

Suburb Profile Report



Eastwood SA 5063

Prepared on: 09 August 2019

Prepared by: Christos Raptis

Phone: 0407 836 954

Email: christos@raptisrealestate.com.au

EASTWOOD



2.7km

Distance from GPO



786

Population

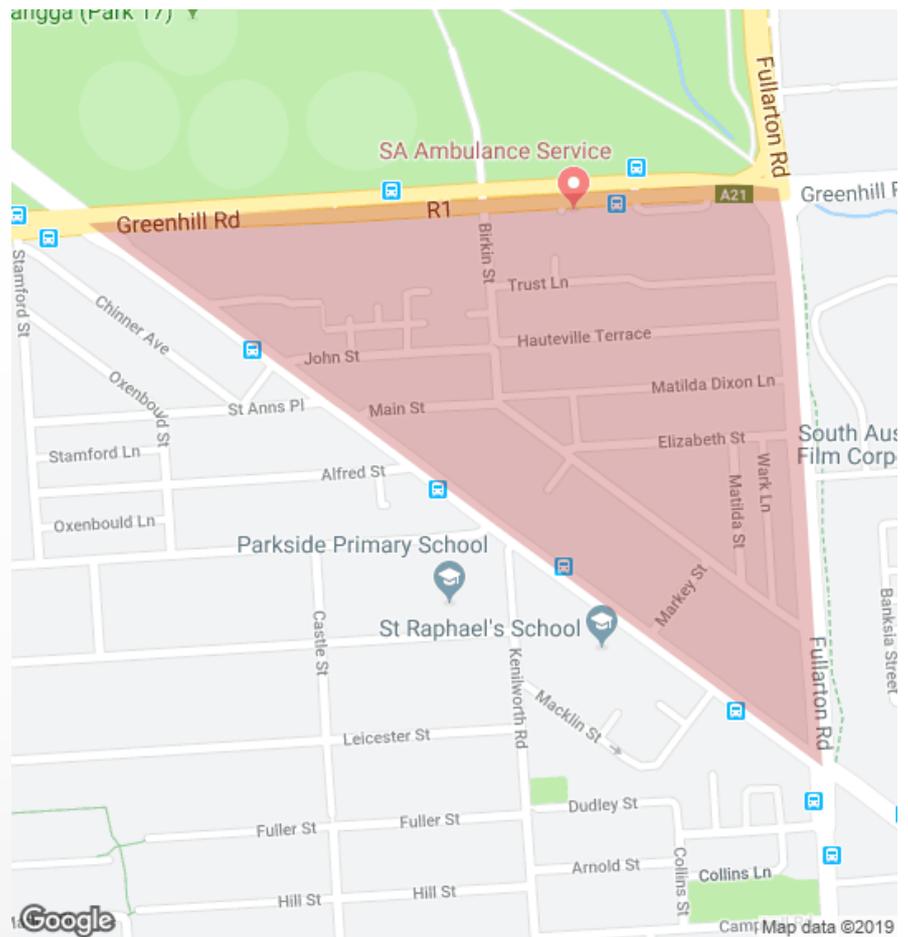
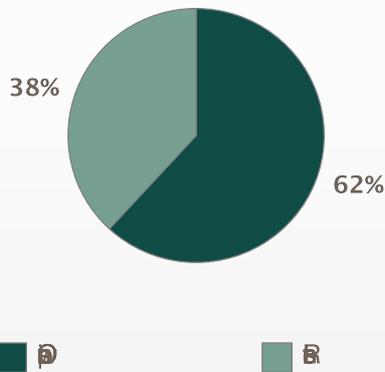
↑1.0%

5 year population change



10 years

Average length of ownership



The size of Eastwood is approximately 0.3 square kilometres. It has 1 park covering nearly 1.2% of total area. The population of Eastwood in 2011 was 778 people. By 2016 the population was 786 showing a population growth of 1.0% in the area during that time. The predominant age group in Eastwood is 60-69 years. Households in Eastwood are primarily childless couples and are likely to be repaying \$1400 - \$1799 per month on mortgage repayments. In general, people in Eastwood work in a professional occupation. In 2011, 58.1% of the homes in Eastwood were owner-occupied compared with 61.3% in 2016. Currently the median sales price of houses in the area is \$690,500.



Total dwellings



Total new listings*



Median Value



Total number currently listed



225

11

\$744,491

0



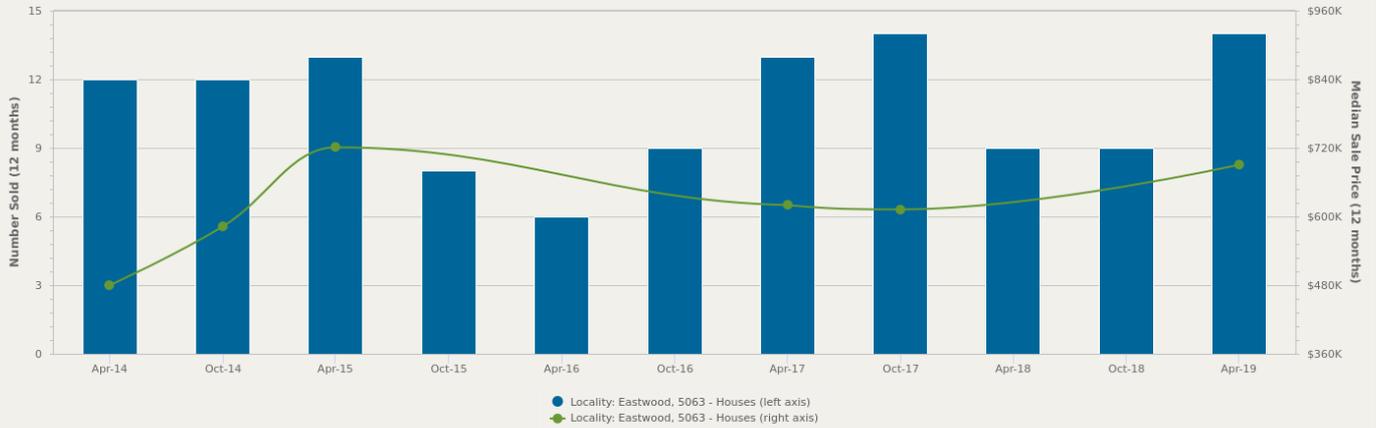
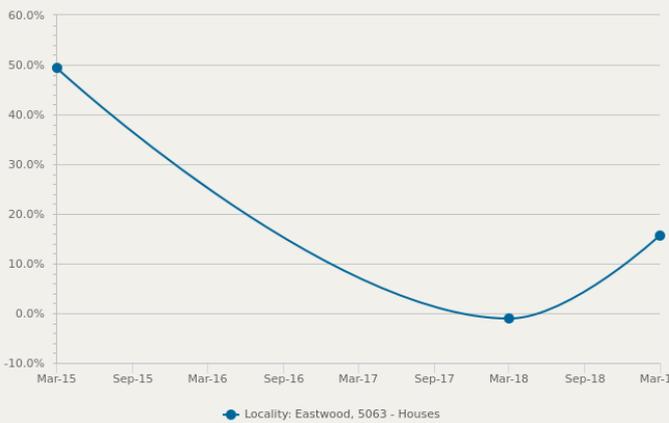
205

17

\$459,394

6

*Total number of unique properties listed for sale over the past 12 months.


HOUSES: FOR SALE
Number Sold vs. Median Sale Price

Change in Median Price

\$\$\$

Upper Quartile Price*

\$816,250

The 75th percentile sale price of sales over the past 12 months within the suburb.

\$\$

Median Price*

\$690,500

The middle sale price of all transactions recorded over the past 12 months within the suburb. Note that sale prices lower than \$10,000 and higher than \$80,000,000 are excluded from the analysis.

\$

Lower Quartile Price*

\$585,000

The 25th percentile sale price of sales over the past 12 months within the suburb.

*Statistics are calculated over a rolling 12 month period


HOUSES: MARKET ACTIVITY SNAPSHOT
ON THE MARKET


2
BEDROOMS
RECENTLY SOLD


There are no 2 bedroom Houses on the market in this suburb


3 Bristol Street Eastwood SA 5063

 Sold on 10 May 2019
\$650,000

20 Elizabeth Street Eastwood SA 5063

 Sold on 03 May 2019
\$480,000



3
BEDROOMS


There are no 3 bedroom Houses on the market in this suburb


21 John Street Eastwood SA 5063

 Sold on 29 May 2019
\$0

21 Hauteville Terrace Eastwood SA 5063

 Sold on 09 May 2019
\$935,000*



4
BEDROOMS

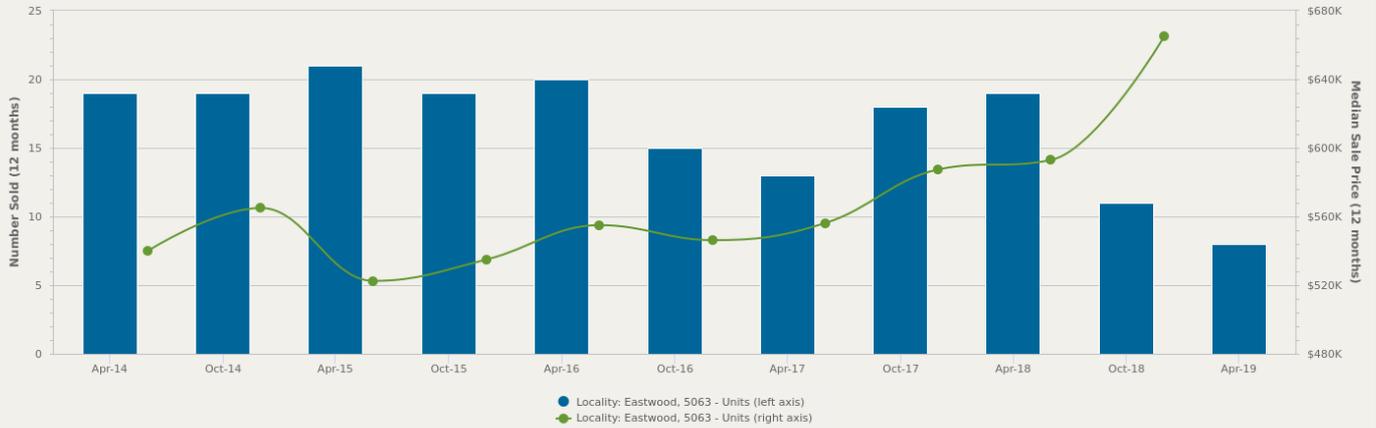

There are no 4 bedroom Houses on the market in this suburb

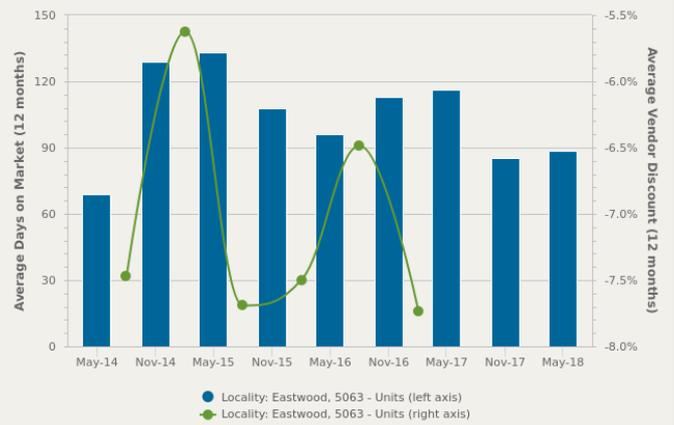
There are no recently sold 4 bedroom Houses in this suburb



= number of houses currently On the Market or Sold within the last 6 months

*Agent advised


UNITS: FOR SALE
Number Sold vs. Median Sale Price

Change in Median Price

Average Days on Market vs. Average Vendor Discount

\$\$\$

Upper Quartile Price*

\$870,000

The 75th percentile sale price of sales over the past 12 months within the suburb.

\$\$

Median Price*

\$665,000

The middle sale price of all transactions recorded over the past 12 months within the suburb. Note that sale prices lower than \$10,000 and higher than \$80,000,000 are excluded from the analysis.

\$

Lower Quartile Price*

\$512,500

The 25th percentile sale price of sales over the past 12 months within the suburb.

*Statistics are calculated over a rolling 12 month period


UNITS: MARKET ACTIVITY SNAPSHOT
ON THE MARKET
 **2**
 **1**
BEDROOMS
RECENTLY SOLD
 **0**

	<p>26/220 Greenhill Road Eastwood SA 5063</p> <p>Listed on 06 Aug 2019 \$395 000 - \$410 000</p>	 1  1  15m ²	There are no recently sold 1 bedroom Units in this suburb
	<p>35/220 Greenhill Road Eastwood SA 5063</p> <p>Listed on 02 Aug 2019 \$415,000</p>	 1  1  14m ²	

 **2**
 **2**
BEDROOMS
 **2**

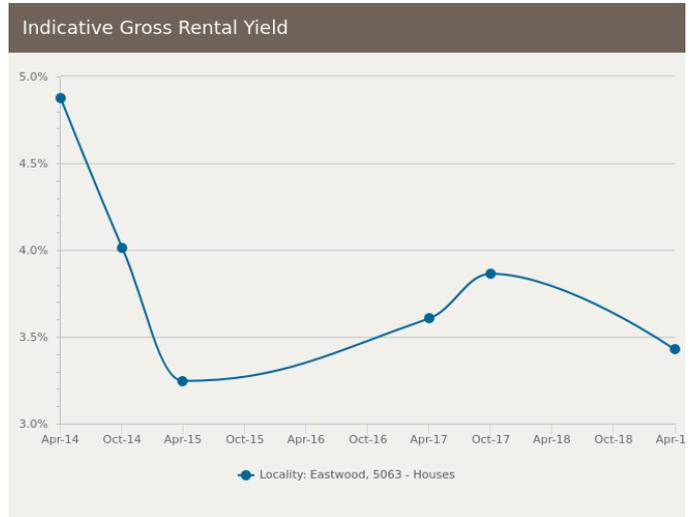
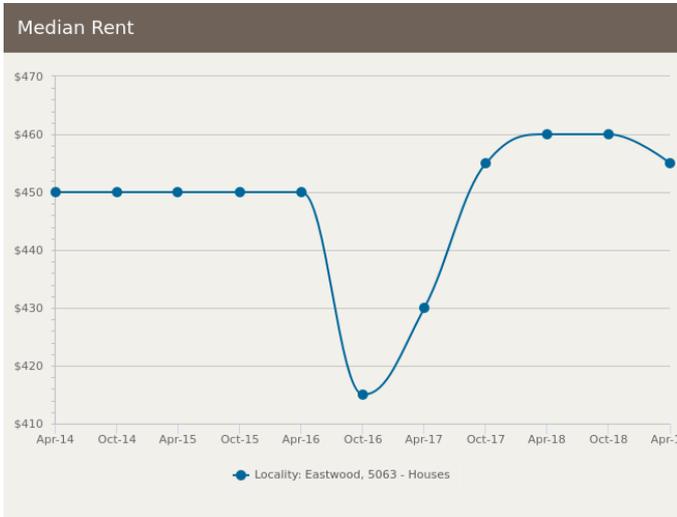
	<p>29/220 Greenhill Road Eastwood SA 5063</p> <p>Listed on 02 Aug 2019 \$550,000</p>	 1  2  7,886m ²		<p>91/220 Greenhill Road Eastwood SA 5063</p> <p>Sold on 03 Jul 2019 \$0</p>	 2  2  29m ²
	<p>95/220 Greenhill Road Eastwood SA 5063</p> <p>Listed on 20 Jun 2019 Under Contract</p>	 2  2  35m ²		<p>2/30A Hauteville Terrace Eastwood SA 5063</p> <p>Sold on 05 Mar 2019 \$620,000</p>	 1  1  177m ²

 **2**
 **3**
BEDROOMS
 **3**

	<p>129/220 Greenhill Road Eastwood SA 5063</p> <p>Listed on 26 Jul 2019 \$980k-\$1.02m</p>	 4  2  -		<p>105/220 Greenhill Road Eastwood SA 5063</p> <p>Sold on 12 Jun 2019 \$1,200,000</p>	 4  1  -
	<p>138/220 Greenhill Road Eastwood SA 5063</p> <p>Listed on 18 Jul 2019 \$1.85M - \$1.89M</p>	 4  4  -		<p>56/220 Greenhill Road Eastwood SA 5063</p> <p>Sold on 05 Mar 2019 \$0</p>	 4  2  -



= number of units currently On the Market or Sold within the last 6 months


HOUSES: FOR RENT


HOUSES: RENTAL ACTIVITY SNAPSHOT
FOR RENT
 **2**
 **2**
BEDROOMS

 <p>6 Bath Street Eastwood SA 5063 Listed on 25 Jul 2019 \$440/W</p> <ul style="list-style-type: none">  2  1  164m² 	 <p>20 Elizabeth Street Eastwood SA 5063 Listed on 25 Jul 2019 \$450/W</p> <ul style="list-style-type: none">  1  1  228m²
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 **0**
 **3**
BEDROOMS

There are no 3 bedroom Houses for rent in this suburb

 **0**
 **4**
BEDROOMS

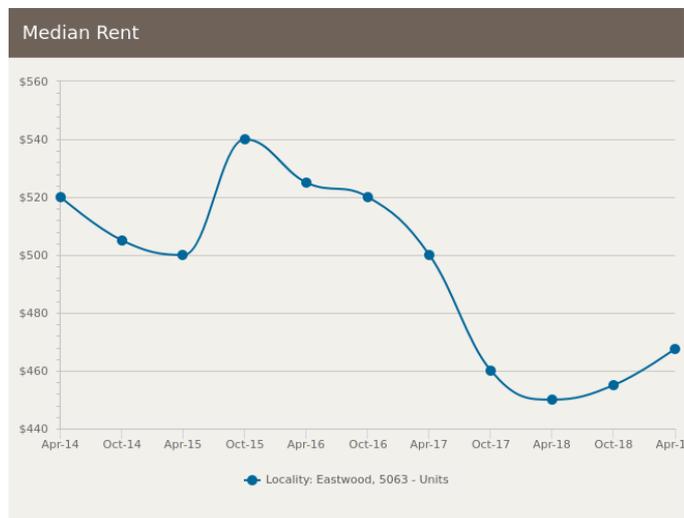
There are no 4 bedroom Houses for rent in this suburb



= number of houses observed as On the Market for Rent within the last month



UNITS: FOR RENT



UNITS: RENTAL ACTIVITY SNAPSHOT

FOR RENT

0

1
BEDROOMS

There are no 1 bedroom Units for rent in this suburb

3

2
BEDROOMS

**32/207 Greenhill Road
Eastwood SA 5063**

Listed on 07 Aug 2019
\$470/W

- 2
- 2
-

**63/220 Greenhill Road
Eastwood SA 5063**

Listed on 01 Aug 2019
\$530/W

- 1
- 2
- 23m²

0

3
BEDROOMS

There are no 3 bedroom Units for rent in this suburb



= number of units observed as On the Market for Rent within the last month

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RP Data Pty Ltd trading as CoreLogic Asia Pacific
ABN 67 087 759 171
P: 1300 734 318
E: support@corelogic.com.au