

Suburb Profile Report



Stirling North SA 5710

Prepared on: 09 August 2019

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STIRLING NORTH



277km
Distance from GPO



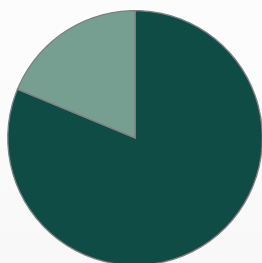
2.7k
Population

↑38.0%
5 year population change



-
Average length of ownership

19%



81%

■ Owner Occupiers ■ Renters



The size of Stirling North is approximately 68.1 square kilometres. It has 1 park covering nearly 0.1% of total area. The population of Stirling North in 2011 was 1,939 people. By 2016 the population was 2,675 showing a population growth of 38.0% in the area during that time. The predominant age group in Stirling North is 20-29 years. Households in Stirling North are primarily couples with children and are likely to be repaying \$1400 - \$1799 per month on mortgage repayments. In general, people in Stirling North work in a trades occupation. In 2011, 83.9% of the homes in Stirling North were owner-occupied compared with 78.8% in 2016. Currently the median sales price of houses in the area is \$260,000.



Total dwellings



Total new listings*



Median Value



Total number currently listed



778

37

\$176,532

24



3

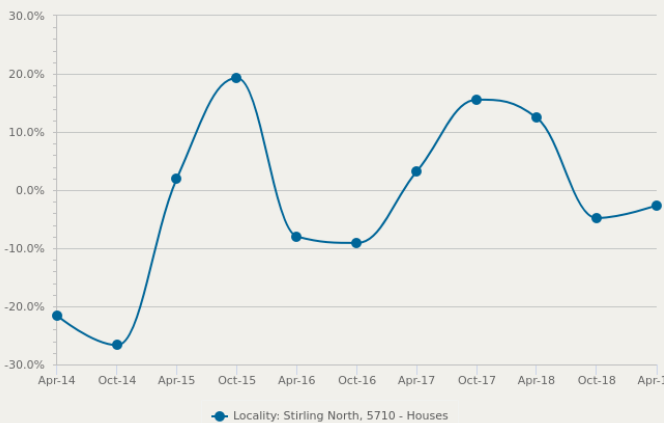
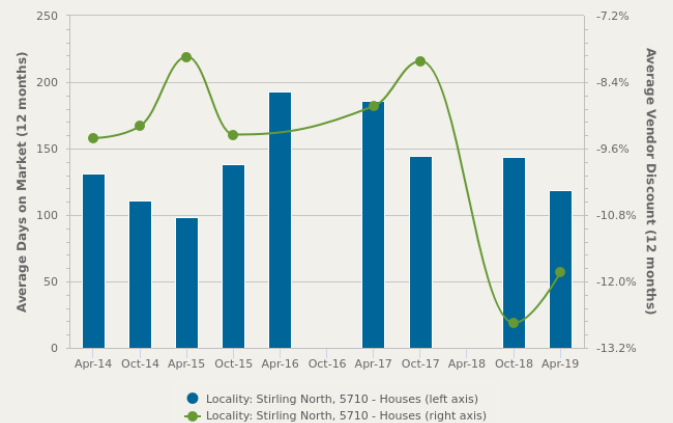
1

-

0

*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*

\$337,500

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

\$\$

Median Price*

\$260,000

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*









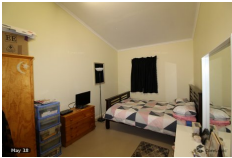







\$129,500

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

*Statistics are calculated over a rolling 12 month period


















HOUSES: MARKET ACTIVITY SNAPSHOT
ON THE MARKET


2
BEDROOMS
RECENTLY SOLD


 <p>31 Maule Avenue Stirling North SA 5710 Listed on 26 Jul 2019 \$99,900</p>	 2  1  632m ²	 <p>5 Whiting Street Stirling North SA 5710 Sold on 24 Jul 2019 \$122,000</p>	 2  1  1,214m ²
 <p>LOT 42 Woolundunga Avenue Stirling North SA Listed on 12 Jul 2019 \$170,000</p>	 7  1  2,038m ²	 <p>23 Smoker Street Stirling North SA 5710 Sold on 12 Jul 2019 \$180,000*</p>	 3  1  1,080m ²



















3
BEDROOMS


 <p>66 Quorn Road Stirling North SA 5710 Listed on 05 Aug 2019 \$155,000</p>	 3  1  1,104m ²	 <p>471 Flinders Ranges Way Stirling North SA 5710 Sold on 02 Aug 2019 \$472,000</p>	 5  2  32.37ha
 <p>2A Catherine Street Stirling North SA 5710 Listed on 02 Aug 2019 \$449,000</p>	 8  3  1,011m ²	 <p>12 Johnson Avenue Stirling North SA 5710 Sold on 02 Aug 2019 \$96,500</p>	 2  1  767m ²



4
BEDROOMS


 <p>10 Bowman Road Stirling North SA 5710 Listed on 02 Aug 2019 \$419,000</p>	 2  2  1,294m ²	 <p>20 Whiting Street Stirling North SA 5710 Sold on 02 Aug 2019 \$415,000</p>	 6  2  1,222m ²
 <p>5 Brian Street Stirling North SA 5710 Listed on 02 Aug 2019 \$375,000</p>	 9  2  6,500m ²	 <p>3/3 Callier Avenue Stirling North SA 5710 Sold on 10 May 2019 \$335,000*</p>	 5  2  1,192m ²

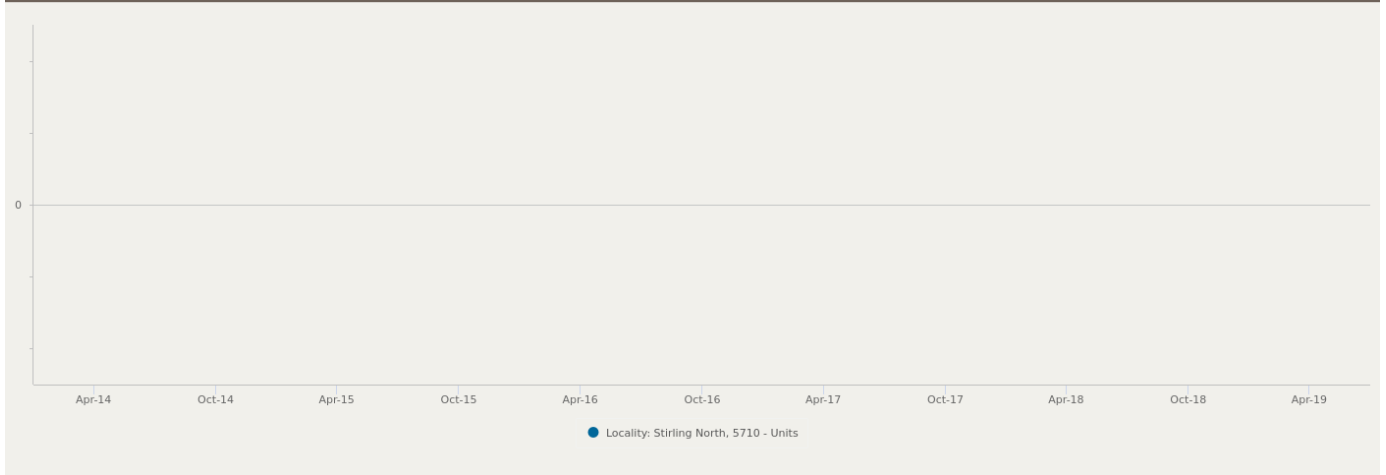


= number of houses currently On the Market or Sold within the last 6 months

*Agent advised

**UNITS: FOR SALE**

Number Sold vs. Median Sale Price




UNITS: MARKET ACTIVITY SNAPSHOT
ON THE MARKET
RECENTLY SOLD


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

There are no recently sold 1 bedroom Units in this suburb



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

There are no recently sold 2 bedroom Units in this suburb



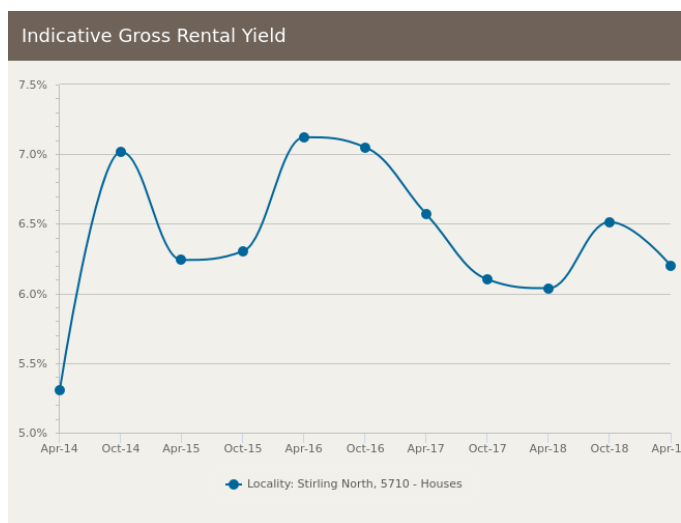
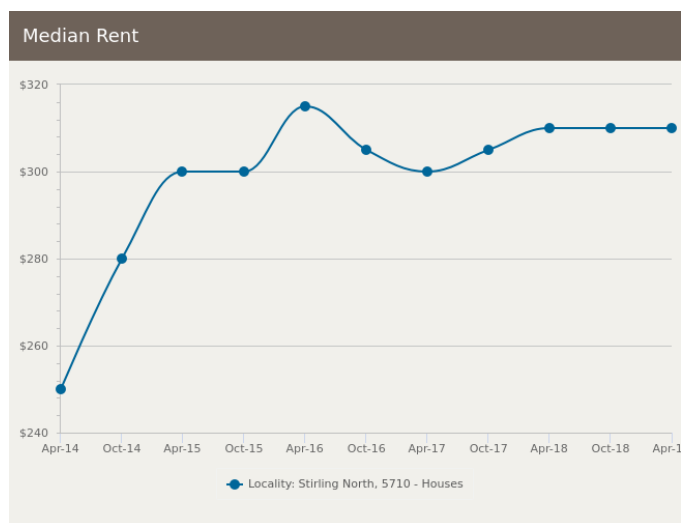
There are no 3 bedroom Units on the market in this suburb

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

12 Zanker Avenue Stirling North SA 5710
Listed on 23 Jul 2019
- /W

- 2
- 1
- 1,508m²

2

4
BEDROOMS

3 Kelly Court Stirling North SA 5710
Listed on 02 Aug 2019
\$410/W

- 2
- 2
- 1,219m²

5 McMullen Court Stirling North SA 5710
Listed on 01 Aug 2019
\$360/W

- 4
- 2
- 1,297m²



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



UNITS: RENTAL ACTIVITY SNAPSHOT

FOR RENT

 0 1
BEDROOMS

There are no 1 bedroom Units for rent in this suburb

 0 2
BEDROOMS

There are no 2 bedroom Units for rent in this suburb

 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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