Annum

Period	Everard Park Number
2016	9
2015	20
2014	16
2013	29
2012	4
2011	8
2010	14
2009	16
2008	16
2007	27

### Unit Sales Per Annum



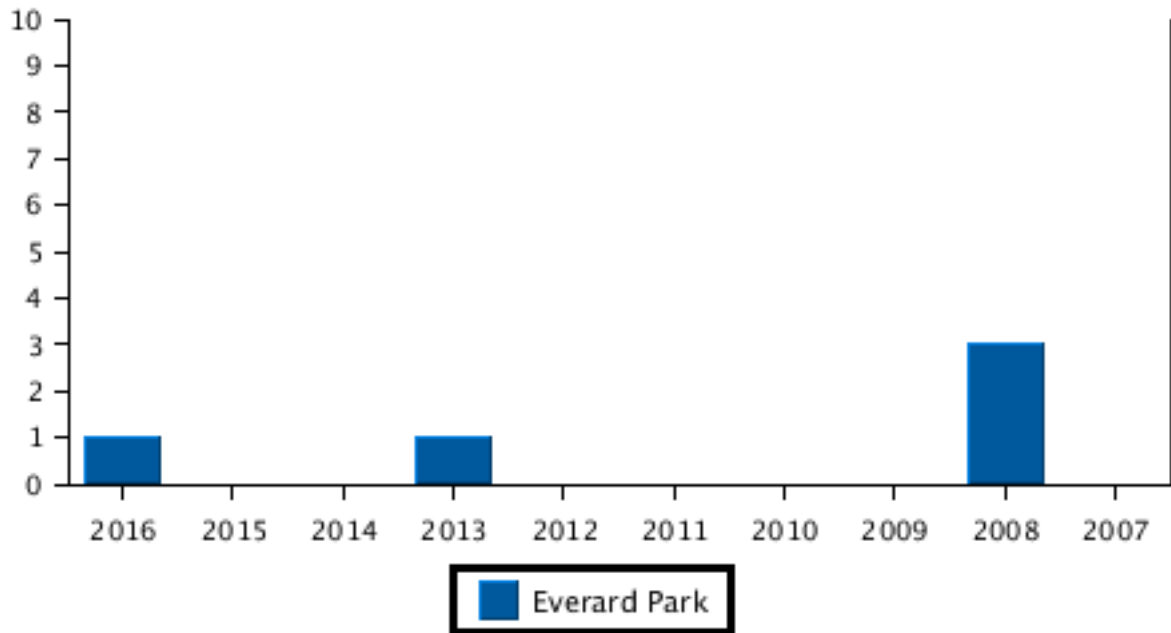




### Land Sales Per Annum

Period	Everard Park	
	Number	
2016	1	
2015	0	
2014	0	
2013	1	
2012	0	
2011	0	
2010	0	
2009	0	
2008	3	
2007	0	

### Land Sales Per Annum



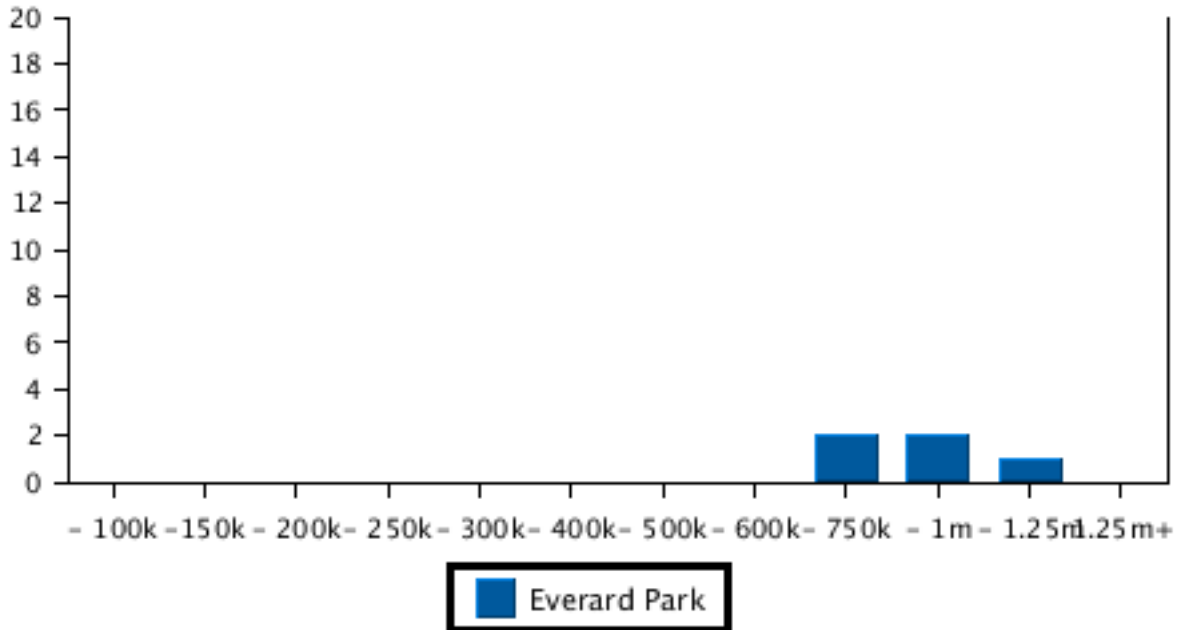


# Sales By Price

## House Sale by Price (12 months)

Price	Everard Park	
	Number	
0 - 100k	0	
101 -150k	0	
151 - 200k	0	
201 - 250k	0	
251 - 300k	0	
301 - 400k	0	
401 - 500k	0	
501 - 600k	0	
601 - 750k	2	
751 - 1m	2	
> 1m - 1.25m	1	
1.25m+	0	

## House Sales By Price (12 months)

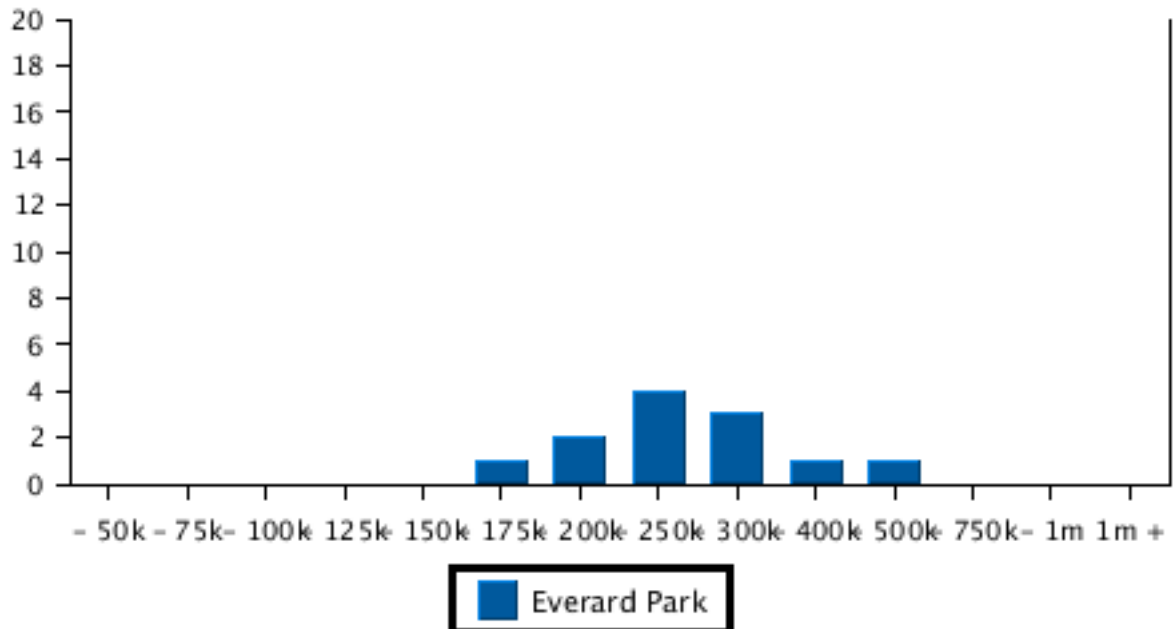




### Unit Sale by Price (12 months)

Price	Everard Park	
	Number	
0 - 50k	0	
51 - 75k	0	
76 - 100k	0	
101 - 125k	0	
126 - 150k	0	
151 - 175k	1	
176 - 200k	2	
201 - 250k	4	
251 - 300k	3	
301 - 400k	1	
401 - 500k	1	
501 - 750k	0	
751 - 1m	0	
1m +	0	

### Unit Sales By Price (12 months)



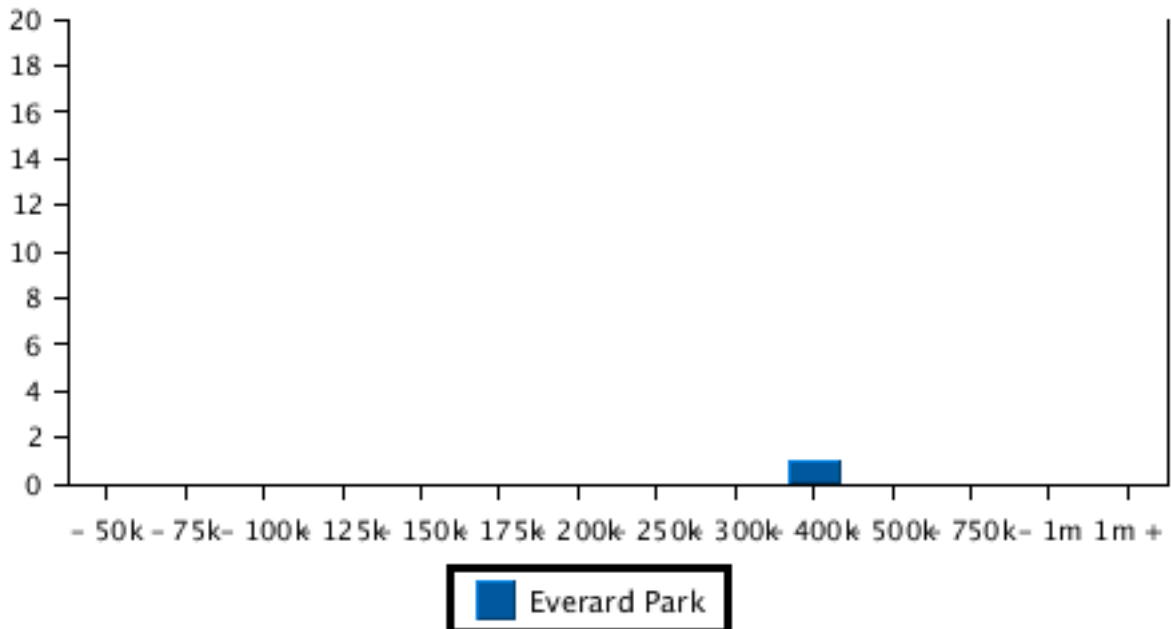


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Email: christos@raptisrealestate.com.au

### Land Sale by Price (12 months)

Price	Everard Park	
	Number	
0 - 50k	0	
51 - 75k	0	
76 - 100k	0	
101 - 125k	0	
126 - 150k	0	
151 - 175k	0	
176 - 200k	0	
201 - 250k	0	
251 - 300k	0	
301 - 400k	1	
401 - 500k	0	
501 - 750k	0	
751 - 1m	0	
1m +	0	

### Land Sales By Price (12 months)

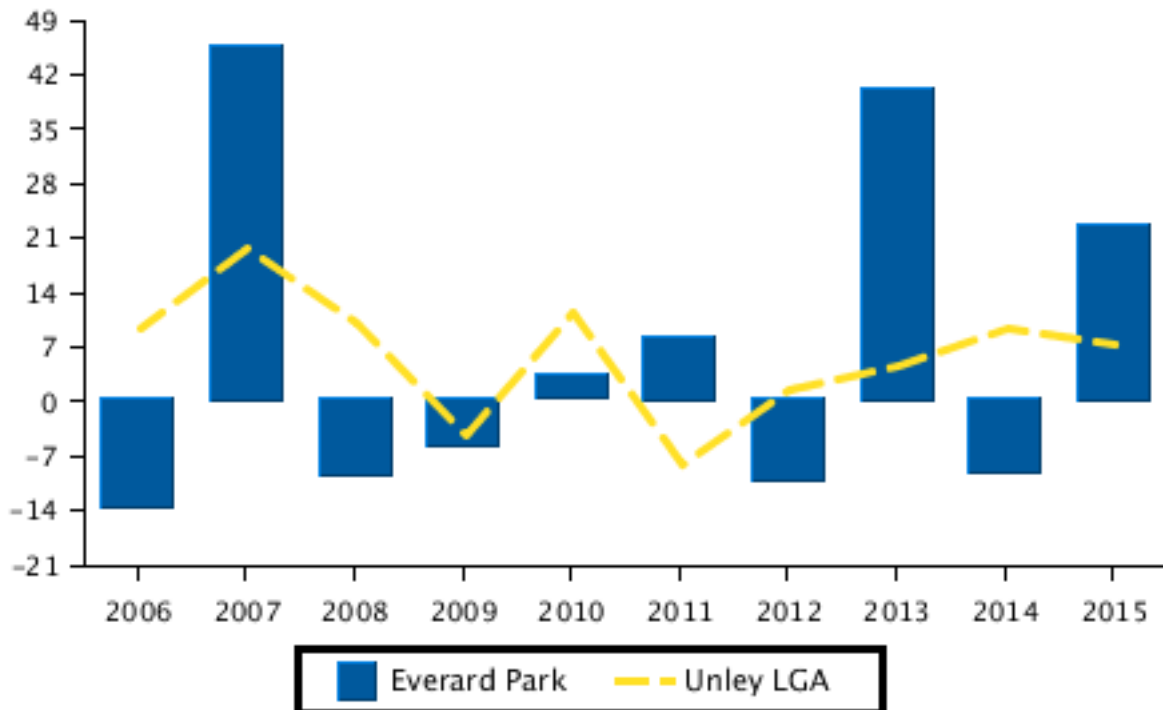


# Capital Growth Median Prices

## Capital Growth in Median Prices (Houses)

Period	Everard Park % Change	Unley LGA % Change
2015	22.7%	7.2%
2014	-9.9%	9.2%
2013	40.4%	4.4%
2012	-10.7%	1.5%
2011	8.3%	-8.2%
2010	3.4%	11.5%
2009	-6.5%	-4.4%
2008	-10%	10.1%
2007	45.9%	19.6%
2006	-14.1%	9.5%

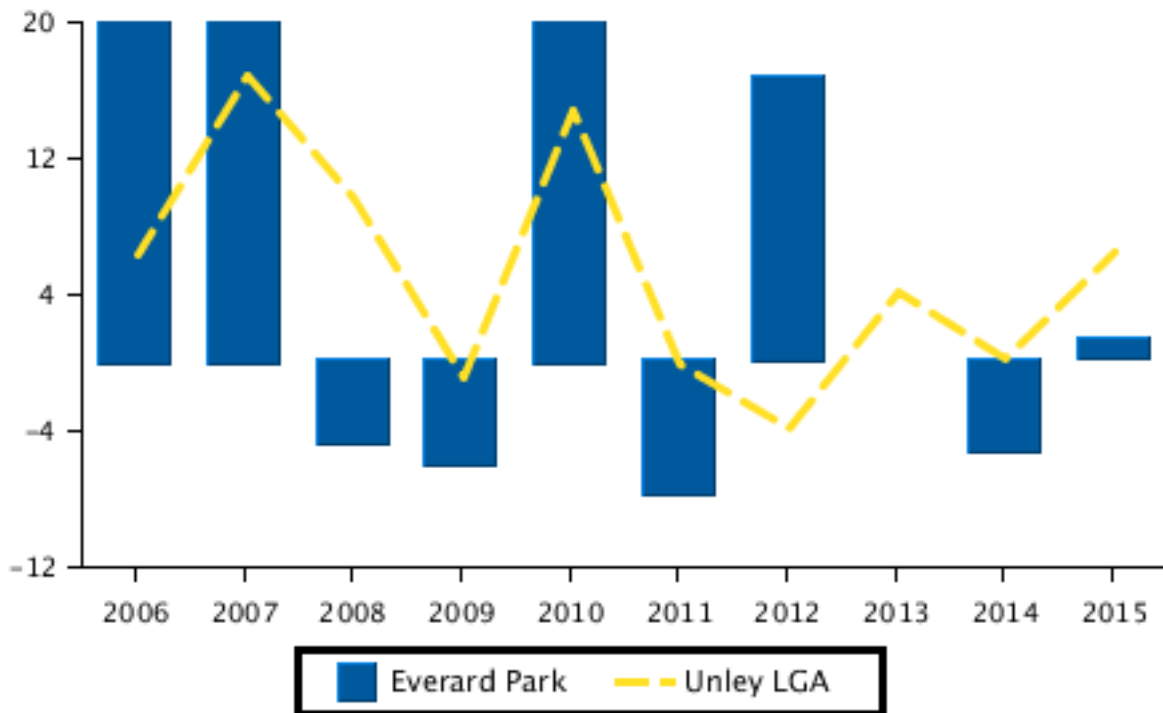
## Capital Growth in Median Prices (Houses)



### Capital Growth in Median Prices (Unit)

Period	Everard Park % Change	Unley LGA % Change
2015	1.4%	6.4%
2014	-5.5%	0.1%
2013	-12.1%	4.1%
2012	16.8%	-3.9%
2011	-8.1%	-0.1%
2010	31.9%	14.7%
2009	-6.4%	-1%
2008	-5.1%	9.5%
2007	39.7%	16.8%
2006	48.5%	6.2%

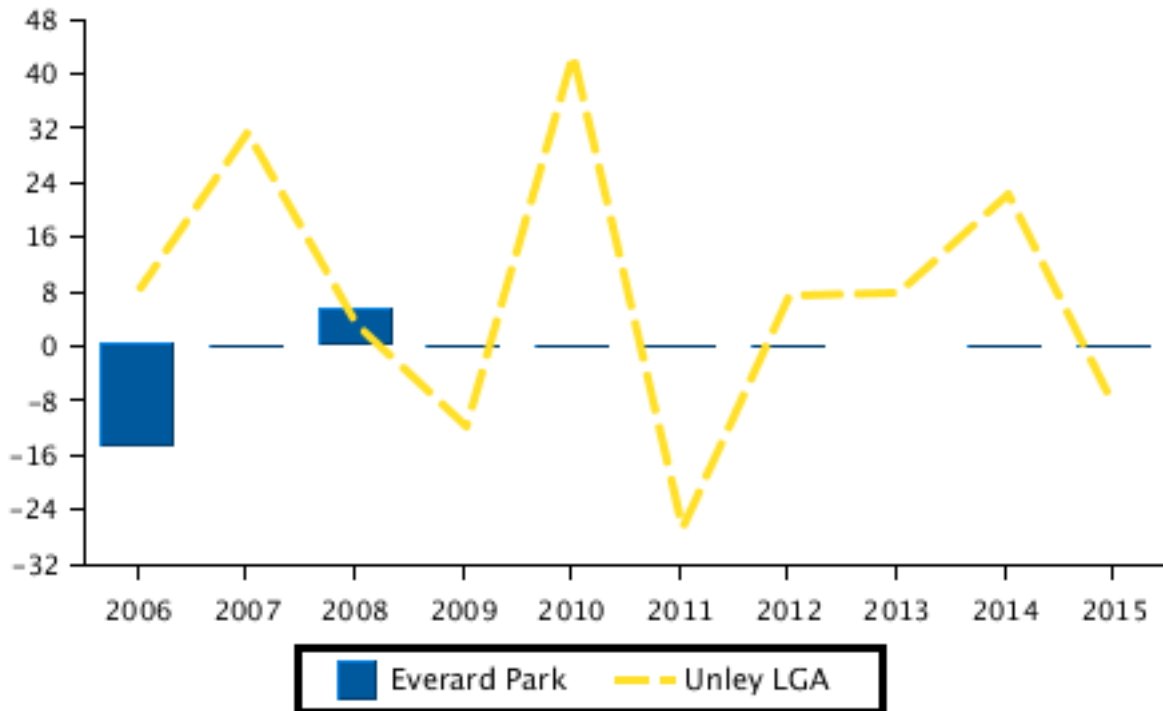
### Capital Growth in Median Prices (Unit)



### Capital Growth in Median Prices (Land)

Period	Everard Park % Change	Unley LGA % Change
2015	0%	-8.9%
2014	0%	22.4%
2013	0%	7.7%
2012	0%	7.3%
2011	0%	-26.8%
2010	0%	42.9%
2009	0%	-11.8%
2008	5.3%	3.1%
2007	0%	31.3%
2006	-15%	8.6%

### Capital Growth in Median Prices (Land)

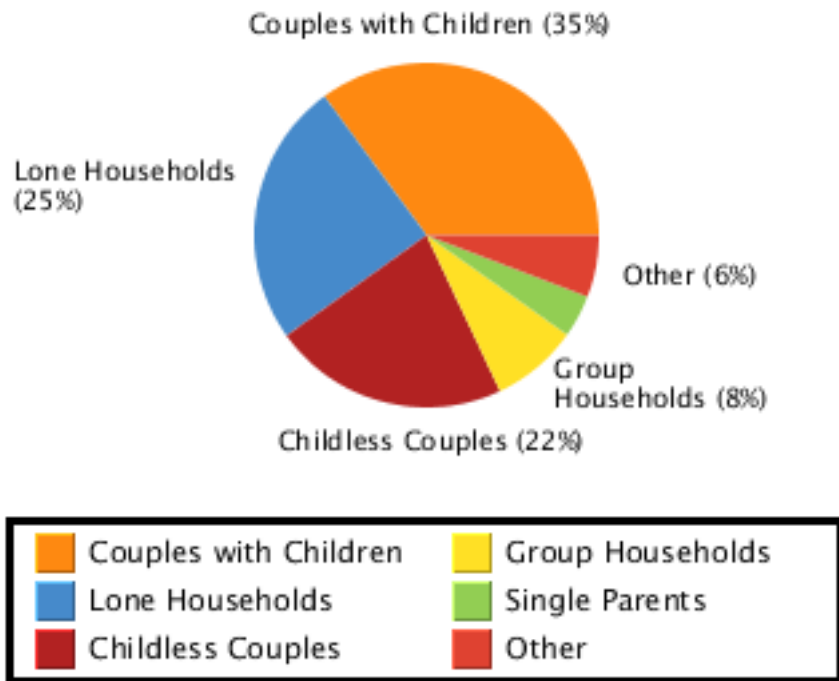


# Household

## Household Structure

Type	Percent
Couples with Children	35.1
Lone Households	24.8
Childless Couples	22.1
Group Households	8.2
Other	5.8
Single Parents	4.0

## Household Structure



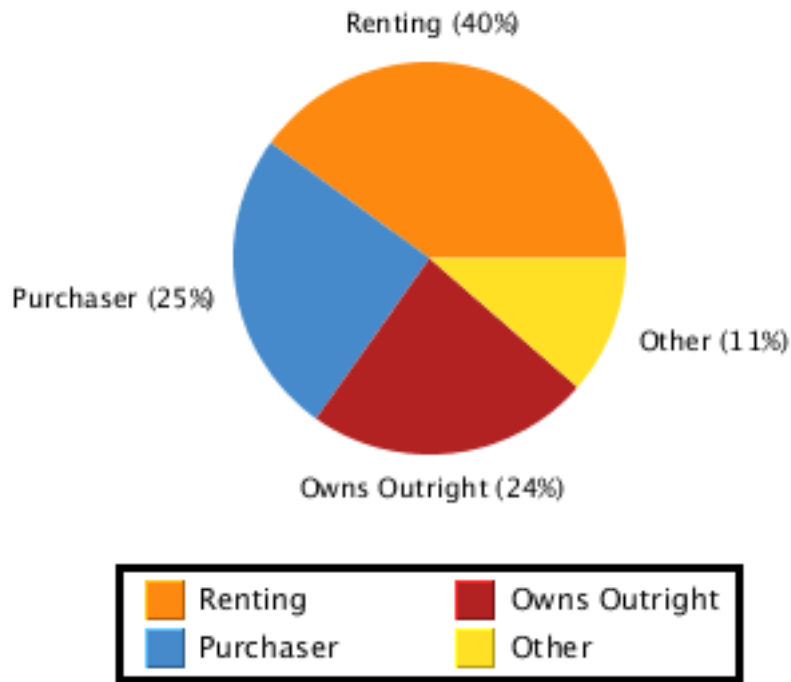




### Household Occupancy

Type	Percent
Renting	40.0
Purchaser	25.2
Owens Outright	23.4
Other	11.4

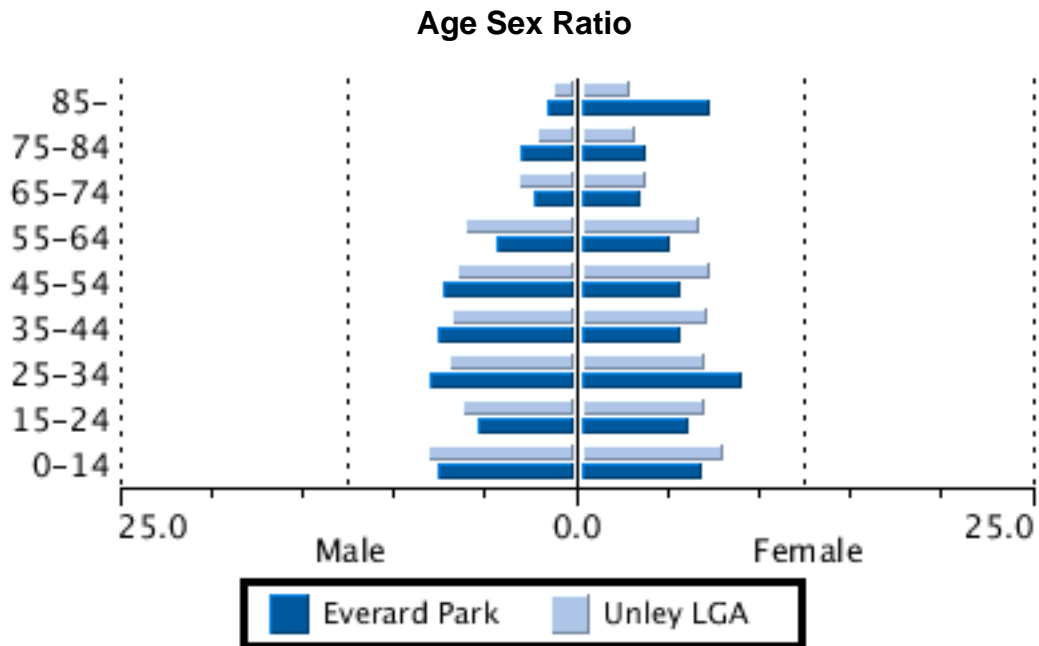
### Household Occupancy





# Age Sex Ratio

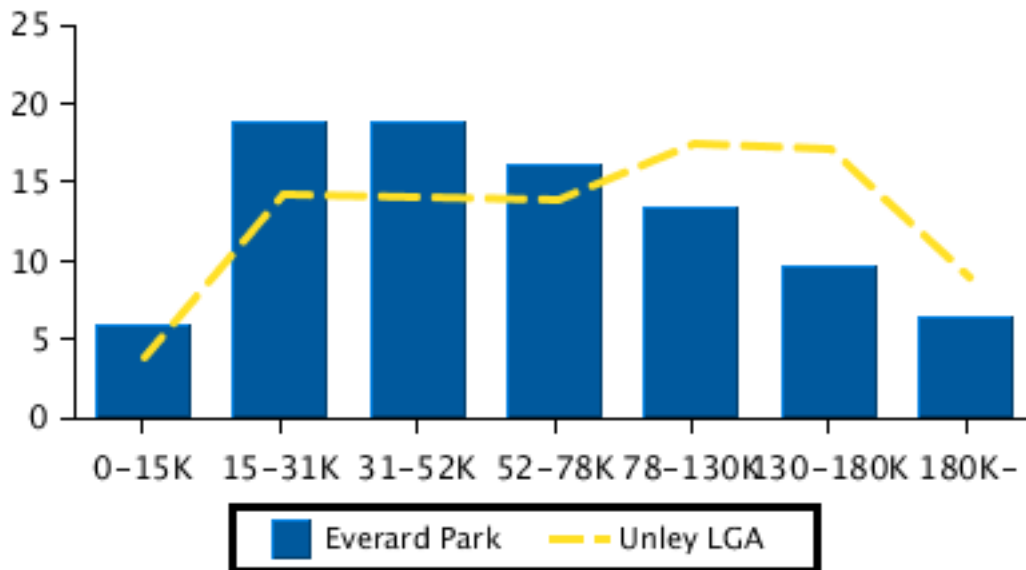
Age Group	Everard Park		Unley LGA	
	Male %	Female %	Male %	Female %
0-14	7.5	6.8	8.1	8.0
15-24	5.4	6.1	6.2	6.9
25-34	8.0	9.0	6.9	7.0
35-44	7.6	5.7	6.8	7.1
45-54	7.2	5.7	6.5	7.3
55-64	4.3	5.1	6.0	6.7
65-74	2.3	3.5	3.2	3.8
75-84	3.0	3.8	2.1	3.1
85-	1.5	7.2	1.2	2.9



# Household Income

Income Range	Everard Park %	Unley LGA %
0-15K	5.8	3.9
15-31K	18.8	14.2
31-52K	18.8	14.0
52-78K	16.1	13.9
78-130K	13.4	17.4
130-180K	9.6	17.1
180K-	6.3	9.0

Household Income



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