

Suburb Profile Report



Goodwood SA 5034

Prepared on: 09 August 2019

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GOODWOOD


2.7km

Distance from GPO


3.0k

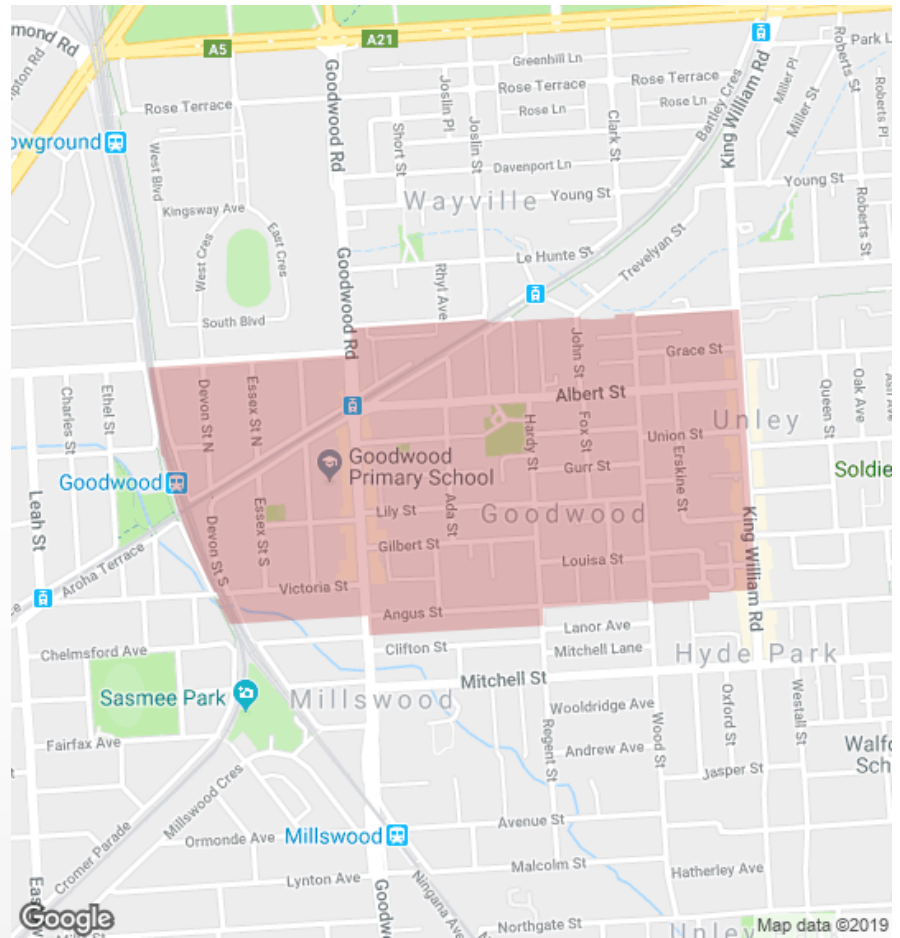
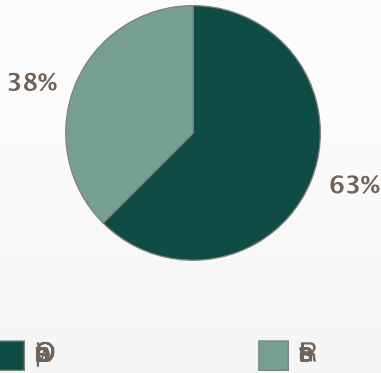
Population

6.3%

5 year population change


11 years

Average length of ownership



The size of Goodwood is approximately 0.9 square kilometres. It has 1 park covering nearly 0.9% of total area. The population of Goodwood in 2011 was 2,809 people. By 2016 the population was 2,985 showing a population growth of 6.3% in the area during that time. The predominant age group in Goodwood is 30-39 years. Households in Goodwood are primarily couples with children and are likely to be repaying \$1800 - \$2399 per month on mortgage repayments. In general, people in Goodwood work in a professional occupation. In 2011, 60.7% of the homes in Goodwood were owner-occupied compared with 60.2% in 2016. Currently the median sales price of houses in the area is \$780,000.



Total dwellings



Total new listings*



Median Value

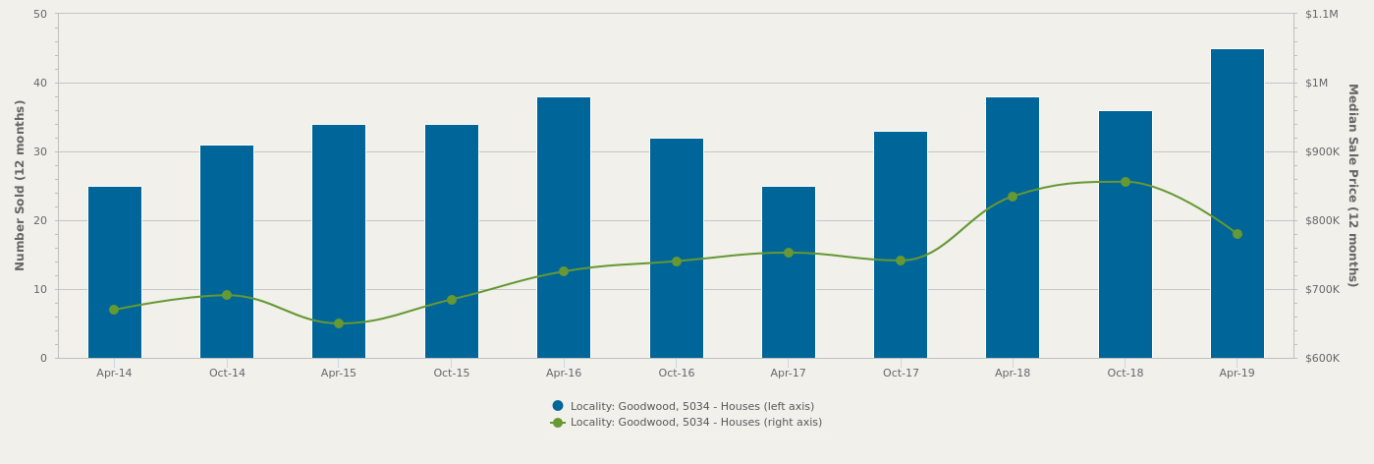
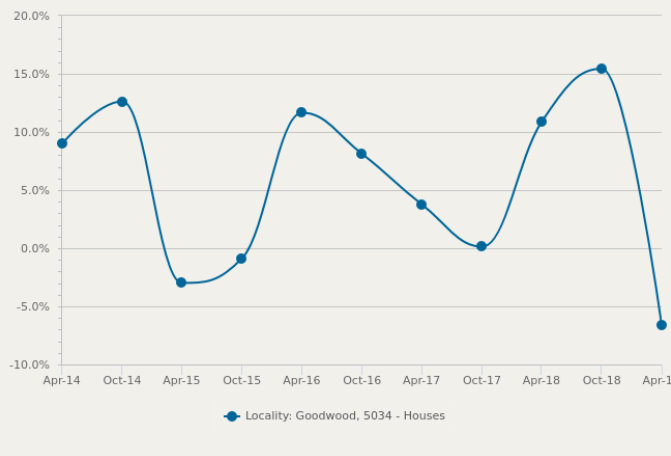
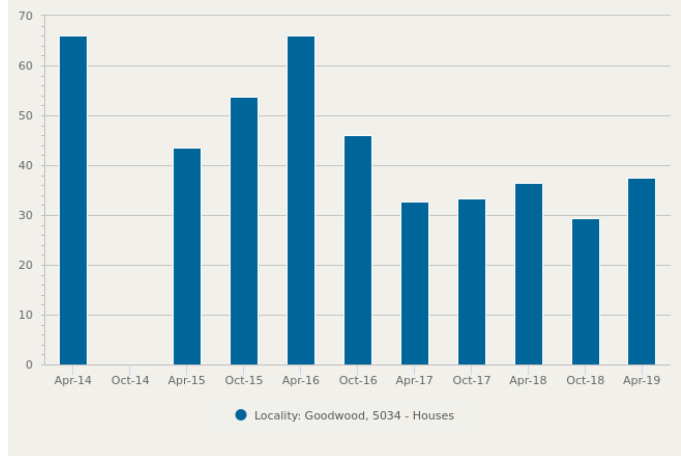


Total number currently listed


1,001
53
\$812,282
5

411
20
\$357,724
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*

\$993,250

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

\$\$

Median Price*

\$780,000

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*

\$683,000

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

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

There are no recently sold 2 bedroom Houses in this suburb

 **1**
 **3**
BEDROOMS
 **16**

**10A Kneebone Street
Goodwood SA 5034**

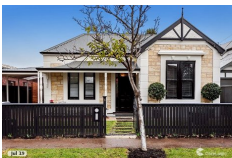
 Listed on 30 Jul 2019
 Price Guide \$875,000 to \$925,000

**20 Angus Street Goodwood
SA 5034**

 Sold on 05 Jul 2019
 \$1,010,000*

**21A Florence Street
Goodwood SA 5034**

 Sold on 04 Jul 2019
 \$800,000

 **4**
 **4**
BEDROOMS
 **11**

**5 Gurr Street Goodwood SA
5034**

 Listed on 03 Aug 2019
 GUIDE \$1,250,000

**2 Hardy Street Goodwood
SA 5034**

 Sold on 23 Jul 2019
 \$0

**25 Devon Street North
Goodwood SA 5034**

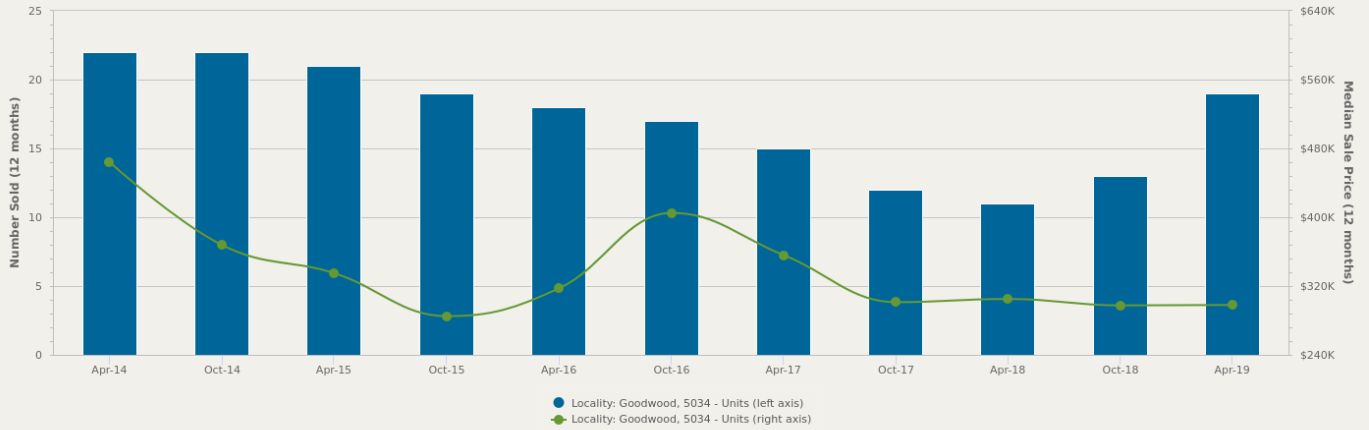
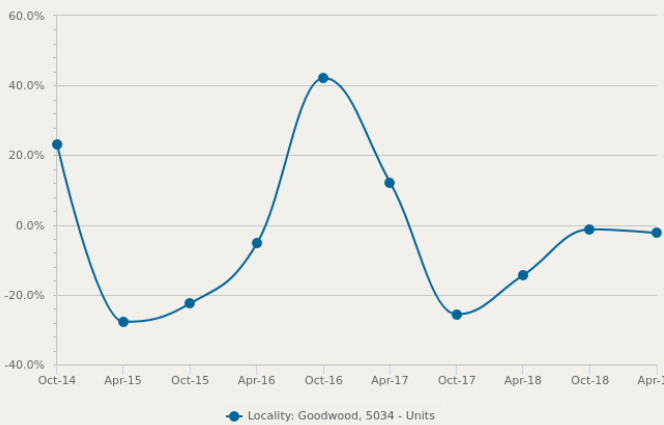
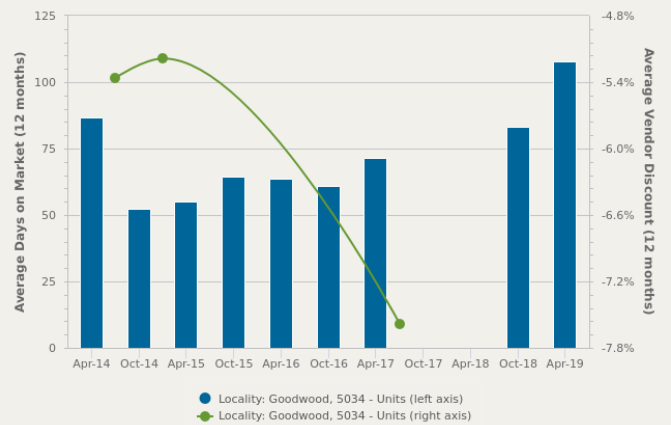
 Listed on 02 Aug 2019
 Expressions of Interest

**2 Erskine Street Goodwood
SA 5034**

 Sold on 27 Jun 2019
 \$1,400,000


= 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

Change in Median Price

Average Days on Market vs. Average Vendor Discount

\$\$\$

Upper Quartile Price*

\$433,750

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

\$\$

Median Price*

\$298,000

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*

\$272,500

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

5/13 Simpson Parade
Goodwood SA 5034

 Listed on 26 Jul 2019
\$180,000 - \$200,000

RECENTLY SOLD
 **1**

2/3 Victoria Street
Goodwood SA 5034

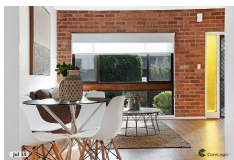
 Sold on 15 Apr 2019
\$340,000

 **2**
 **2**
BEDROOMS

2/21 Hardy Street
Goodwood SA 5034

 Listed on 05 Aug 2019
\$390,000 - \$420,000

34/49 Leader Street
Goodwood SA 5034

 Sold on 03 Jul 2019
\$0

1/28 Hampton Street North
Goodwood SA 5034

 Listed on 31 Jul 2019
\$425,000

3/19 Rosa Street Goodwood
SA 5034

 Sold on 27 Jun 2019
\$330,500

 **0**
 **3**
BEDROOMS

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

 **3**

44-46 King William Road
Goodwood SA 5034

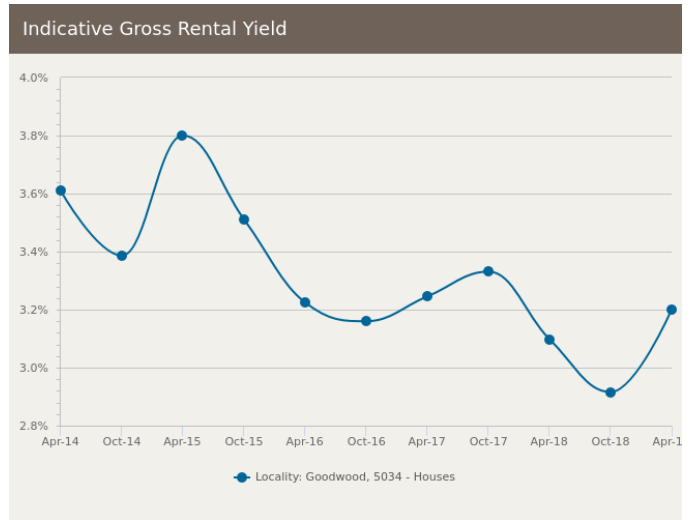
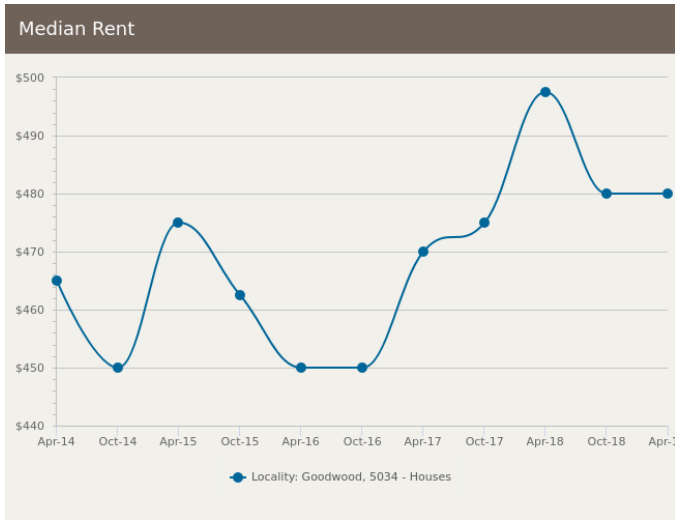
 Sold on 03 Jun 2019
\$790,000

5/86 King William Road
Goodwood SA 5034

 Sold on 29 Apr 2019
\$665,000


= 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

5

3
BEDROOMS

**15 Railway Terrace South
Goodwood SA 5034**

Listed on 06 Aug 2019
\$460/W

- 3
- 1
- 551m²

**22 Albert Street Goodwood
SA 5034**

Listed on 05 Aug 2019
\$490/W

- 2
- 2
- 560m²

2

4
BEDROOMS

**21 Kneebone Street
Goodwood SA 5034**

Listed on 05 Aug 2019
\$995/W

- 2
- 3
- 243m²

**38 Essex Street South
Goodwood SA 5034**

Listed on 31 Jul 2019
\$950/W

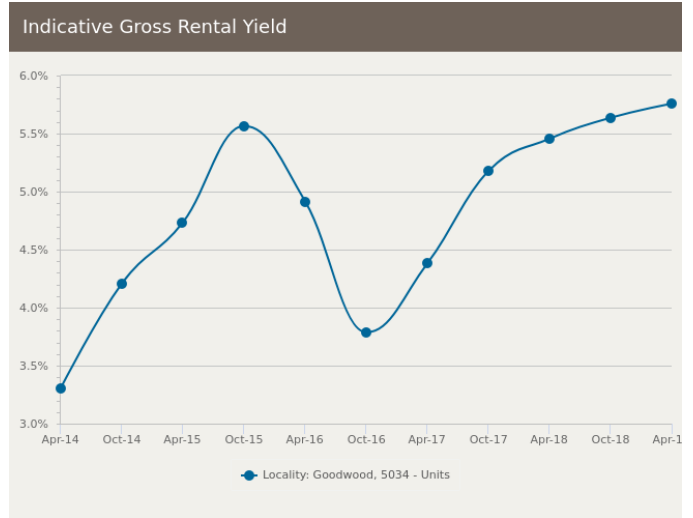
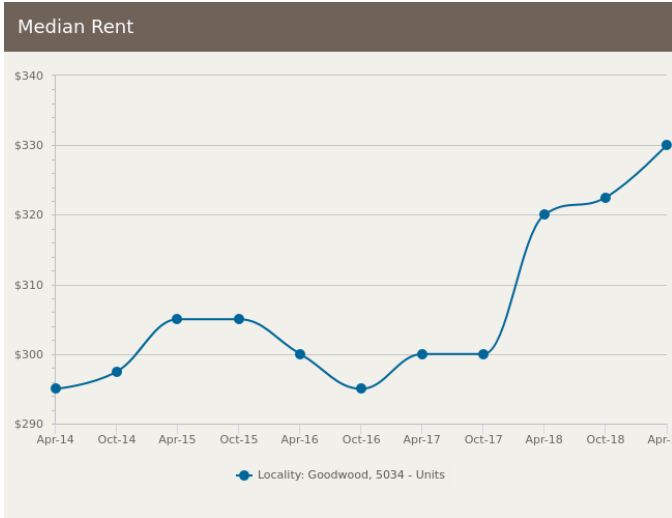
- 1
- 2
- 766m²



= 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

5/4 Union Street Goodwood SA 5034
 Listed on 05 Aug 2019
 \$300/W

-
 1
 -

2/33 Rosa Street Goodwood SA 5034
 Listed on 24 Jul 2019
 - /W

1
 1
 103m²

2

3
BEDROOMS

2/15 Elizabeth Street Goodwood SA 5034
 Listed on 06 Aug 2019
 \$295/W

1
 1
 137m²

1/16-18 Railway Terrace North Goodwood SA 5034
 Listed on 02 Aug 2019
 \$480/W

2
 2
 140m²



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

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