

Suburb Profile Report



Glenside SA 5065

Prepared on: 09 August 2019

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GLENSIDE


3.9km

Distance from GPO


2.4k

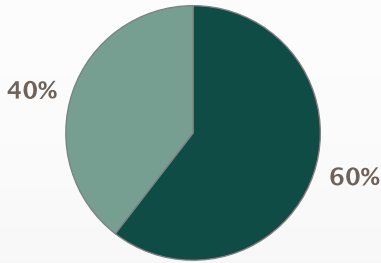
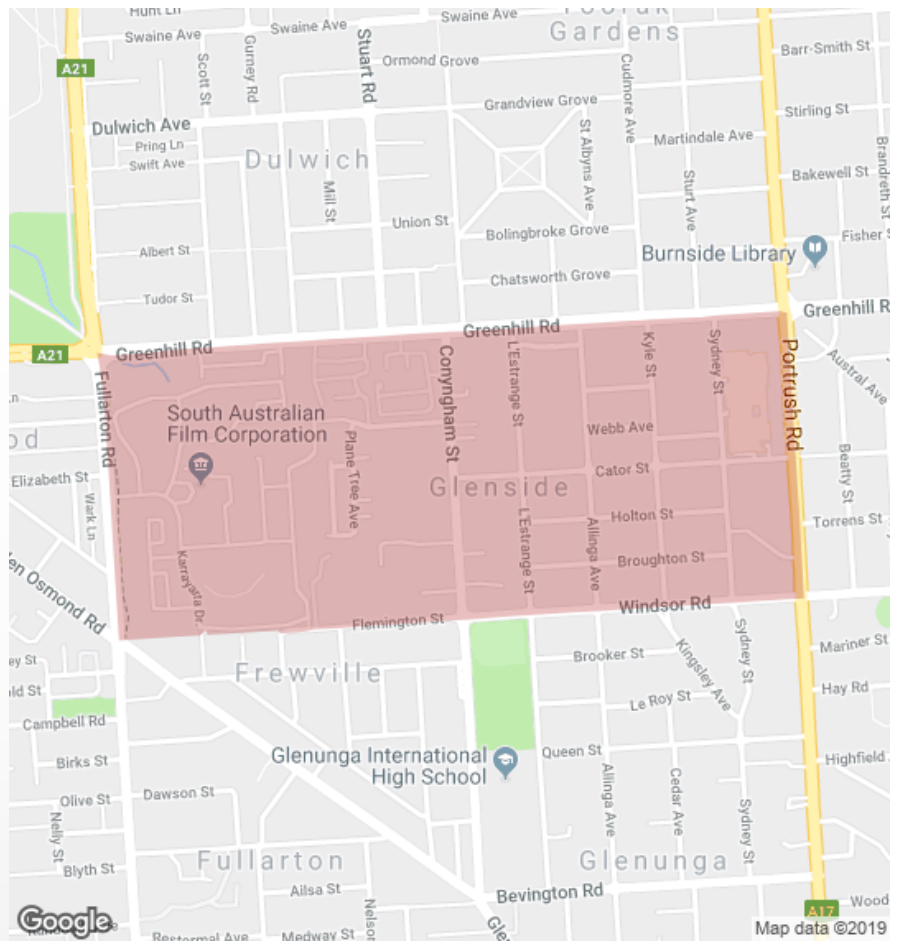
Population

↑7.9%

5 year population change


10 years

Average length of ownership


 Owner Occupiers
 Renters


The size of Glenside is approximately 1.1 square kilometres. It has 2 parks covering nearly 0.6% of total area. The population of Glenside in 2011 was 2,236 people. By 2016 the population was 2,412 showing a population growth of 7.9% in the area during that time. The predominant age group in Glenside is 40-49 years. Households in Glenside are primarily couples with children and are likely to be repaying \$1000 - \$1399 per month on mortgage repayments. In general, people in Glenside work in a professional occupation. In 2011, 51.6% of the homes in Glenside were owner-occupied compared with 53.3% in 2016. Currently the median sales price of houses in the area is \$810,000.



Total dwellings



Total new listings*



Median Value

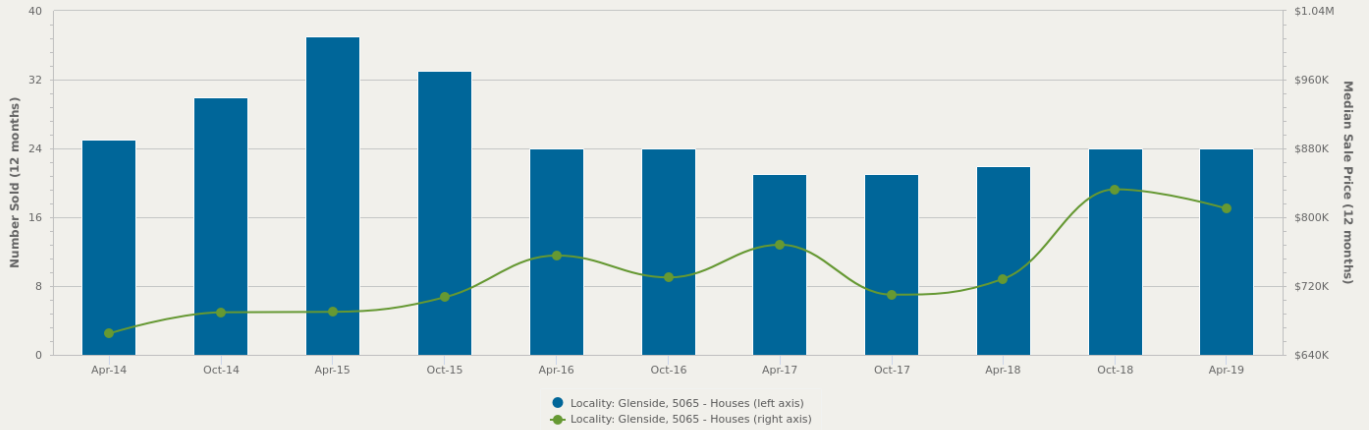
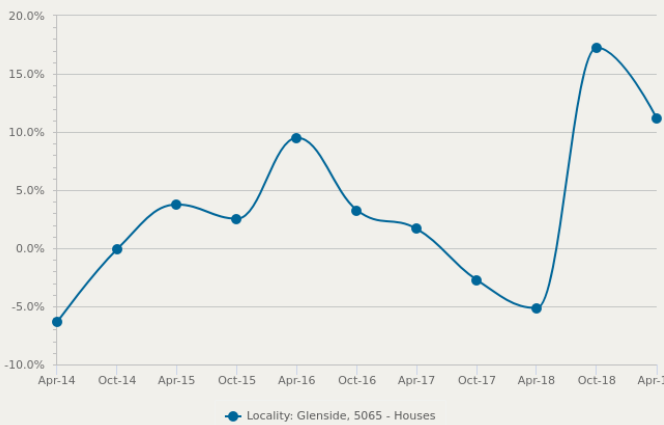
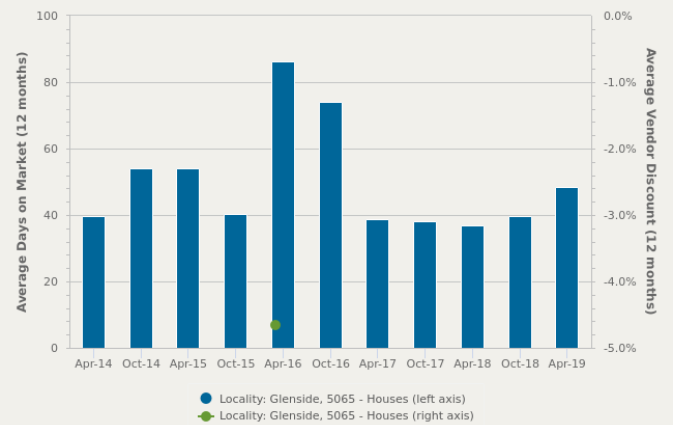


Total number currently listed


490
33
\$872,721
2

497
23
\$366,361
3

*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*

\$1,090,000

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

\$\$

Median Price*

\$810,000

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*

\$706,250

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
 **0**
 **2**
BEDROOMS

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

RECENTLY SOLD
 **1**

7 Sydney Street Glenside SA 5065

 Sold on 17 Jul 2019
\$1,000,000*

 **2**
 **3**
BEDROOMS
 **25**

43 Cedar Crescent Glenside SA 5065

 Listed on 07 Aug 2019
\$680,000

47A L'Estrange Street Glenside SA 5065

 Sold on 02 Aug 2019
Not Disclosed

3 Kyle Street Glenside SA 5065

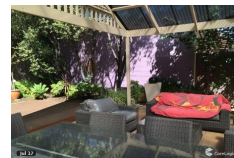
 Listed on 02 Aug 2019
[Call Agent for details](#)

35 Windsor Road Glenside SA 5065

 Sold on 08 Jul 2019
\$580,000

 **0**
 **4**
BEDROOMS
 **6**

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


7 Pepperbox Court Glenside SA 5065

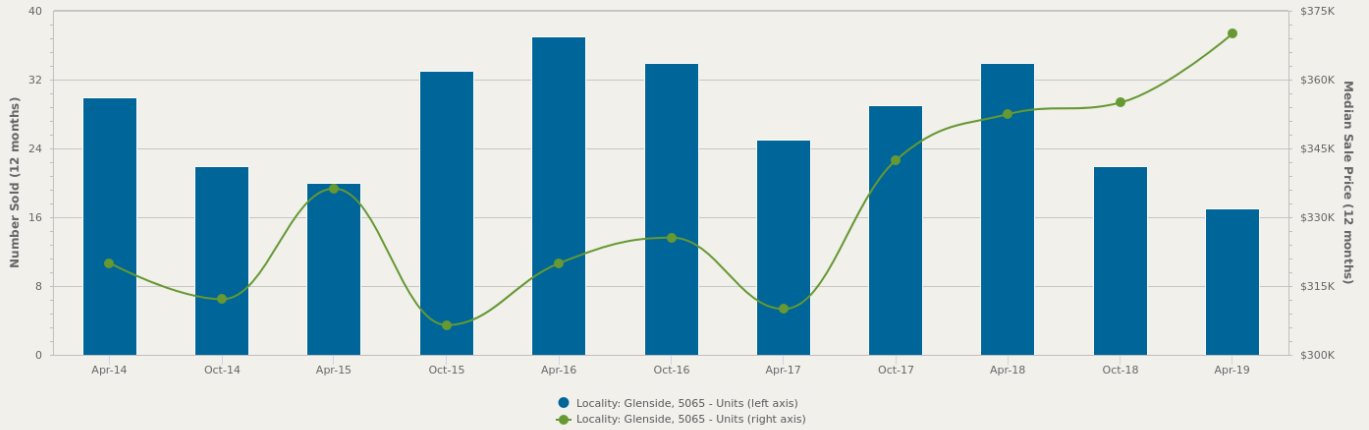
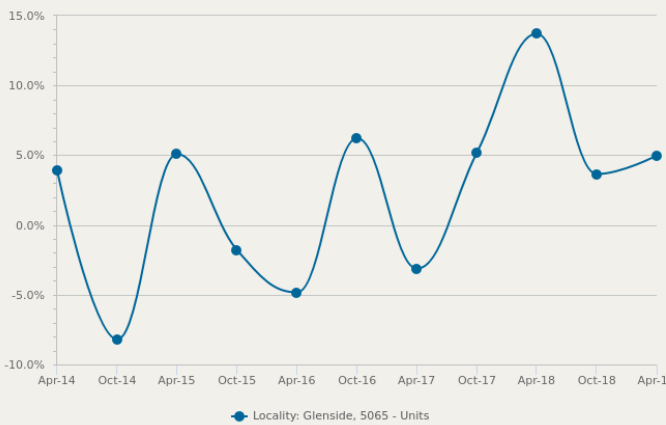
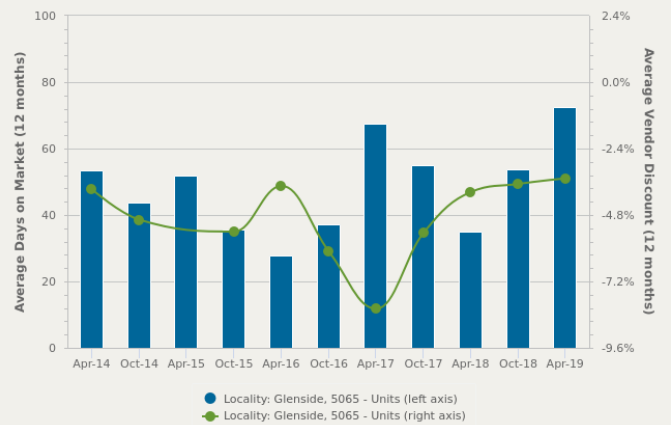
 Sold on 19 Jul 2019
\$0

10 Jacaranda Boulevard Glenside SA 5065

 Sold on 01 Jul 2019
\$1,259,060


= 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*

\$545,000

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

\$\$

Median Price*

\$370,000

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*

\$349,500













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
 **1**
 **1**
BEDROOMS
RECENTLY SOLD
 **0**

 <p>3/16-18 L'Estrange Street Glenside SA 5065</p> <p>Listed on 02 Aug 2019 \$255,000</p> <div style="display: flex; flex-direction: column; align-items: flex-end;"> <div></div> <div></div> <div></div> </div>	<p>There are no recently sold 1 bedroom Units in this suburb</p>
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 **1**
 **2**
BEDROOMS
 **3**

 <p>8/463A Portrush Road Glenside SA 5065</p> <p>Listed on 26 Jul 2019 \$275,000</p> <div style="display: flex; flex-direction: column; align-items: flex-end;"> <div></div> <div></div> <div></div> </div>	<div style="display: flex; flex-direction: column;"> <div data-bbox="844 1090 1078 1247">  <p>9/465 Portrush Road Glenside SA 5065</p> <p>Sold on 12 Jun 2019 \$310,000</p> <div style="display: flex; flex-direction: column; align-items: flex-end;"> <div></div> <div></div> <div></div> </div> </div> <div data-bbox="844 1270 1078 1426">  <p>42A Cator Street Glenside SA 5065</p> <p>Sold on 29 May 2019 \$495,000*</p> <div style="display: flex; flex-direction: column; align-items: flex-end;"> <div></div> <div></div> <div></div> </div> </div> </div>
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 **1**
 **3**
BEDROOMS
 **5**

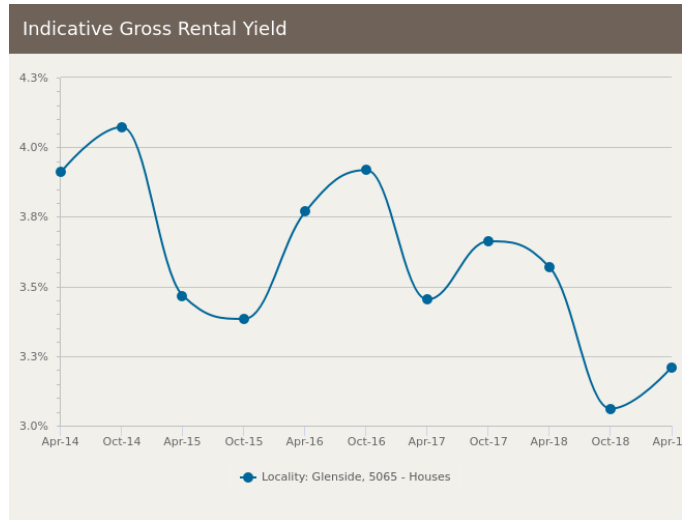
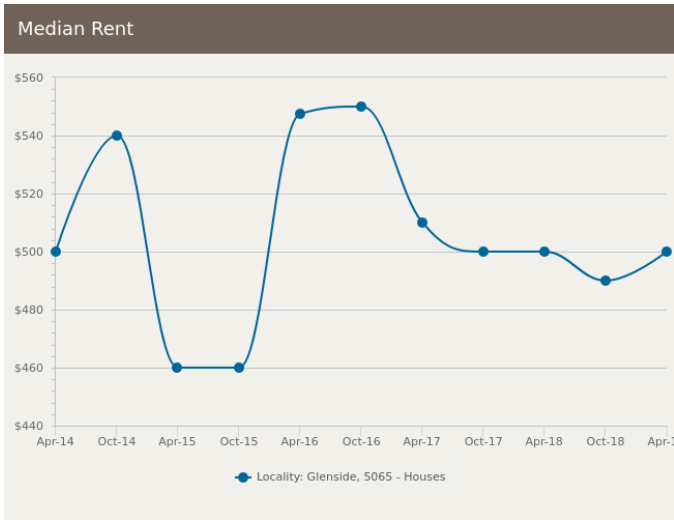
 <p>5/15 Amber Woods Drive Glenside SA 5065</p> <p>Listed on 24 Jul 2019 \$565K - \$595K</p> <div style="display: flex; flex-direction: column; align-items: flex-end;"> <div></div> <div></div> <div></div> </div>	<div style="display: flex; flex-direction: column;"> <div data-bbox="844 1608 1078 1765">  <p>26A Mulberry Road Glenside SA 5065</p> <p>Sold on 17 May 2019 \$757,500</p> <div style="display: flex; flex-direction: column; align-items: flex-end;"> <div></div> <div></div> <div></div> </div> </div> <div data-bbox="844 1787 1078 1944">  <p>20 Mulberry Road Glenside SA 5065</p> <p>Sold on 13 May 2019 \$867,100</p> <div style="display: flex; flex-direction: column; align-items: flex-end;"> <div></div> <div></div> <div></div> </div> </div> </div>
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= number of units currently On the Market or Sold within the last 6 months

*Agent advised

HOUSES: FOR RENT



HOUSES: RENTAL ACTIVITY SNAPSHOT

FOR RENT

1

2
BEDROOMS

**3/2 Broughton Street
Glenside SA 5065**

Listed on 31 Jul 2019
\$345/W

1

1

84m²

6

3
BEDROOMS

**8 Mulberry Road Glenside
SA 5065**

Listed on 07 Aug 2019
\$650/W

2

2

132m²

**LOT 109 Mulberry Road
Glenside SA 5065**

Listed on 06 Aug 2019
- /W

2

2

143m²

0

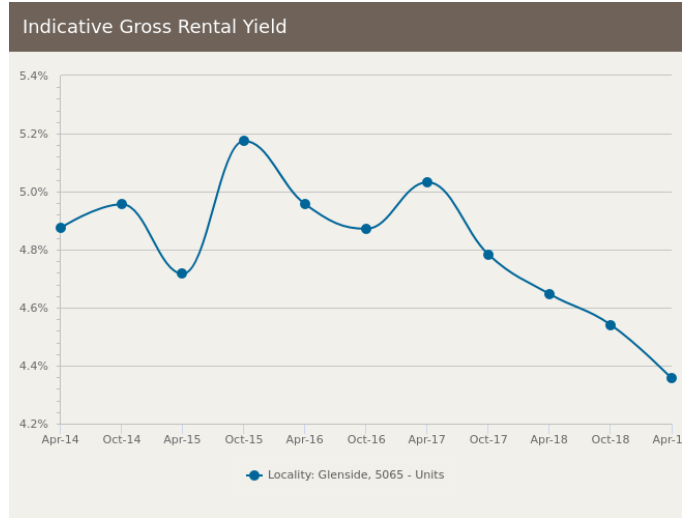
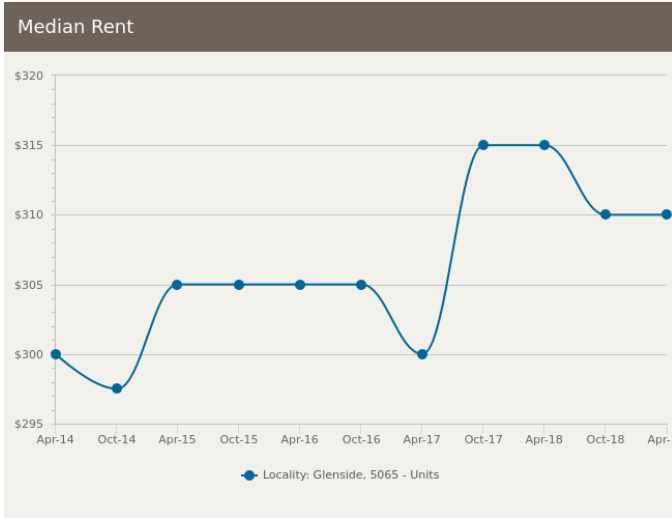
4
BEDROOMS

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

1

1
BEDROOMS



**2/16-18 L'Estrange Street
Glenside SA 5065**

Listed on 24 Jul 2019
\$280/W


1

1

69m²

3

2
BEDROOMS




**1/3 Almond Avenue Glenside
SA 5065**

Listed on 29 Jul 2019
\$360/W

1

1

126m²



**9/465 Portrush Road
Glenside SA 5065**

Listed on 21 Jul 2019
- /W


1

1

18m²

2

3
BEDROOMS




**14 Banksia Street Glenside
SA 5065**

Listed on 16 Jul 2019
\$600/W

2

2

170m²



**2/15 Sydney Street Glenside
SA 5065**

Listed on 14 Jul 2019
\$520/W

1

2

168m²



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

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