

# Suburb Profile Report



## Millswood SA 5034

Prepared on: 09 August 2019

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## MILLSWOOD


**3.5km**

Distance from GPO


**2.1k**

Population

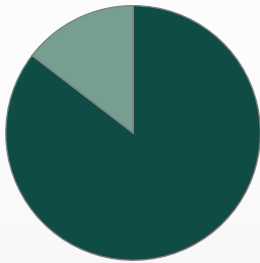
**4.2%**

5 year population change


**12 years**

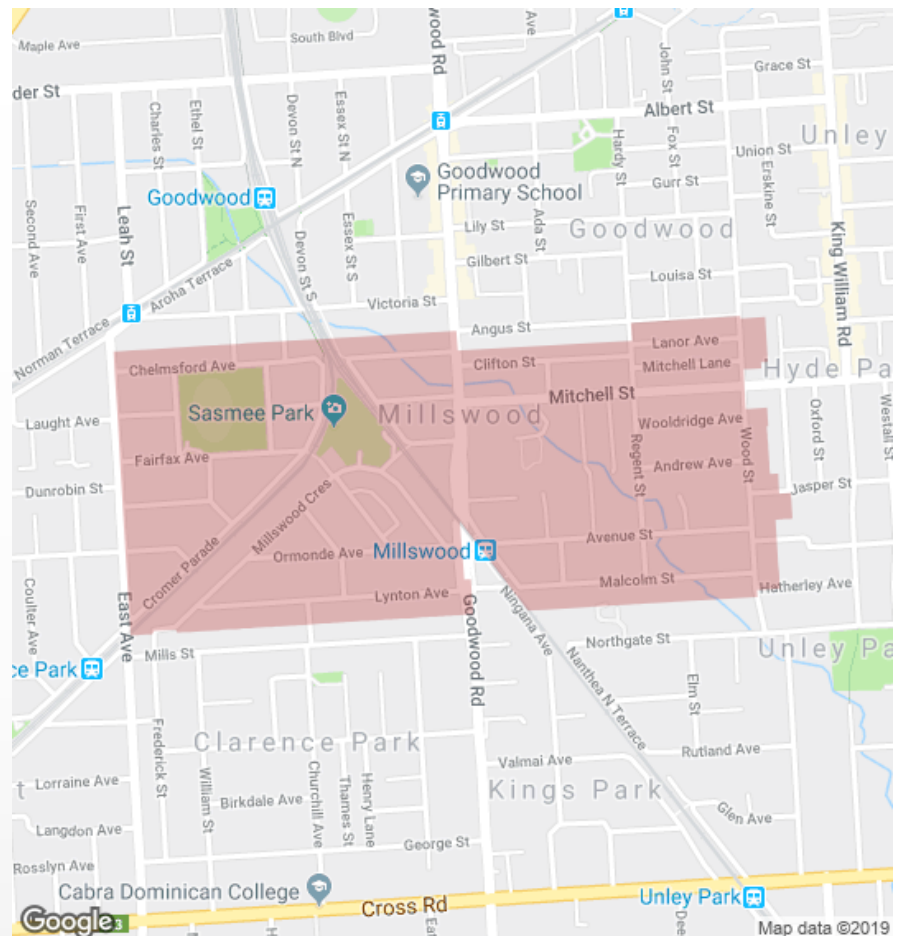
Average length of ownership

15%



85%

Owner Occupiers Renters



The size of Millswood is approximately 1 square kilometres. It has 3 parks covering nearly 10% of total area. The population of Millswood in 2011 was 2,043 people. By 2016 the population was 2,129 showing a population growth of 4.2% in the area during that time. The predominant age group in Millswood is 50-59 years. Households in Millswood are primarily couples with children and are likely to be repaying \$1800 - \$2399 per month on mortgage repayments. In general, people in Millswood work in a professional occupation. In 2011, 85.7% of the homes in Millswood were owner-occupied compared with 82.8% in 2016. Currently the median sales price of houses in the area is \$940,000.



Total dwellings



Total new listings\*



Median Value

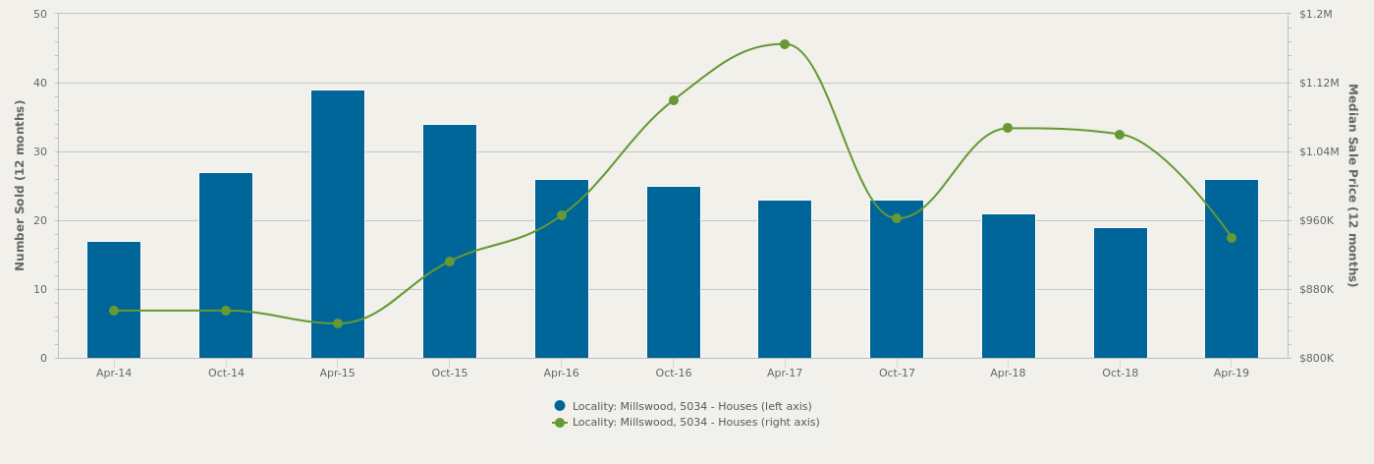
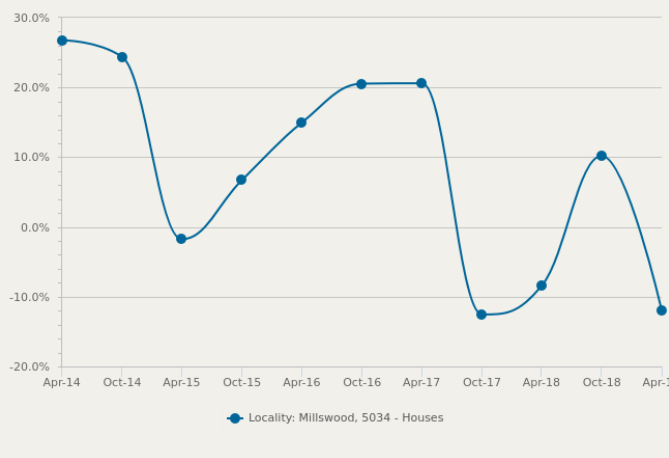
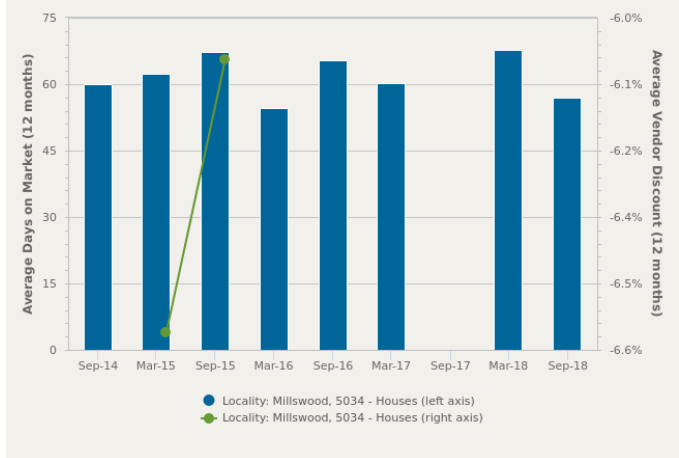


Total number currently listed


**764**
**41**
**\$1,025,952**
**6**

**44**
**1**
**-**
**1**

\*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**

**Average Days on Market vs. Average Vendor Discount**

**\$\$\$**

Upper Quartile Price\*

**\$1,300,000**

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

**\$\$**

Median Price\*

**\$940,000**

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\*

**\$840,000**

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**
**RECENTLY SOLD**
 **0**
 **2**  
**BEDROOMS**
 **0**

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

There are no recently sold 2 bedroom Houses in this suburb

 **3**
 **3**  
**BEDROOMS**
 **7**

**32 Cromer Parade**  
**Millswood SA 5034**

 Listed on 07 Aug 2019  
**\$649,000 - \$699,000**
 5  
 2  
 696m<sup>2</sup>

**1/184 Goodwood Road**  
**Millswood SA 5034**

 Sold on 01 Aug 2019  
**Not Disclosed**
 1  
 2  
 153m<sup>2</sup>

**31 Millswood Crescent**  
**Millswood SA 5034**

 Listed on 07 Aug 2019  
**\$749,000 to \$805,000**
 1  
 2  
 453m<sup>2</sup>

**29 Millswood Crescent**  
**Millswood SA 5034**

 Sold on 17 Jul 2019  
**\$613,500**
 1  
 1  
 465m<sup>2</sup>
 **3**
 **4**  
**BEDROOMS**
 **5**

**2 Ormonde Avenue**  
**Millswood SA 5034**

 Listed on 02 Aug 2019  
**\$995,000**
 2  
 2  
 682m<sup>2</sup>

**33 Chelmsford Avenue**  
**Millswood SA 5034**

 Sold on 25 Jun 2019  
**\$1,300,000**
 3  
 2  
 975m<sup>2</sup>

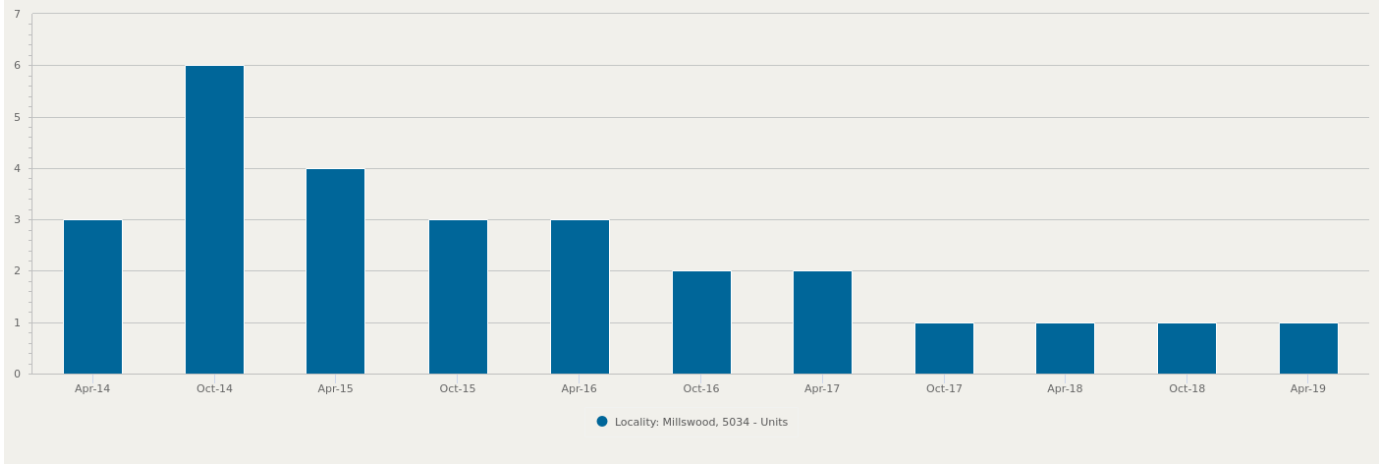
**32A Mitchell Street**  
**Millswood SA 5034**

 Listed on 29 Jul 2019  
**\$1,250,000 to \$1,350,000**
 3  
 2  
 405m<sup>2</sup>

**200 Goodwood Road**  
**Millswood SA 5034**

 Sold on 11 Jun 2019  
**\$650,000**
 2  
 2  
 543m<sup>2</sup>


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


**UNITS: FOR SALE**
**Number Sold vs. Median Sale Price**

**\$\$\$**

Upper Quartile Price\*

**\$515,000**

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

**\$\$**

Median Price\*

**\$240,000**

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\*

**\$240,000**

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

*\*Statistics are calculated over a rolling 12 month period*


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

There are no 1 bedroom Units on the market in this suburb

There are no recently sold 1 bedroom Units in this suburb

 **1**
 **2**  
**BEDROOMS**
 **0**

**6/9 Cranbrook Avenue**  
**Millswood SA 5034**

 Listed on 05 Aug 2019  
 \$400,000 to \$420,000


There are no recently sold 2 bedroom Units in this suburb

 **0**
 **3**  
**BEDROOMS**
 **0**

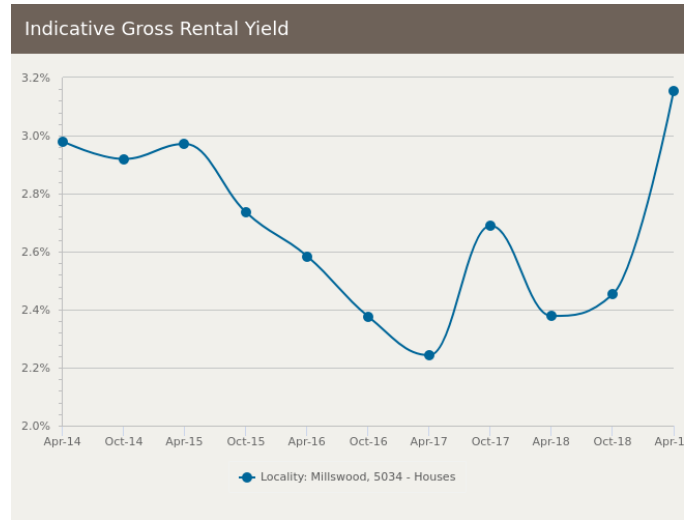
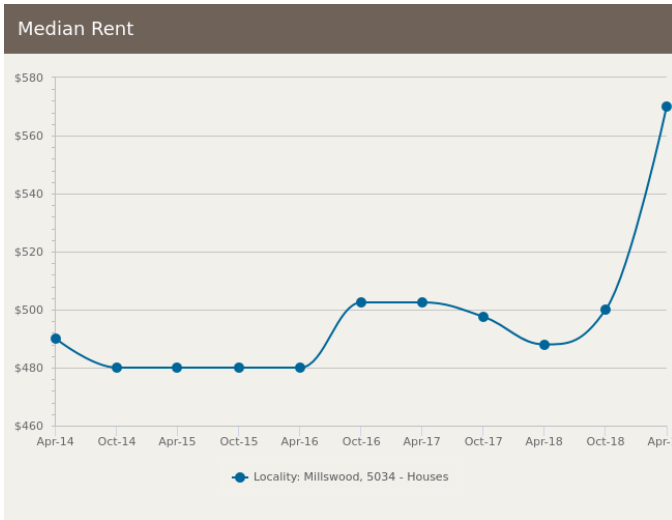
There are no 3 bedroom Units on the market in this suburb

There are no recently sold 3 bedroom Units in this suburb



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

## HOUSES: FOR RENT



## HOUSES: RENTAL ACTIVITY SNAPSHOT

FOR RENT

0

2  
BEDROOMS

There are no 2 bedroom Houses for rent in this suburb

1

3  
BEDROOMS

**19 Clifton Street Millswood SA 5034**  
 Listed on 30 Jul 2019  
 \$500/W

- 2
- 1
- 342m<sup>2</sup>

1

4  
BEDROOMS

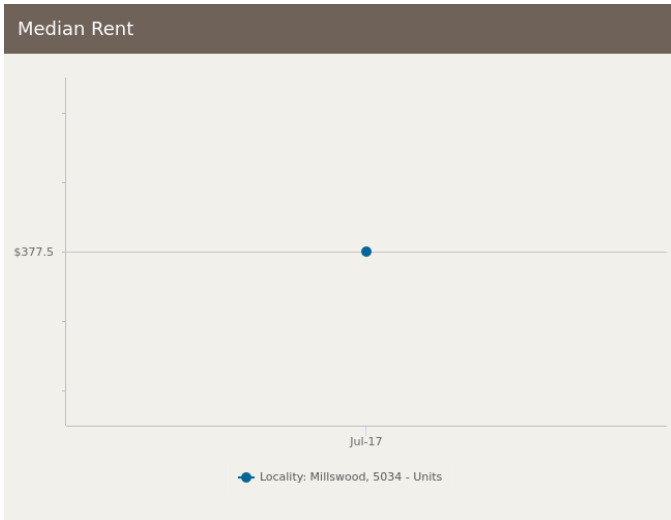
**200 Goodwood Road Millswood SA 5034**  
 Listed on 26 Jul 2019  
 \$540/W

- 2
- 2
- 543m<sup>2</sup>

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



## UNITS: FOR RENT



## UNITS: RENTAL ACTIVITY SNAPSHOT

FOR RENT

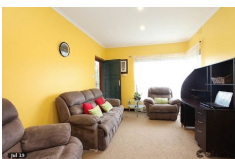
 0

 1  
BEDROOMS

There are no 1 bedroom Units for rent in this suburb


 1


 2  
BEDROOMS




**6/176 Goodwood Road**  
**Millswood SA 5034**

Listed on 02 Aug 2019  
\$300/W

 1

 1

 15m<sup>2</sup>

 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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