

Suburb Profile Report



Clapham SA 5062

Prepared on: 09 August 2019

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CLAPHAM


7.0km

Distance from GPO


1.6k

Population

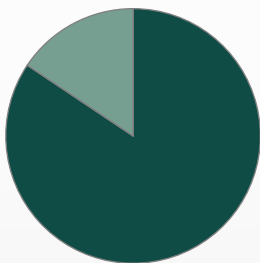
↑1.2%

5 year population change

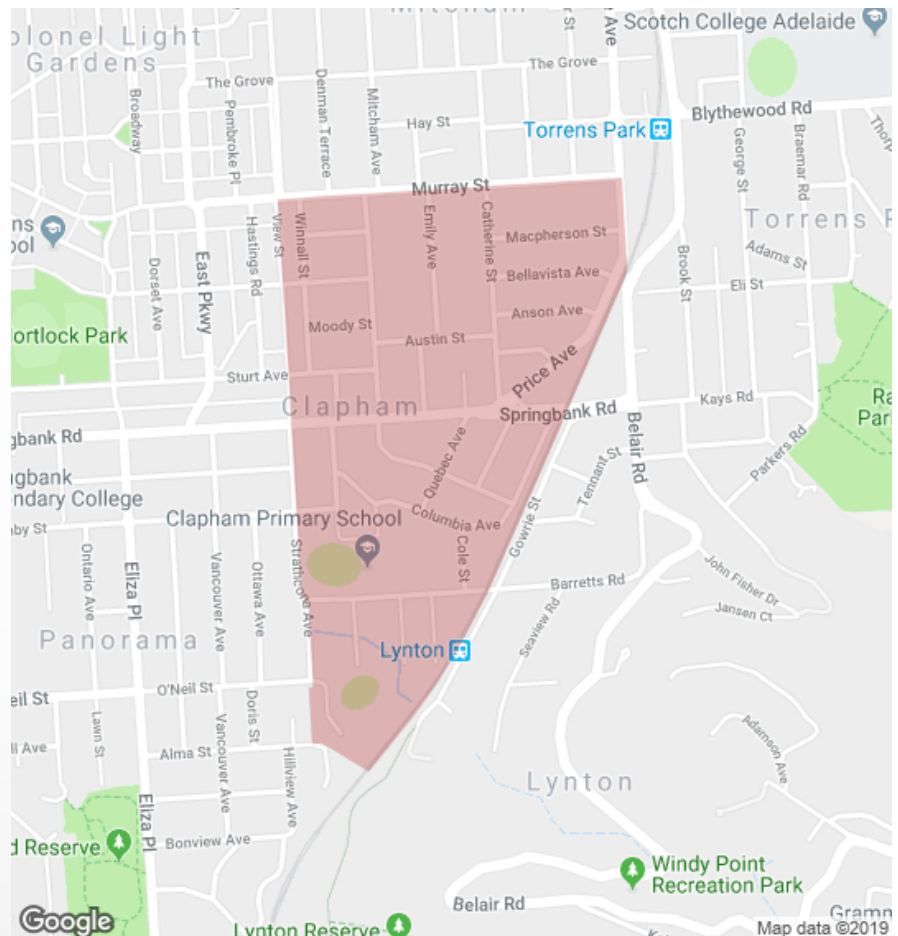

9 years

Average length of ownership

16%



84%

 Owner Occupiers
 Renters


The size of Clapham is approximately 0.8 square kilometres. It has 1 park covering nearly 0.4% of total area. The population of Clapham in 2011 was 1,620 people. By 2016 the population was 1,639 showing a population growth of 1.2% in the area during that time. The predominant age group in Clapham is 30-39 years. Households in Clapham are primarily couples with children and are likely to be repaying \$1800 - \$2399 per month on mortgage repayments. In general, people in Clapham work in a professional occupation. In 2011, 82.8% of the homes in Clapham were owner-occupied compared with 81.6% in 2016. Currently the median sales price of houses in the area is \$641,500.



Total dwellings



Total new listings*



Median Value



Total number currently listed


587
26
\$713,268
5

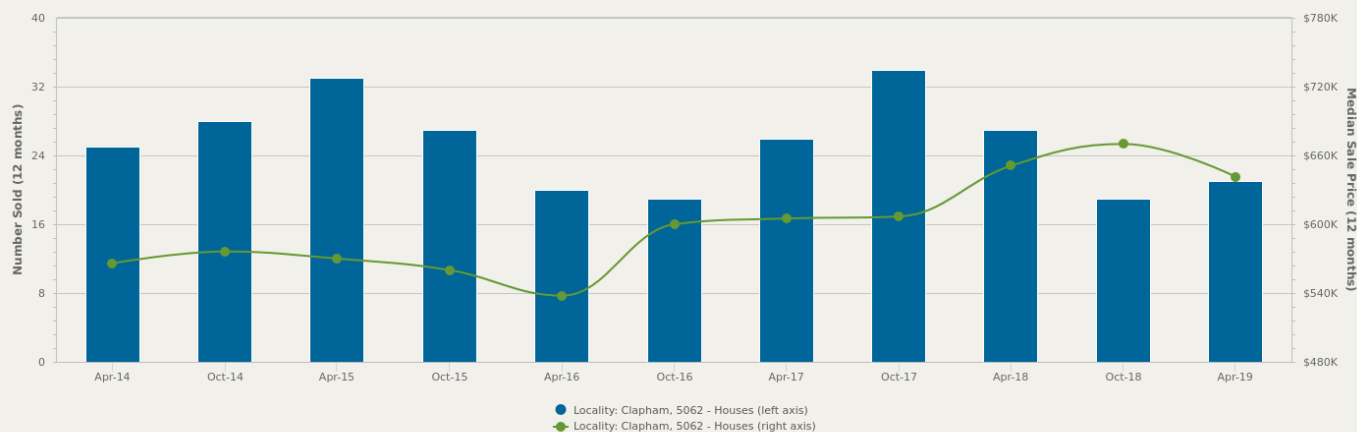
56
1
\$327,381
0

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

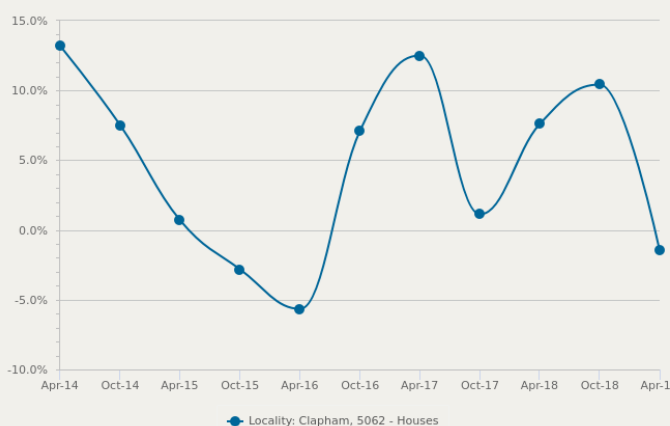


HOUSES: FOR SALE

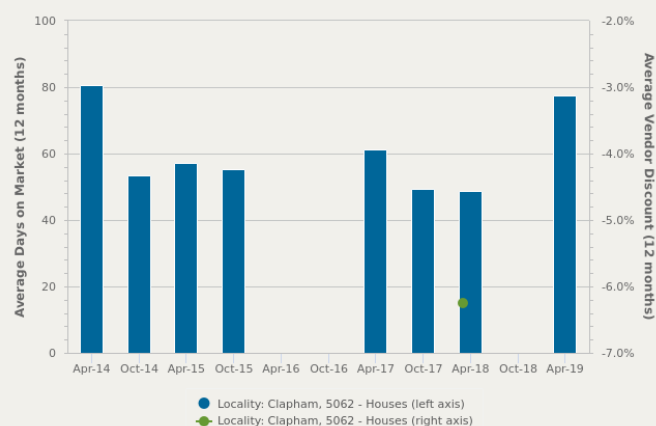
Number Sold vs. Median Sale Price



Change in Median Price



Average Days on Market vs. Average Vendor Discount



\$\$\$

Upper Quartile Price*

\$686,250

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

\$\$

Median Price*

\$641,500

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*

\$567,500

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



BEDROOMS



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

RECENTLY SOLD



5 Cole Street Clapham SA 5062

Sold on 06 Mar 2019
\$580,000



BEDROOMS



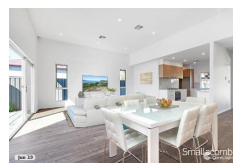
27A Catherine Street Clapham SA 5062

Listed on 05 Aug 2019
\$750,000



41 Barretts Road Clapham SA 5062

Listed on 30 Jul 2019
\$495k



13 Macpherson Street Clapham SA 5062

Sold on 11 Jun 2019
\$755,000*



2 Moody Street Clapham SA 5062

Sold on 31 May 2019
\$720,000



BEDROOMS



2 Toronto Avenue Clapham SA 5062

Listed on 05 Aug 2019
UNDER CONTRACT- Georgie Todd



28 Catherine Street Clapham SA 5062

Listed on 20 Jun 2019
Contact Agent



5 Alberta Avenue Clapham SA 5062

Sold on 27 May 2019
\$715,000



2 Bellavista Avenue Clapham SA 5062

Sold on 15 May 2019
\$885,000



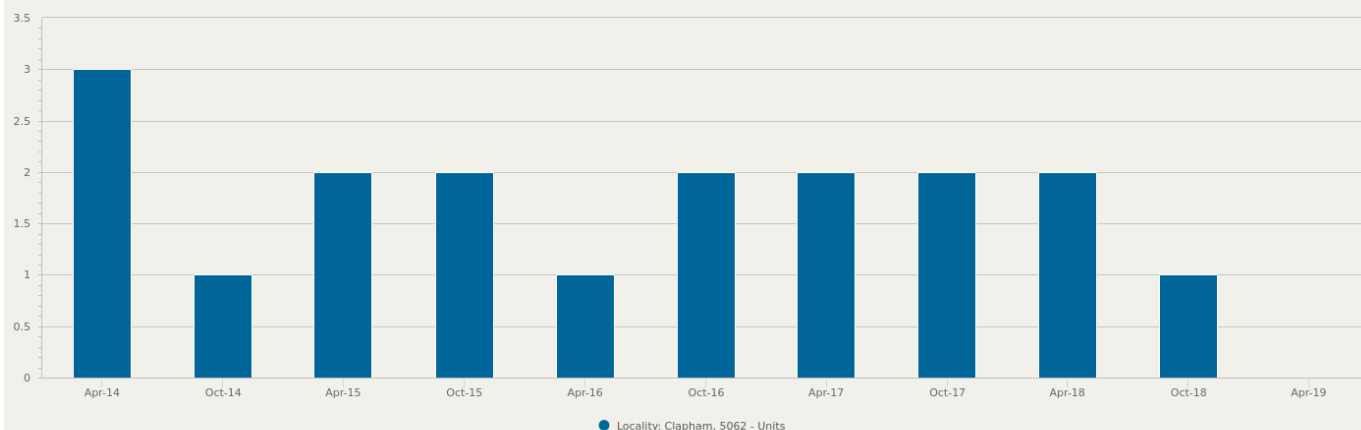
= number of houses currently On the Market or Sold within the last 6 months

*Agent advised



UNITS: FOR SALE

Number Sold vs. Median Sale Price



\$\$\$

Upper Quartile Price*

\$201,275

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

\$\$

Median Price*

\$174,100

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*

\$144,750

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

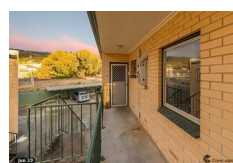


There are no 1 bedroom Units on the market in this suburb

There are no recently sold 1 bedroom Units in this suburb



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



**12/63 Price Avenue Clapham
SA 5062**

Sold on 19 Jun 2019
\$177,777



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



**2/68 Price Avenue Clapham
SA 5062**

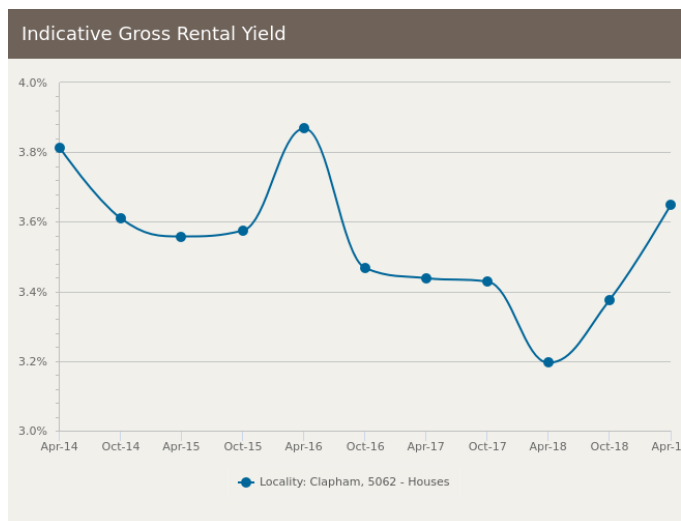
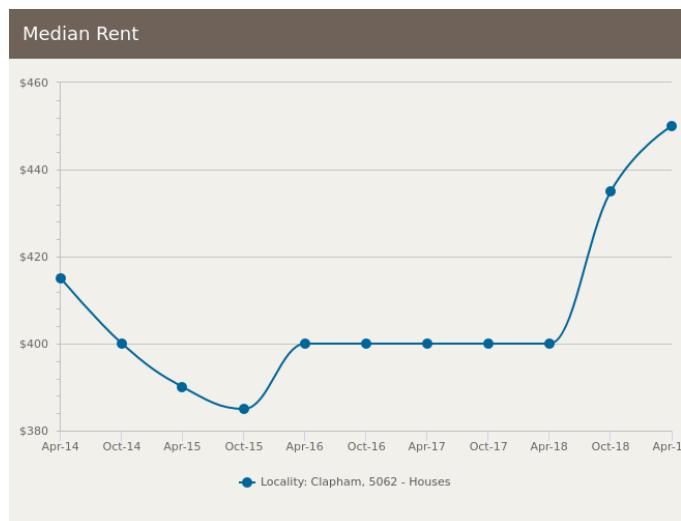
Sold on 06 May 2019
\$575,000



= 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

 2

 3
BEDROOMS



46 Maud Street Clapham SA 5062

Listed on 06 Aug 2019
\$430/W

 2

 1

 979m²



2A Emily Avenue Clapham SA 5062

Listed on 30 Jul 2019
\$410/W

 1

 1

 498m²

 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

 1

 2
BEDROOMS



**5/63 Price Avenue Clapham
SA 5062**

Listed on 07 Aug 2019
\$270/W

 1

 1

 82m²

 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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