Regional Market Update

Australia | Released August 2022

Contents

Regional Market Performance

The latest quarterly regional report analyses 25 of Australia's largest non-capital city regions, examining performance across both house and unit markets over the 12 months to July 2022.

Houses

BEST PERFORMERS

Highest yearly growth:	27.8% Riverina (NSW)
Highest change in sales vols:	31.2% Townsville (Qld)
Shortest days on market:	12 days Toowoomba (Qld)
Lowest vendor discounts:	-2.1% Latrobe-Gippsland (Vic) and Hunter Valley exc Newcastle (NSW)

WORST PERFORMERS

Lowest yearly growth:	7.4% Ballarat (Vic)
Lowest change in sales vols:	-19.4% Southern Highlands and Shoalhaven (NSW)
Longest days on market:	43 days New England and North West (NSW)
Highest vendor discounts:	-4.0% Mackay-Isaac-Whitsunday (Qld)

All of Australia's largest 25 non-capital city regions recorded an increase in house values over the year to July 2022. The Riverina region in NSW was the best performing regional house market, with an annual value growth of 27.8%, followed by Wide Bay (Qld) and New England and North West (NSW), up 26.8% and 26.4% respectively. The lowest yearly growth rate was recorded across Ballarat in Victoria (7.4%), followed by Bunbury in Western Australia (9.5%).

While all 25 regions saw house values increase over the past year, regional markets are beginning to weaken with 10 regions recording a fall in house values over the three months to July. The largest quarterly falls was -4.5% in the Richmond-Tweed region followed by Illawarra (-3.5%) and Southern Highlands and Shoalhaven (-3.0%), all located in NSW.

Queensland had the top three regions with the largest increase in sales volumes in the 12 months to May, with annual house sales across Townsville up 31.2%, followed by Central Queensland (27.9%) and Mackay – Isaac - Whitsunday (22.7%). Of the 25 regions analysed, 15 saw sales volumes decrease over the year to May, with the Southern Highlands and Shoalhaven region in NSW recording the largest fall (-19.4%), followed by Latrobe - Gippsland, VIC (-18.8%), Richmond - Tweed, NSW (-13.4%) and Queensland's Sunshine Coast (-12.8%).

Houses sold fastest in Toowoomba (Qld) where the median time on market was 12 days in the year to July 2022, down from 23 days over the previous 12 months. Queensland's Gold Coast and Tasmania's Launceston and North East regions were second, each recording a median time on market of 17 days. The slowest selling house region was once again the New England and North West region in NSW, where the median time on market was 43 days over the 12 months to July 2022, an improvement from the 72 days it took to sell a property in the year to July 2021. Vendors in The Latrobe - Gippsland (VIC) and Hunter Valley exc Newcastle (NSW) regions are offering the lowest discounts to secure a sale with a median discount rate of -2.1%, while the largest discounts are being offered across the Mackay – Isaac - Whitsunday region, with vendors offering a median discount rate of -4.0%.

Units

BEST PERFORMERS

Highest yearly growth:	**23.7%** Gold Coast (Qld)
Highest change in sales vols:	**71.2%** Mackay-Isaac-Whitsunday (Qld)
Shortest days on market:	**13 days** Launceston and North East (Tas)
Lowest vendor discounts:	**-1.4%** Capital Region (NSW)

WORST PERFORMERS

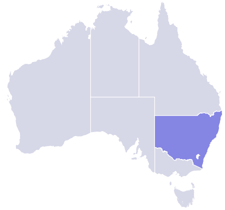
Lowest yearly growth:	**-4.7%** Townsville (Qld)
Lowest change in sales vols:	**-22.1%** Southern Highlands and Shoalhaven (NSW)
Longest days on market:	**50 days** Mackay-Isaac-Whitsunday (Qld)
Highest vendor discounts:	**-4.4%** Mackay-Isaac-Whitsunday (Qld) and Townsville (Qld)

Across Australia's regional unit markets, Queensland's Gold Coast and NSW's Capital Region recorded the highest annual increase in values, up 23.7% and 22.0% respectively over the 12 months to July 2022. At the other end of the scale, Townsville (Qld) was the only region to record a decline in unit values over the 12 months to July 2022, down -4.7%.

While all but one region saw an annual increase in unit values, seven saw unit values fall over the three months to July. Richmond - Tweed, NSW (-3.8%) recorded the largest quarterly fall in unit values, followed by Victoria's Ballarat and Geelong regions, where unit values were down -3.2% and -1.9% respectively over the three months to July.

Queensland regions saw some of the largest increases in the volume of unit sales over the year to May, with the five largest increases all in Queensland. Annual unit sales increased by 71.2% across Mackay – Isaac - Whitsunday, 50.9% across Toowoomba, 49.3% across Cairns, 49.1% across Townsville and 29.1% across Central Queensland. In contrast, 12 regions saw sales volumes fall over the year to May, with four of the five largest declines recorded across NSW regions, with Southern Highlands and Shoalhaven (-22.1%) and Newcastle and Lake Macquarie (-18.6%) recording the largest year-on-year declines.

Units across Tasmania's Launceston and North East region are currently selling quicker than any other region with a median time on market of 13 days over the year to July 2022, followed by Ballarat in Victoria (17 days) and Queensland's Gold and Sunshine coasts (each 18 days). Townsville in Queensland and the Capital region in NSW were the slowest selling unit regions, with a median time on market of 39 days. Vendors in Townville are offering the largest discounts in order to secure a sale (-4.4%) while discounts of -1.4% in the Capital region are the lowest amongst the markets analysed.



Capital Region | NSW

Based on the Capital Region Statistical Area Level 4 region

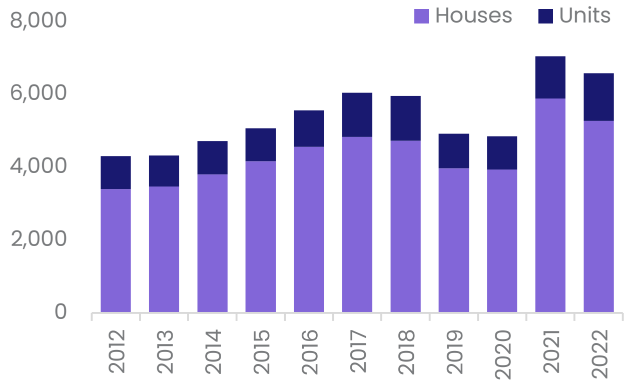
Annual Dwelling Sales May 2022

6,572

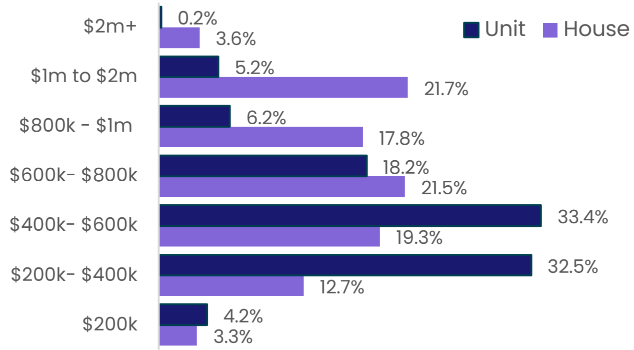
-6.6% lower than one year ago, and 12.1% above the five year average for the region.

-10.5% HOUSE SALES

13.3% UNIT SALES

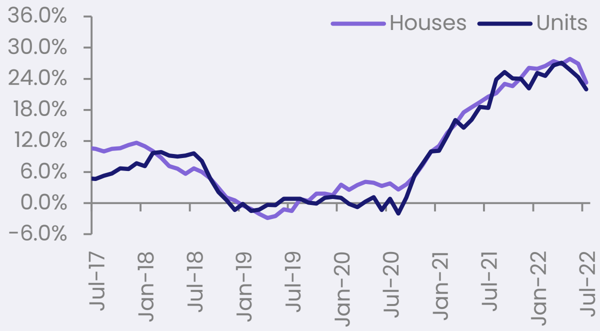


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



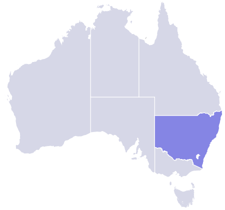
	HOUSES	UNITS
	23.3%	22.0%
Upper quartile	20.4%	24.1%
Lower quartile	28.2%	19.7%
Median Value	$816,048	$500,863

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.7%	39 days
1 year ago	-2.5%	51 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-1.4%	39 days
1 year ago	-1.9%	45 days



Central West | NSW

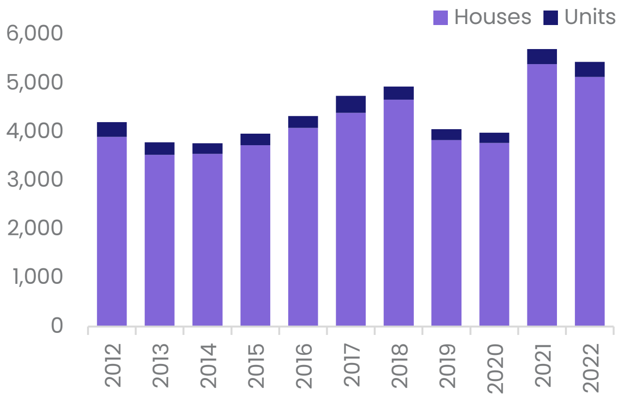
Based on the Central West Statistical Area Level 4 region

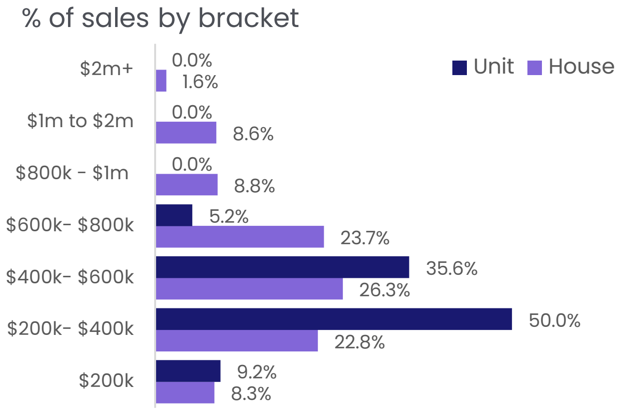
Annual Dwelling Sales May 2022

5,440 -4.6% lower than one year ago, and 12.8% above the five year average for the region.

-4.9% HOUSE SALES

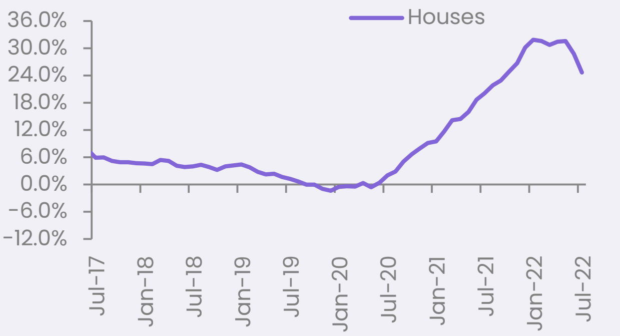
-0.6% UNIT SALES





Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	24.7%	n.a
Upper quartile	20.9%	n.a
Lower quartile	24.9%	n.a
Median Value	$601,961	n.a

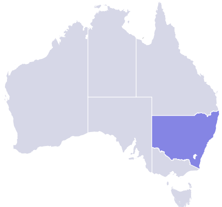
Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.3%	34 days
1 year ago	-2.7%	48 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	n.a	n.a
1 year ago	n.a	n.a

CoreLogic



Hunter Valley exc Newcastle | NSW

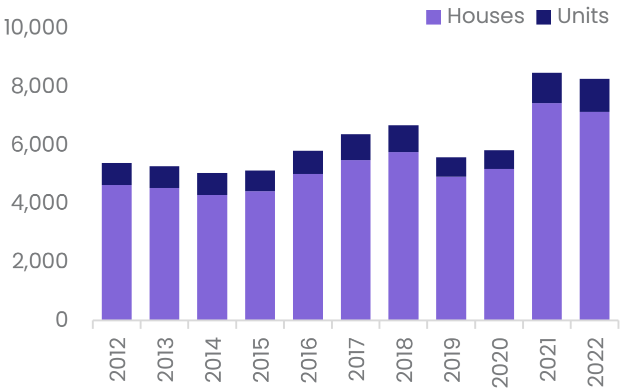
Based on the Hunter Valley exc Newcastle Statistical Area Level 4 region

Annual Dwelling Sales May 2022

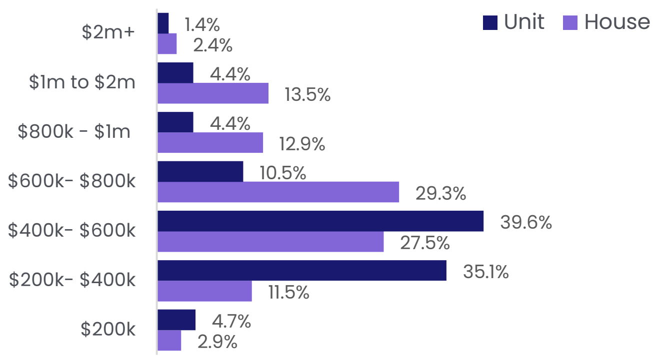
8,284 -2.4% lower than one year ago, and 18.7% above the five year average for the region.

-4.1% HOUSE SALES

9.3% UNIT SALES

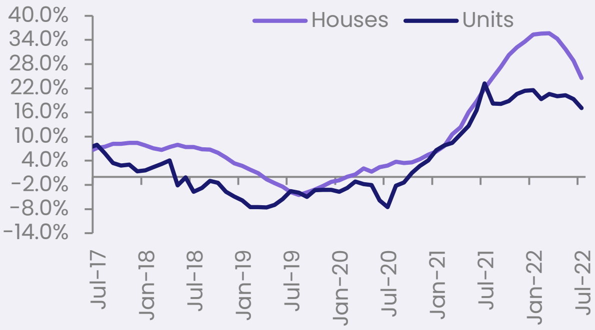


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	24.5%	17.1%
Upper quartile	19.5%	13.7%
Lower quartile	35.8%	17.5%
Median Value	$723,516	$514,692

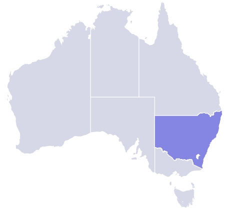
Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.1%	25 days
1 year ago	-2.2%	29 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-1.5%	25 days
1 year ago	-2.3%	39 days

CoreLogic



Illawarra | NSW

Based on the Illawarra Statistical Area Level 4 region

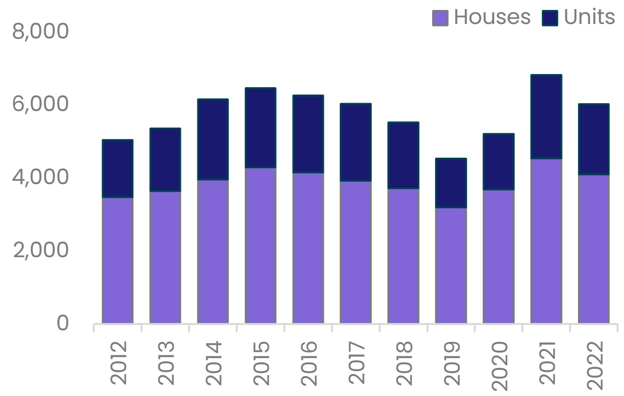
Annual Dwelling Sales May 2022

6,031

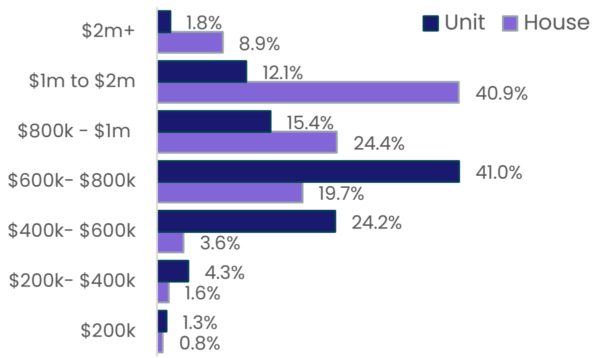
-11.7% lower than one year ago, and 7.2% above the five year average for the region.

-9.7% HOUSE SALES

-15.7% UNIT SALES

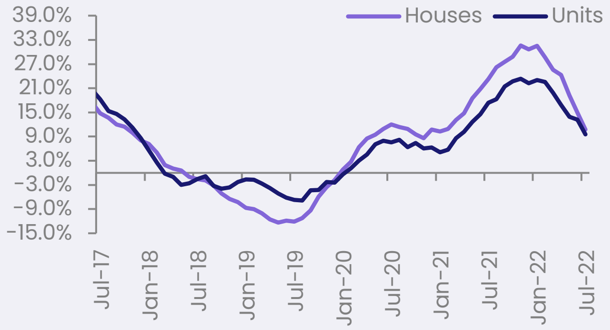


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



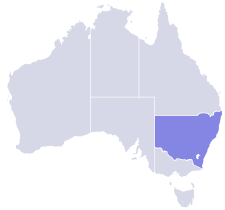
	HOUSES	UNITS
	10.7%	9.5%
Upper quartile	8.5%	9.2%
Lower quartile	17.5%	10.6%
Median Value	$1,043,277	$716,448

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-3.6%	23 days
1 year ago	-2.2%	22 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.7%	23 days
1 year ago	-2.4%	25 days



Mid North Coast | NSW

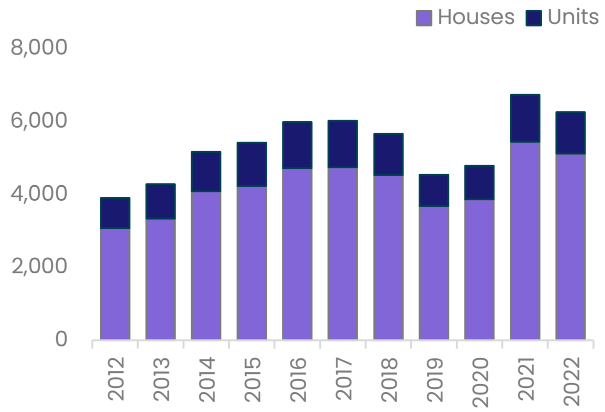
Based on the Mid North Coast Statistical Area Level 4 region

Annual Dwelling Sales May 2022

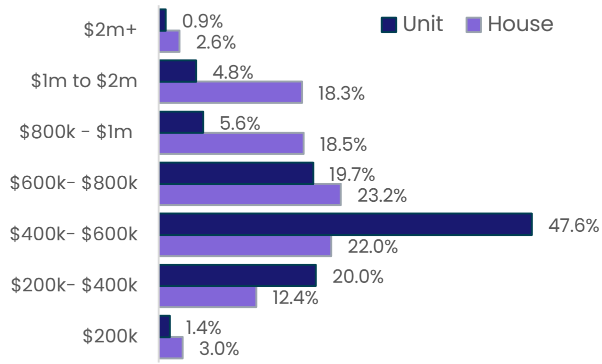
6,257 -7.1% lower than one year ago, and 11.8% above the five year average for the region.

-6.0% HOUSE SALES

-11.5% UNIT SALES

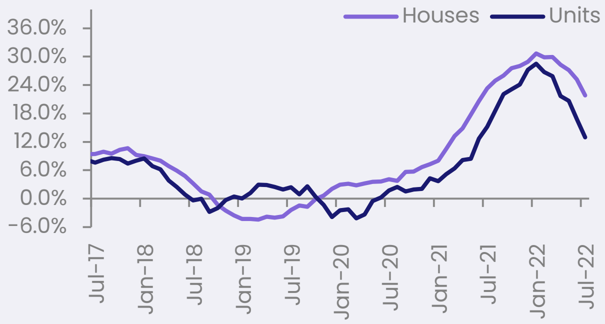


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	21.8%	12.9%
Upper quartile	19.5%	10.9%
Lower quartile	23.4%	17.0%
Median Value	$809,482	$552,893

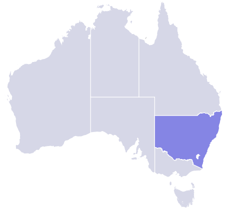
Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.7%	31 days
1 year ago	-2.4%	40 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-1.9%	30 days
1 year ago	-1.8%	32 days

CoreLogic



New England and North West | NSW

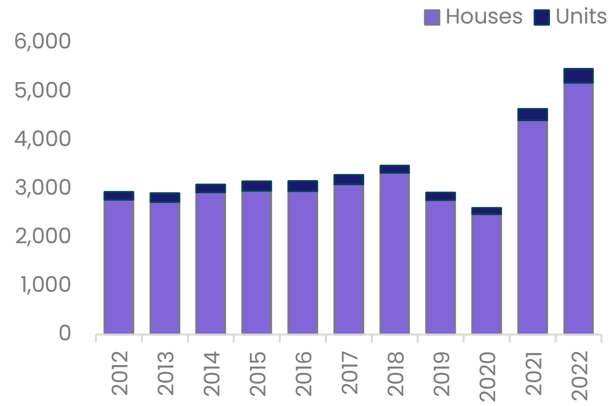
Based on the New England and North West Statistical Area Level 4 region

Annual Dwelling Sales May 2022

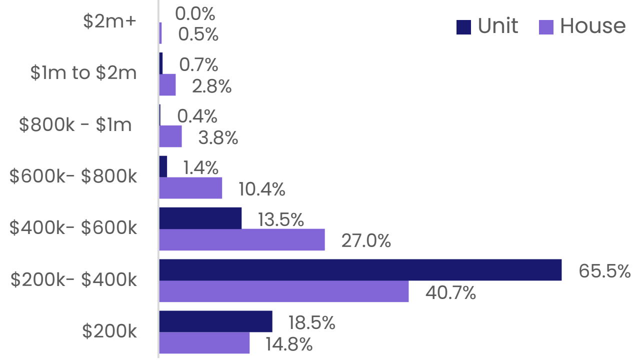
5,459 17.8% higher than one year ago, and 43.1% above the five year average for the region.

17.5% HOUSE SALES

23.2% UNIT SALES

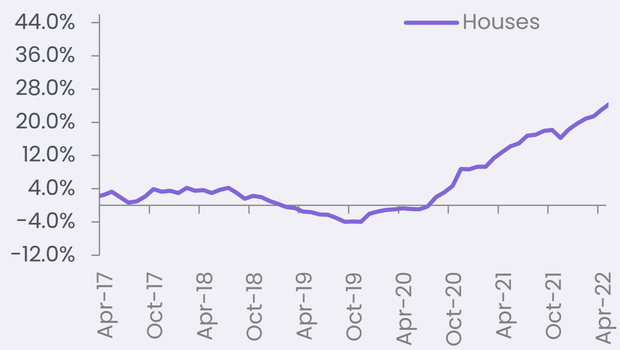


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	26.4%	n.a
Upper quartile	24.9%	n.a
Lower quartile	30.7%	n.a
Median Value	$412,907	n.a

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.7%	43 days
1 year ago	-3.8%	72 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	n.a	n.a
1 year ago	n.a	n.a

Newcastle and Lake Macquarie | NSW

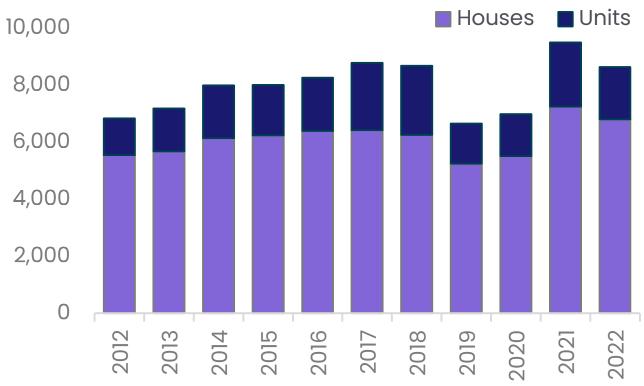
Based on the Newcastle and Lake Macquarie Statistical Area Level 4 region

Annual Dwelling Sales May 2022

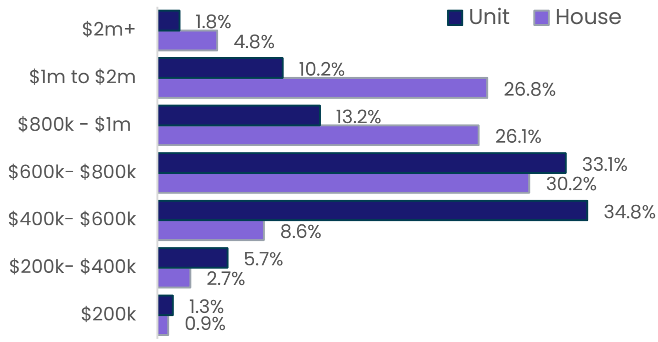
8,624 -9.1% lower than one year ago, and 6.7% above the five year average for the region.

-6.2% HOUSE SALES

-18.6% UNIT SALES

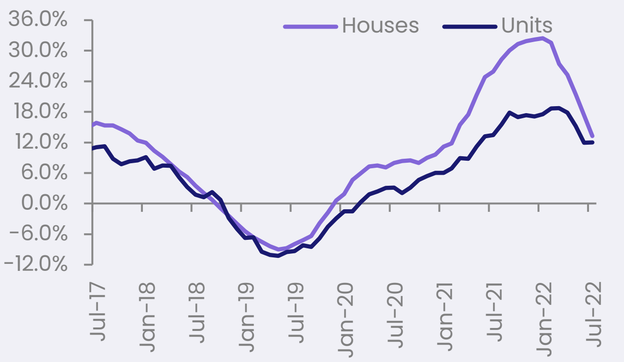


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



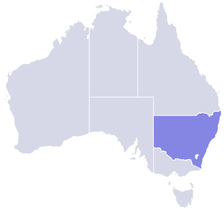
	HOUSES	UNITS
	13.2%	12.0%
Upper quartile	9.9%	10.0%
Lower quartile	19.3%	15.4%
Median Value	$892,239	$677,534

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-3.3%	21 days
1 year ago	-2.7%	21 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.4%	23 days
1 year ago	-2.3%	32 days



Richmond – Tweed | NSW

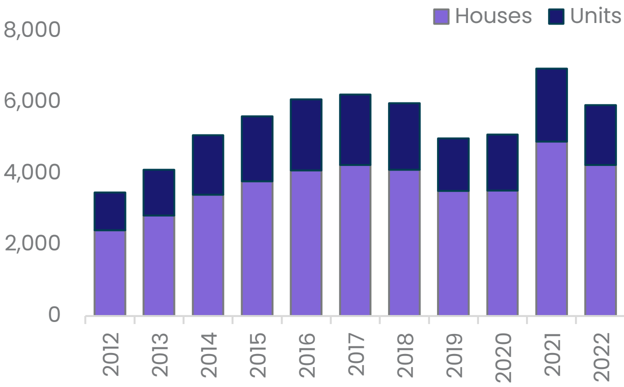
Based on the Richmond – Tweed Statistical Area Level 4 region

Annual Dwelling Sales May 2022

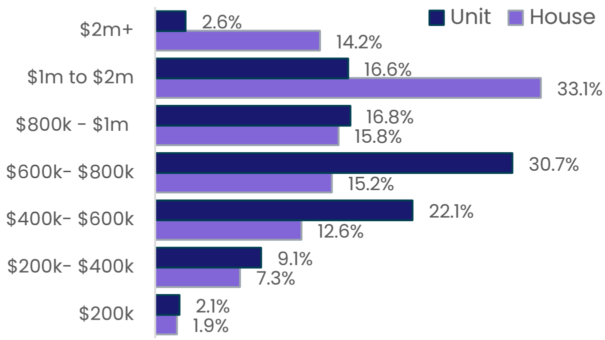
5,916 -14.8% lower than one year ago, and 2.4% above the five year average for the region.

-13.4% HOUSE SALES

-18.0% UNIT SALES

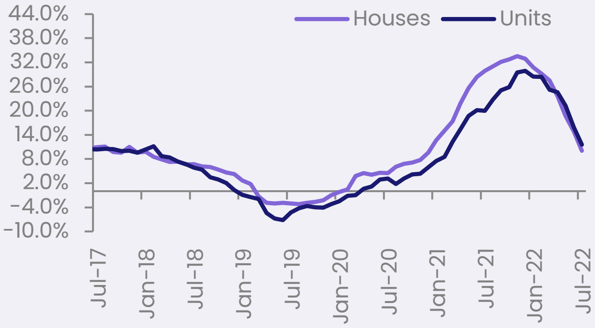


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	10.0%	11.5%
Upper quartile	7.2%	9.9%
Lower quartile	18.9%	16.5%
Median Value	$1,034,826	$702,863

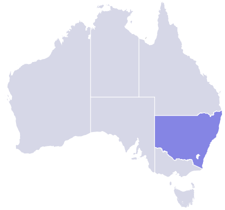
Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-3.3%	35 days
1 year ago	-2.7%	35 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-1.8%	27 days
1 year ago	-2.3%	31 days

CoreLogic



Riverina | NSW

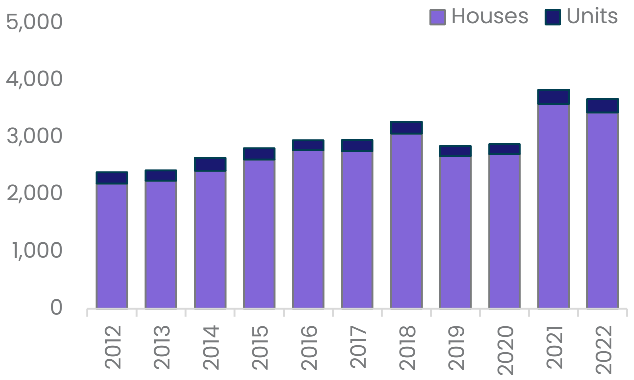
Based on the Riverina Statistical Area Level 4 region

Annual Dwelling Sales May 2022

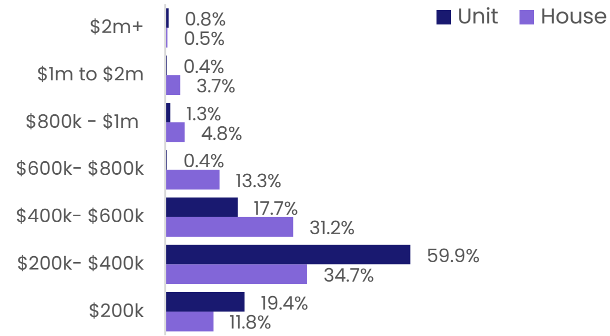
3,673 -4.2% lower than one year ago, and 11.3% above the five year average for the region.

-4.2% HOUSE SALES

-4.8% UNIT SALES

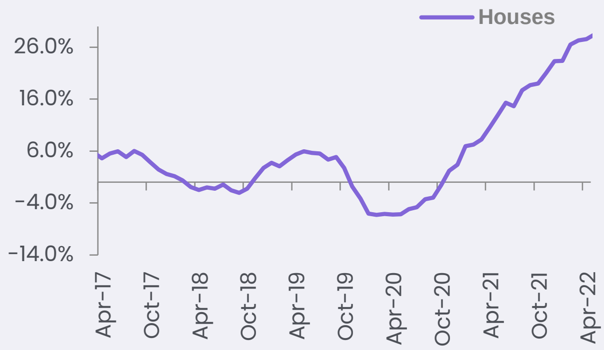


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	27.8%	n.a
Upper quartile	22.6%	n.a
Lower quartile	34.7%	n.a
Median Value	$446,863	n.a

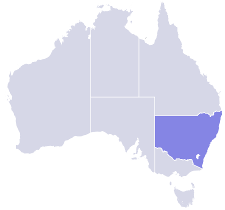
Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.6%	35 days
1 year ago	-3.1%	53 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	n.a	n.a
1 year ago	n.a	n.a

CoreLogic



Southern Highlands and Shoalhaven | NSW

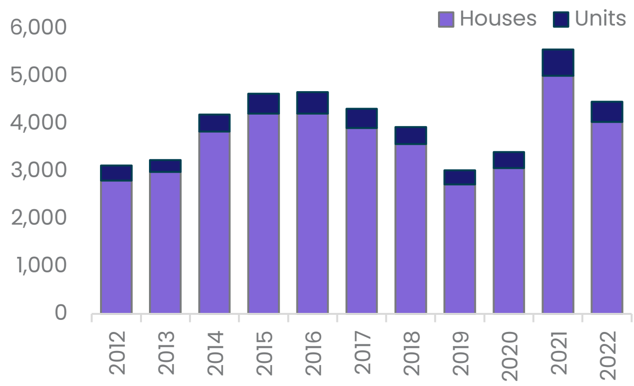
Based on the Southern Highlands and Shoalhaven Statistical Area Level 4 region

Annual Dwelling Sales May 2022

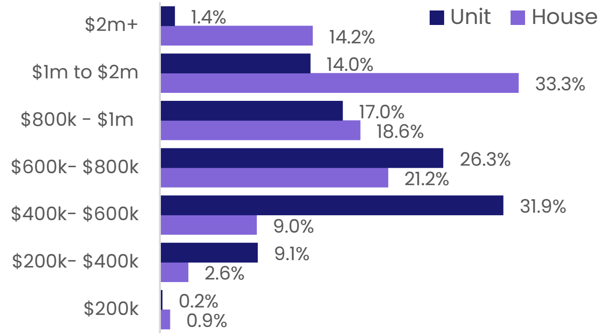
4,461 -19.7% lower than one year ago, and 9.5% above the five year average for the region.

-19.4% HOUSE SALES

-22.1% UNIT SALES

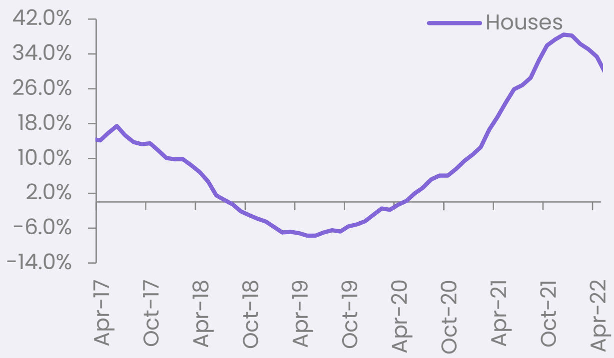


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



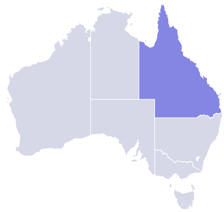
	HOUSES	UNITS
	20.2%	n.a
Upper quartile	19.0%	n.a
Lower quartile	18.8%	n.a
Median Value	$1,019,326	n.a

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-3.8%	35 days
1 year ago	-3.2%	37 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	n.a	n.a
1 year ago	n.a	n.a



Cairns | QLD

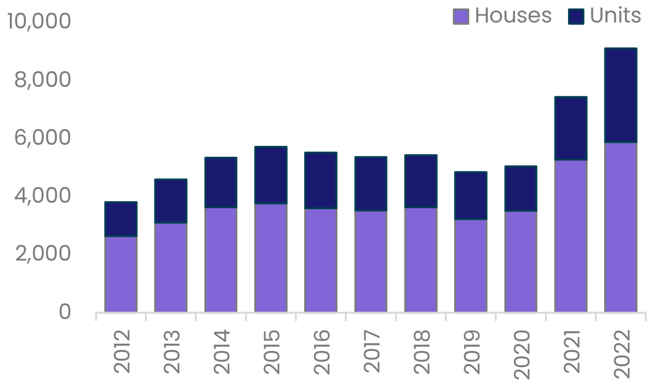
Based on the Cairns Statistical Area Level 4 region

Annual Dwelling Sales May 2022

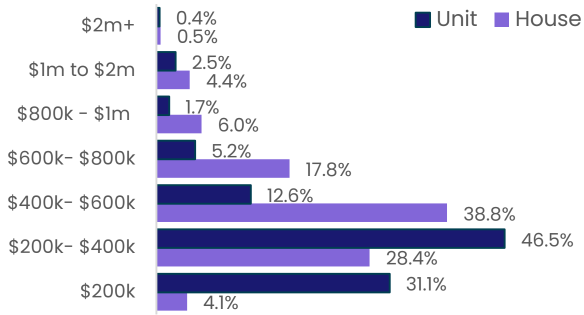
9,106 22.5% higher than one year ago, and 42.9% above the five year average for the region.

11.5% HOUSE SALES

49.3% UNIT SALES

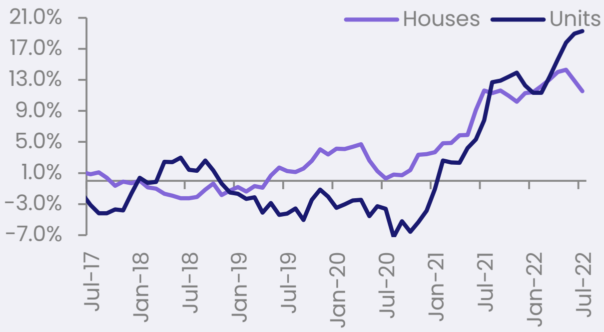


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



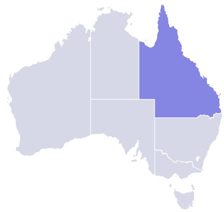
	HOUSES	UNITS
	11.5%	19.3%
Upper quartile	10.8%	17.9%
Lower quartile	12.8%	20.6%
Median Value	$510,609	$305,498

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-3.5%	23 days
1 year ago	-4.0%	34 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-3.1%	24 days
1 year ago	-4.1%	41 days



Central Queensland | QLD

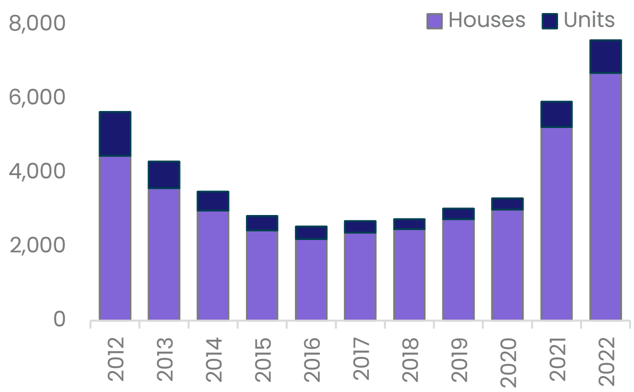
Based on the Central Queensland Statistical Area Level 4 region

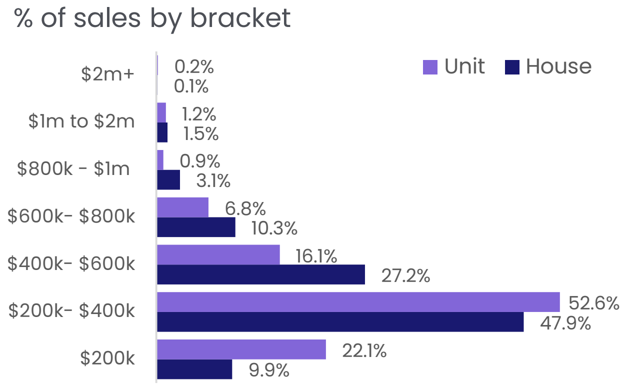
Annual Dwelling Sales May 2022

7,572 28.1% higher than one year ago, and 67.9% above the five year average for the region.

27.9% HOUSE SALES

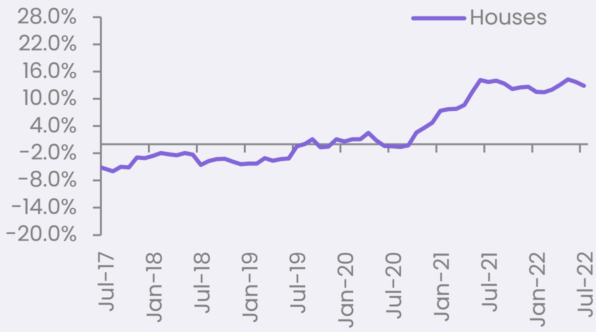
29.1% UNIT SALES





Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



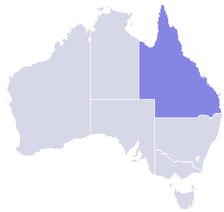
	HOUSES	UNITS
	12.9%	n.a
Upper quartile	14.3%	n.a
Lower quartile	13.3%	n.a
Median Value	$387,460	n.a

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-3.5%	30 days
1 year ago	-4.0%	42 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	n.a	n.a
1 year ago	n.a	n.a



Gold Coast | QLD

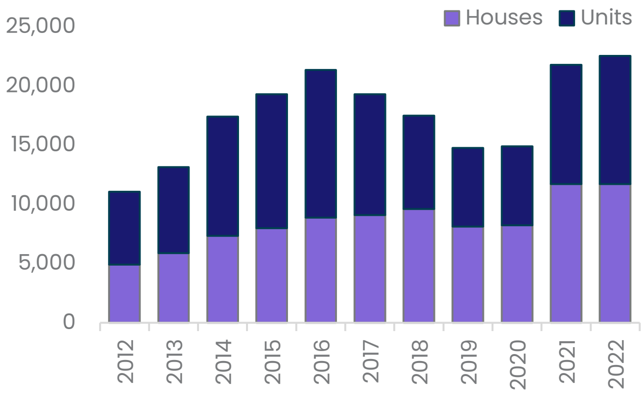
Based on the Gold Coast Statistical Area Level 4 region

Annual Dwelling Sales May 2022

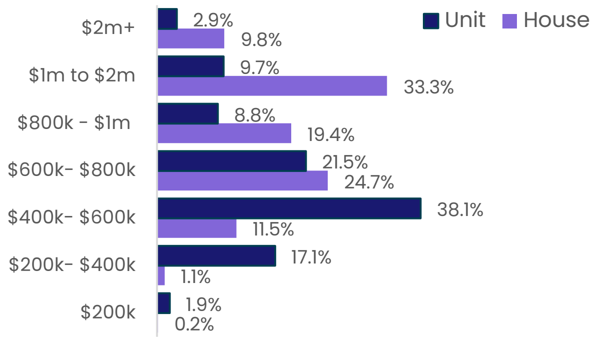
22,561 3.4% higher than one year ago, and 23.1% above the five year average for the region.

-0.1% HOUSE SALES

7.5% UNIT SALES

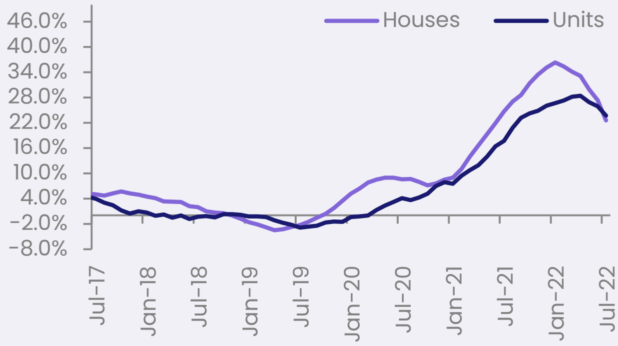


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



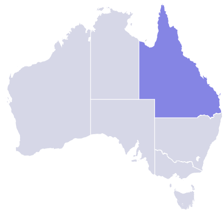
	HOUSES	UNITS
	22.5%	23.7%
Upper quartile	20.3%	20.6%
Lower quartile	26.1%	29.3%
Median Value	$1,078,080	$671,869

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-3.8%	17 days
1 year ago	-3.1%	19 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.9%	18 days
1 year ago	-3.2%	29 days



Mackay – Isaac – Whitsunday | QLD

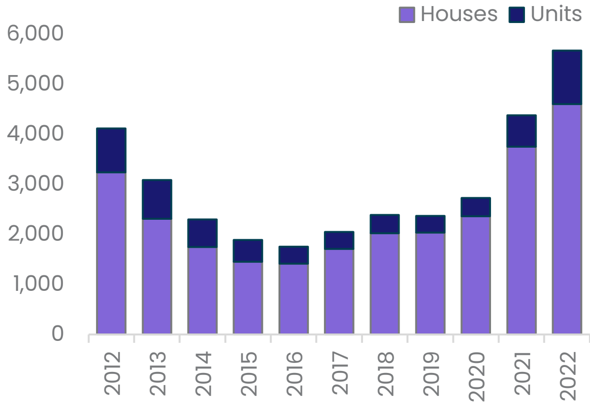
Based on the Mackay – Isaac - Whitsunday Statistical Area Level 4 region

Annual Dwelling Sales May 2022

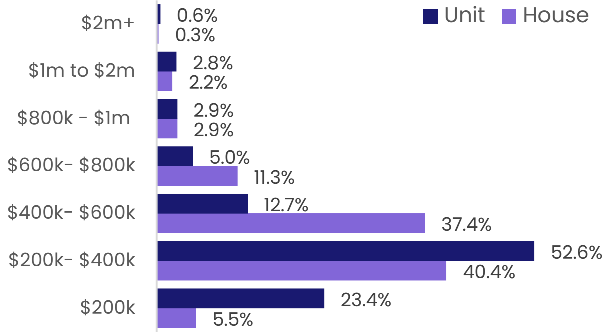
5,682 29.6% higher than one year ago, and 61.7% above the five year average for the region.

22.7% HOUSE SALES

71.2% UNIT SALES

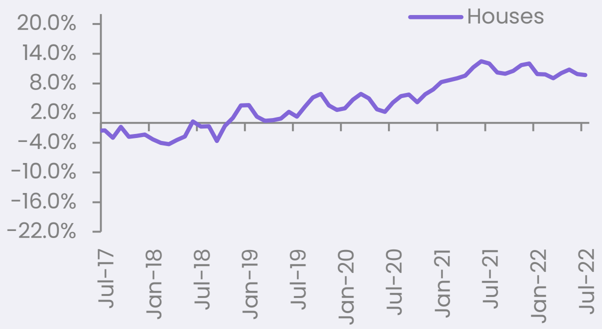


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	9.7%	n.a
Upper quartile	8.3%	n.a
Lower quartile	14.9%	n.a
Median Value	$423,938	n.a

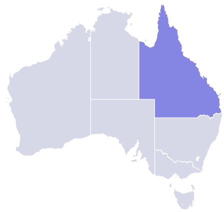
Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-4.0%	34 days
1 year ago	-4.3%	36 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	n.a	n.a
1 year ago	n.a	n.a

CoreLogic



Sunshine Coast | QLD

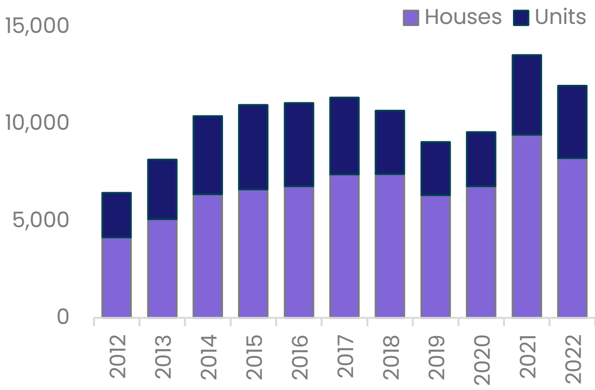
Based on the Sunshine Coast Statistical Area Level 4 region

Annual Dwelling Sales May 2022

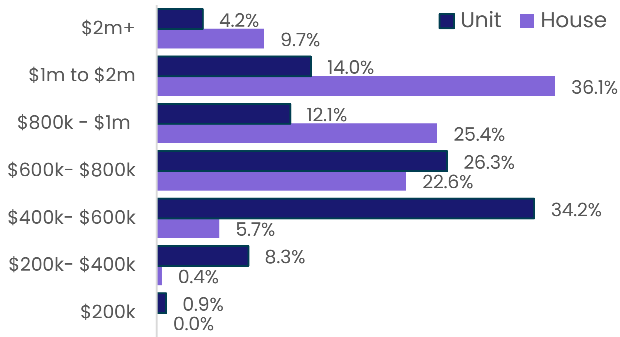
11,960 -11.7% lower than one year ago, and 9.1% above the five year average for the region.

-12.8% HOUSE SALES

-9.1% UNIT SALES

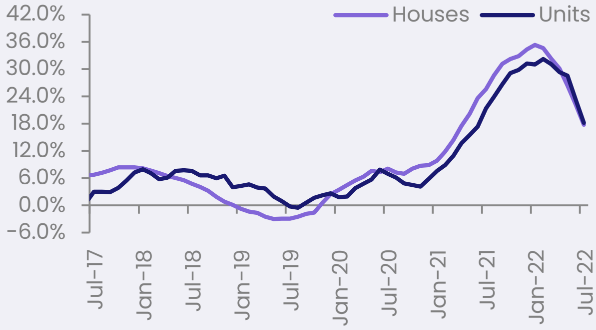


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	17.7%	18.2%
Upper quartile	16.1%	14.9%
Lower quartile	20.8%	23.3%
Median Value	$1,094,127	$767,187

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-3.9%	18 days
1 year ago	-2.9%	20 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.8%	18 days
1 year ago	-2.7%	26 days

Toowoomba | QLD

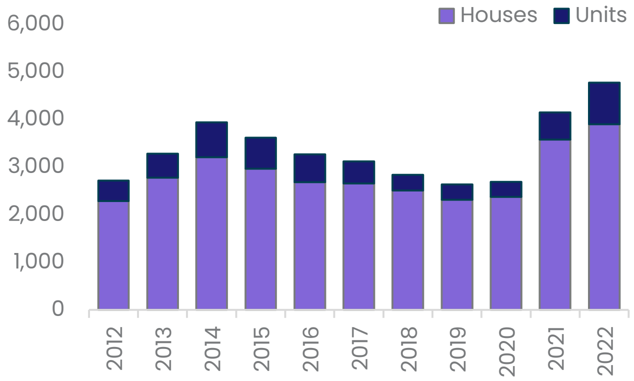
Based on the Toowoomba Statistical Area Level 4 region

Annual Dwelling Sales May 2022

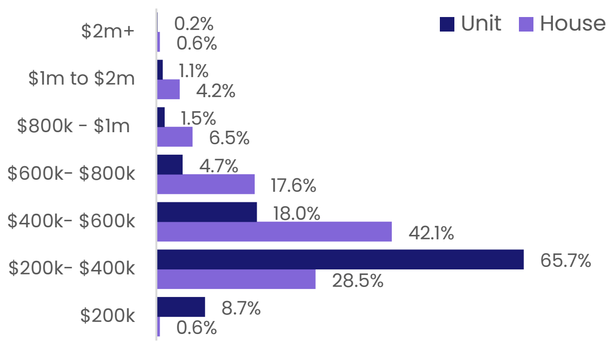
4,776 15.0% higher than one year ago, and 39.7% above the five year average for the region.

9.2% HOUSE SALES

50.9% UNIT SALES

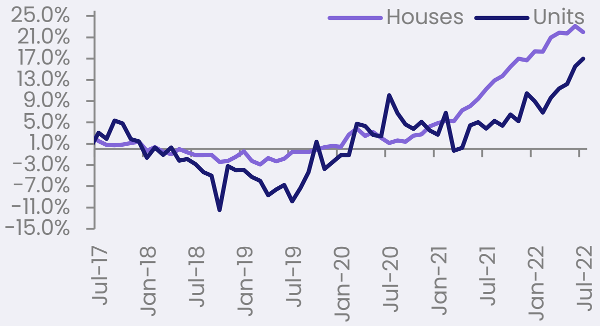


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



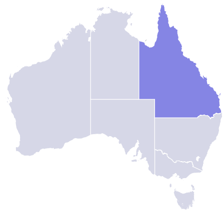
	HOUSES	UNITS
	22.0%	17.0%
Upper quartile	22.0%	15.6%
Lower quartile	23.3%	20.0%
Median Value	$558,928	$346,150

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-3.2%	12 days
1 year ago	-3.0%	23 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.5%	20 days
1 year ago	-2.9%	47 days



Townsville | QLD

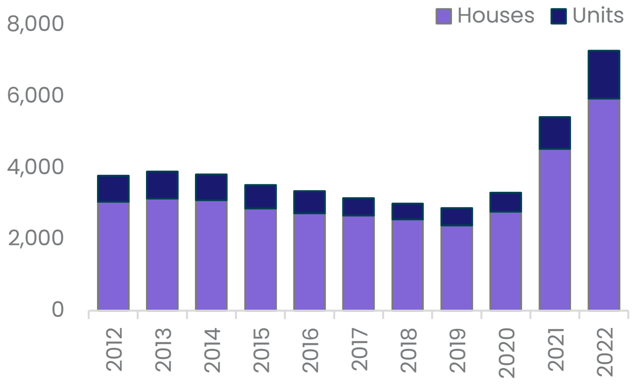
Based on the Townsville Statistical Area Level 4 region

Annual Dwelling Sales May 2022

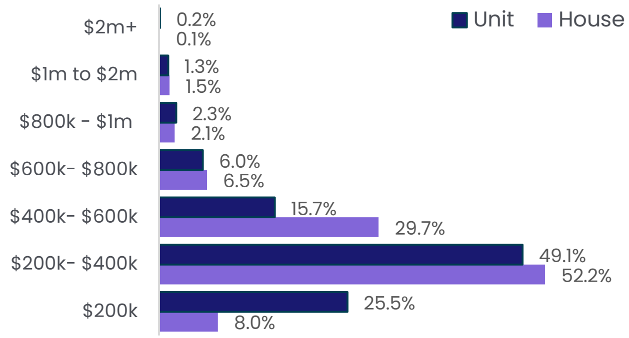
7,278 34.2% higher than one year ago, and 66.3% above the five year average for the region.

31.2% HOUSE SALES

49.1% UNIT SALES

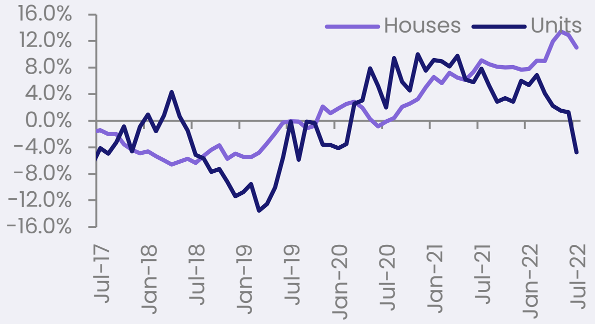


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



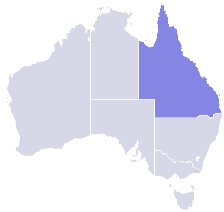
	HOUSES	UNITS
	11.0%	-4.7%
Upper quartile	8.4%	-9.3%
Lower quartile	15.1%	3.3%
Median Value	$381,787	$267,519

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-3.9%	26 days
1 year ago	-4.8%	35 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-4.4%	39 days
1 year ago	-5.6%	55 days



Wide Bay | QLD

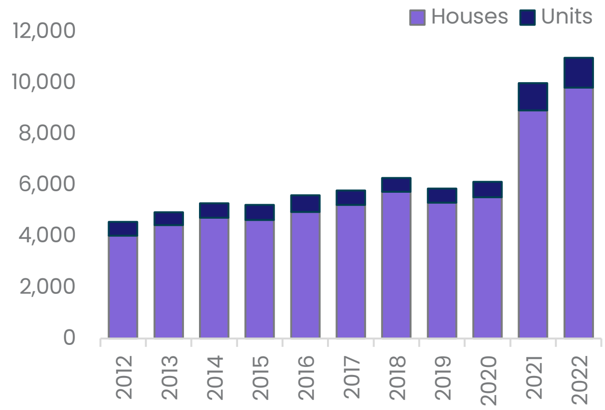
Based on the Wide Bay Statistical Area Level 4 region

Annual Dwelling Sales May 2022

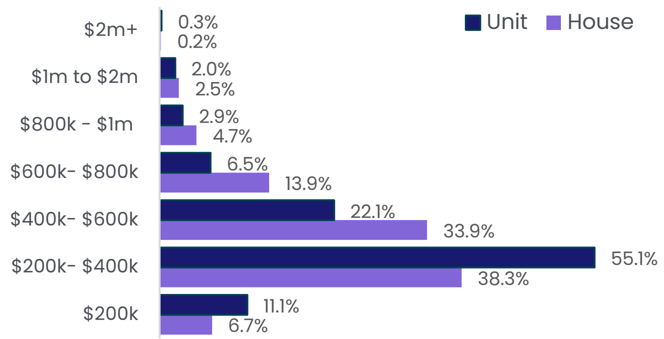
10,982 9.8% higher than one year ago, and 39.8% above the five year average for the region.

10.1% HOUSE SALES

7.8% UNIT SALES

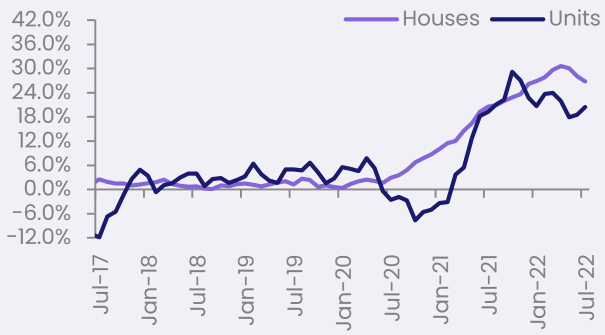


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



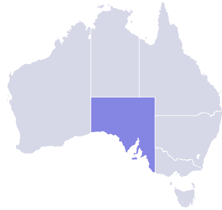
	HOUSES	UNITS
	26.8%	20.5%
Upper quartile	24.7%	22.3%
Lower quartile	29.4%	16.4%
Median Value	$505,353	$359,514

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-3.1%	20 days
1 year ago	-3.2%	33 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.8%	27 days
1 year ago	-3.1%	38 days



South East | SA

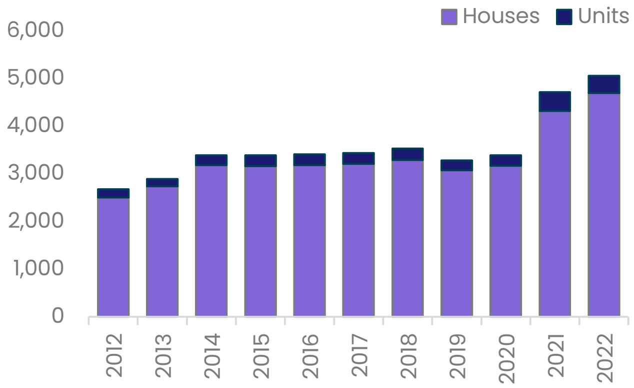
Based on the South East Statistical Area Level 4 region

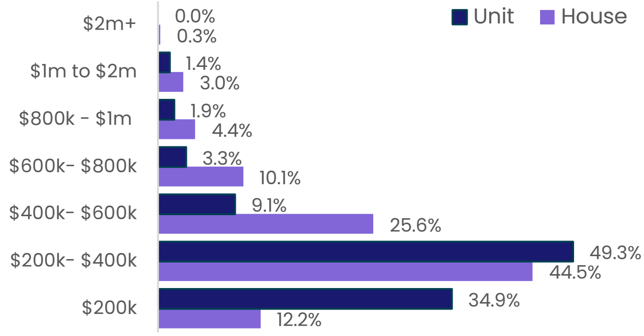
Annual Dwelling Sales May 2022

5,061 7.3% higher than one year ago, and 26.6% above the five year average for the region.

8.7% HOUSE SALES

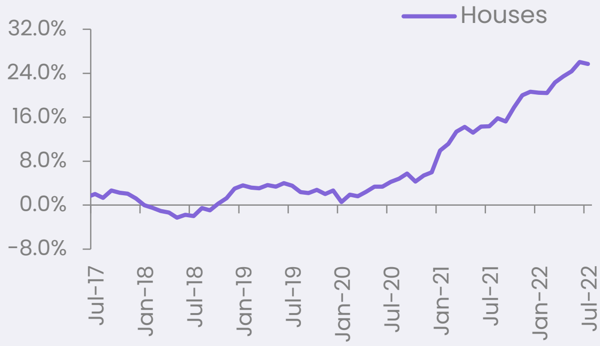
-8.4% UNIT SALES





Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	25.7%	n.a
Upper quartile	24.4%	n.a
Lower quartile	25.5%	n.a
Median Value	$415,526	n.a

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.8%	41 days
1 year ago	-3.3%	58 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	n.a	n.a
1 year ago	n.a	n.a

Launceston and North East | TAS

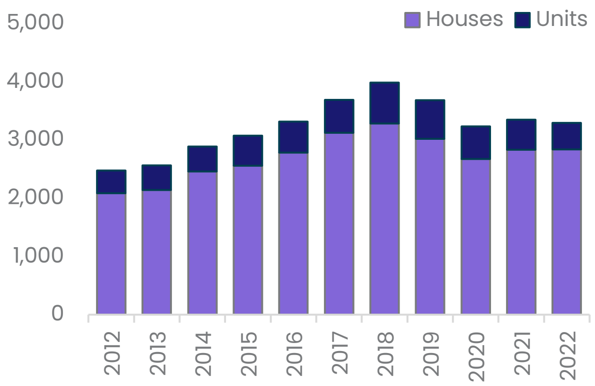
Based on the Launceston and North East Statistical Area Level 4 region

Annual Dwelling Sales May 2022

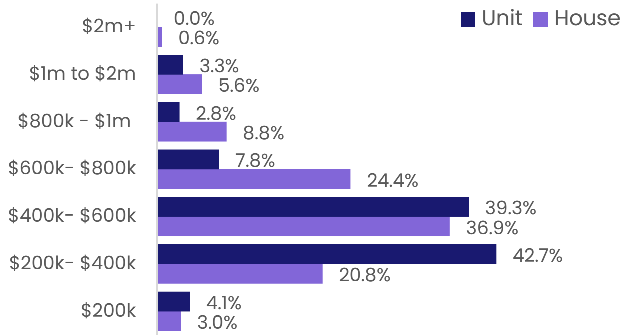
3,295 -1.5% lower than one year ago, and -6.1% below the five year average for the region.

0.1% HOUSE SALES

-10.1% UNIT SALES

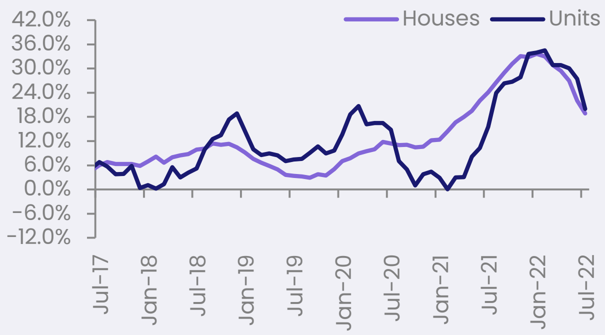


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	18.9%	20.0%
Upper quartile	13.4%	13.7%
Lower quartile	25.0%	28.9%
Median Value	$581,927	$438,484

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-3.6%	17 days
1 year ago	-3.3%	14 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-1.7%	13 days
1 year ago	-2.5%	12 days

CoreLogic

Ballarat | VIC

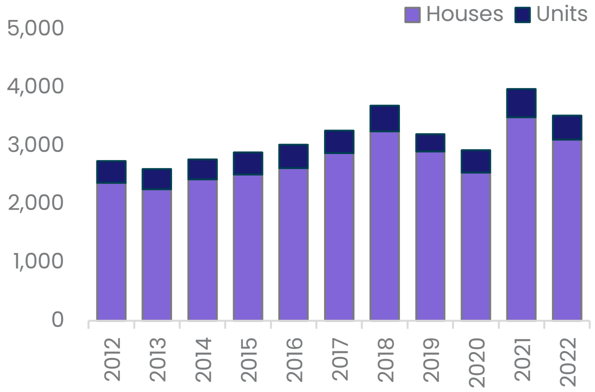
Based on the Ballarat Statistical Area Level 4 region

Annual Dwelling Sales May 2022

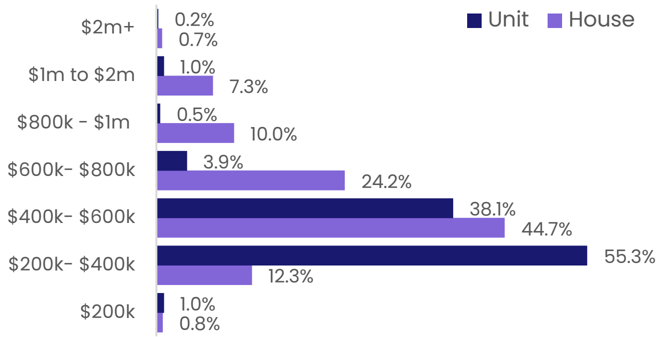
3,516 -11.6% lower than one year ago, and 1.6% above the five year average for the region.

-11.0% HOUSE SALES

-15.7% UNIT SALES

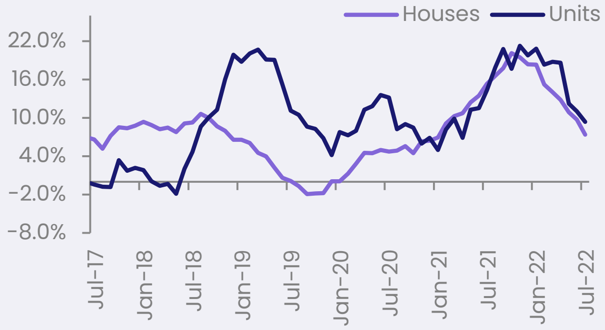


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	7.4%	9.4%
Upper quartile	5.7%	8.1%
Lower quartile	10.6%	14.6%
Median Value	$634,438	$393,977

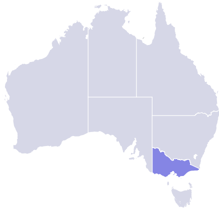
Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.7%	21 days
1 year ago	-2.5%	18 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.2%	17 days
1 year ago	-1.9%	22 days

CoreLogic



Geelong | VIC

Based on the Geelong Statistical Area Level 4 region

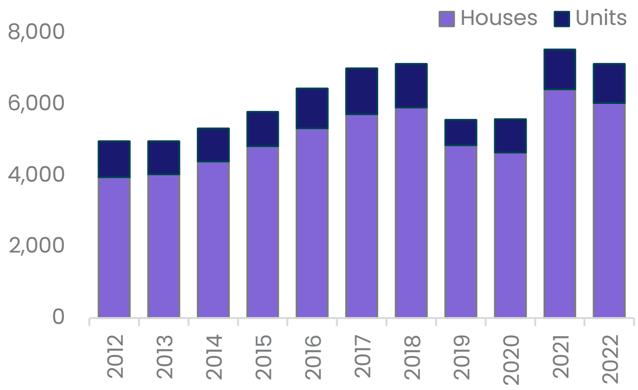
Annual Dwelling Sales May 2022

7,133

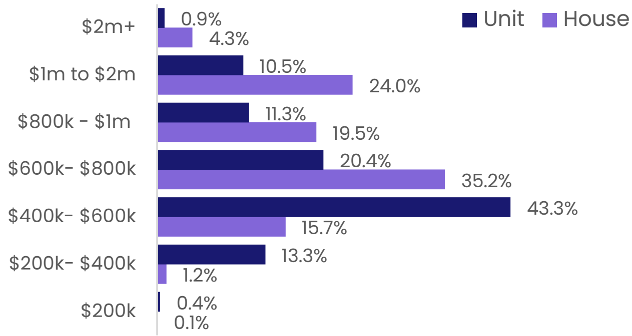
-5.4% lower than one year ago, and 8.3% above the five year average for the region.

-6.0% HOUSE SALES

-1.7% UNIT SALES

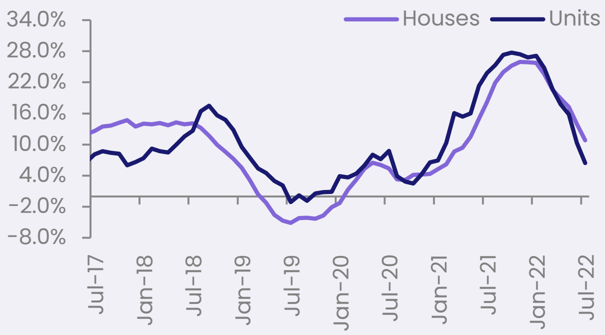


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	10.8%	6.4%
Upper quartile	13.1%	7.2%
Lower quartile	10.2%	5.5%
Median Value	$838,814	$565,732

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-3.0%	23 days
1 year ago	-2.5%	22 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.3%	22 days
1 year ago	-2.2%	28 days

Hume | VIC

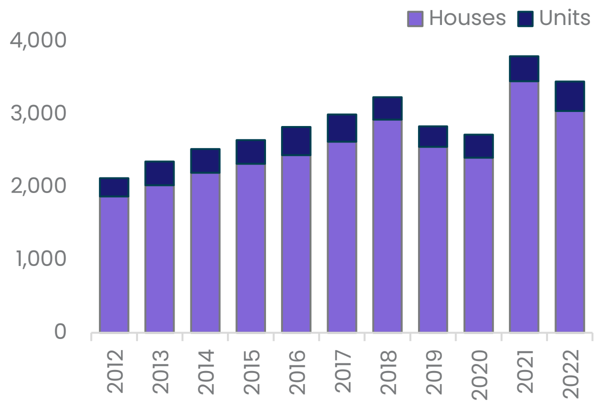
Based on the Hume Statistical Area Level 4 region

Annual Dwelling Sales May 2022

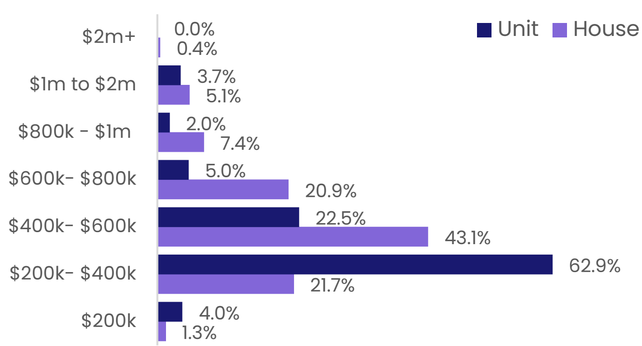
3,451 -9.1% lower than one year ago, and 7.6% above the five year average for the region.

-11.8% HOUSE SALES

17.8% UNIT SALES

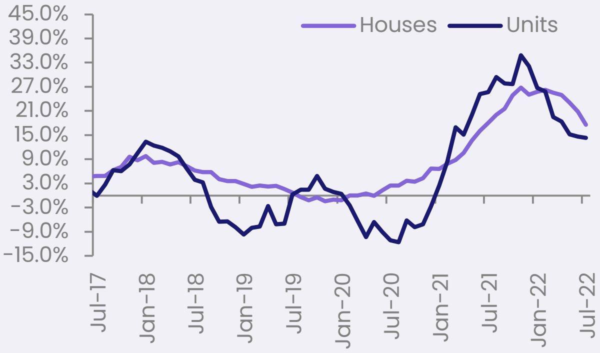


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	17.6%	14.3%
Upper quartile	14.4%	5.4%
Lower quartile	23.1%	21.2%
Median Value	$591,847	$359,413

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.3%	24 days
1 year ago	-2.1%	31 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-1.5%	25 days
1 year ago	-1.8%	29 days

Latrobe – Gippsland | VIC

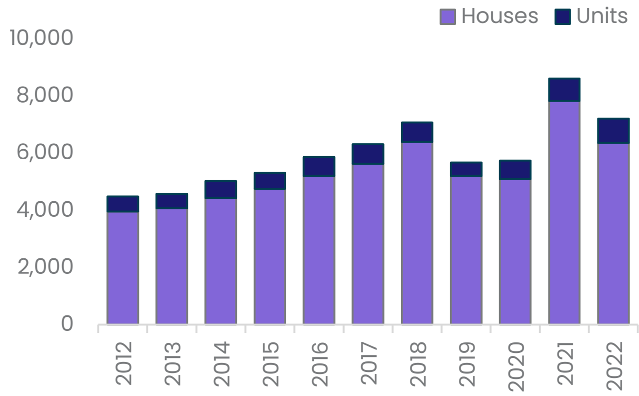
Based on the Latrobe – Gippsland Statistical Area Level 4 region

Annual Dwelling Sales May 2022

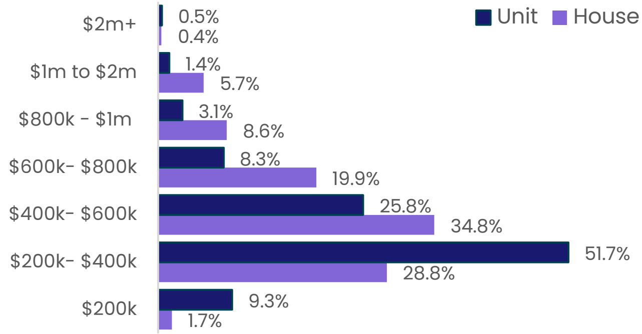
7,211 -16.4% lower than one year ago, and 5.0% above the five year average for the region.

-18.8% HOUSE SALES

7.6% UNIT SALES

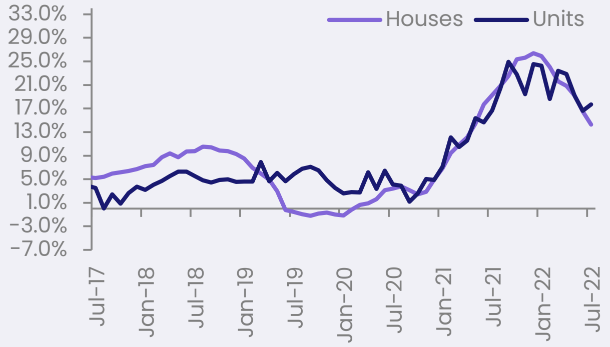


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	14.3%	17.7%
Upper quartile	10.3%	16.5%
Lower quartile	22.7%	18.6%
Median Value	$625,279	$376,576

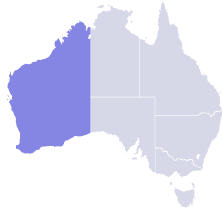
Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.1%	27 days
1 year ago	-2.2%	31 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-1.7%	31 days
1 year ago	-2.1%	37 days

CoreLogic



Bunbury | WA

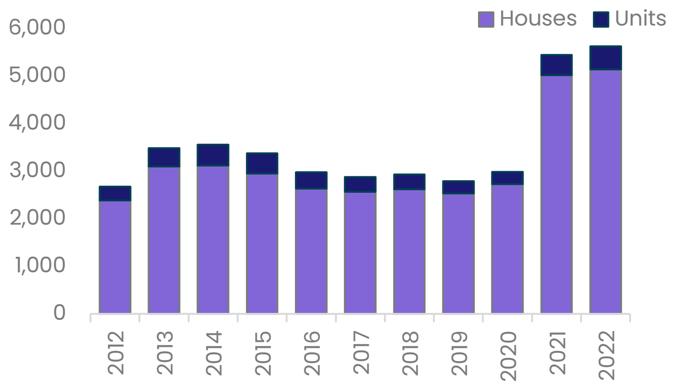
Based on the Bunbury Statistical Area Level 4 region

Annual Dwelling Sales May 2022

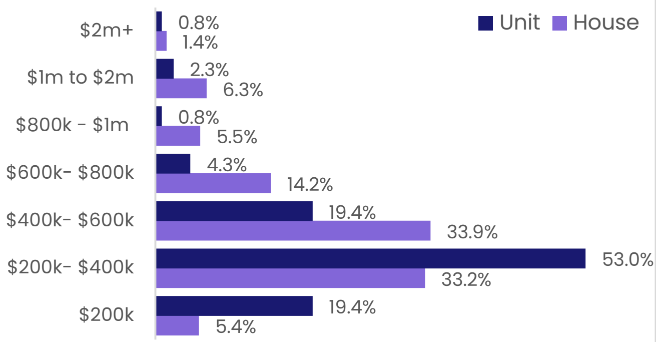
5,624 3.4% higher than one year ago, and 42.3% above the five year average for the region.

2.4% HOUSE SALES

14.9% UNIT SALES

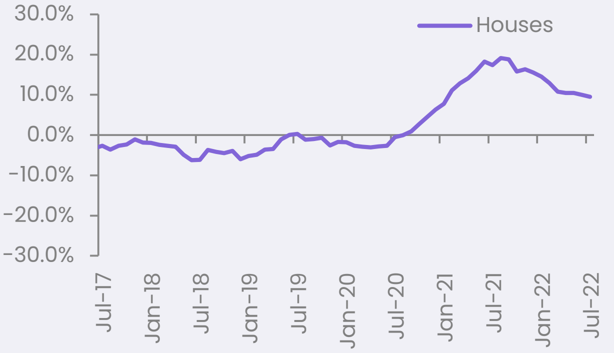


% of sales by bracket



Home Value Index July 2022

The change in house and unit values over the year to July 2022 is recorded at:



	HOUSES	UNITS
	9.5%	n.a
Upper quartile	10.7%	n.a
Lower quartile	10.1%	n.a
Median Value	$486,456	n.a

Houses

	VENDOR DISCOUNTING	TIME ON MARKET
Current	-2.9%	22 days
1 year ago	-3.0%	39 days

Units

	VENDOR DISCOUNTING	TIME ON MARKET
Current	n.a	n.a
1 year ago	n.a	n.a

Regional Council Tables

Data to July 2022 (*data to May 2022)

State	Council Region	Property Type	Number of sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
NSW	Albury (C)	Houses	1,228	-7.9%	$568,742	19.6%	28	-1.9%
NSW	Armidale Regional (A)	Houses	823	15.9%	$485,130	29.4%	42	-2.4%
NSW	Ballina (A)	Houses	643	-15.5%	$1,153,068	7.8%	32	-2.5%
NSW	Ballina (A)	Units	323	-18.2%	$765,456	9.6%	29	-1.9%
NSW	Balranald (A)	Houses	37	27.6%	$265,228	4.0%	50	n.a
NSW	Bathurst Regional (A)	Houses	1,104	-4.8%	$698,339	26.8%	30	-2.1%
NSW	Bathurst Regional (A)	Units	111	-11.2%	$363,313	3.2%	28	-2.4%
NSW	Bega Valley (A)	Houses	772	-14.3%	$851,144	19.7%	43	-2.8%
NSW	Bega Valley (A)	Units	245	-2.8%	$545,678	25.0%	50	-2.4%
NSW	Bellingen (A)	Houses	259	-10.4%	$954,308	28.6%	34	-3.3%
NSW	Berrigan (A)	Houses	257	5.3%	$375,713	22.6%	51	-2.6%
NSW	Bland (A)	Houses	138	9.5%	$254,536	22.5%	57	-2.4%
NSW	Blayney (A)	Houses	168	-8.2%	$527,824	22.8%	39	-3.1%
NSW	Byron (A)	Houses	612	-23.8%	$1,869,216	6.6%	41	-4.2%
NSW	Byron (A)	Units	186	-42.8%	$1,340,402	9.4%	35	-5.0%
NSW	Cessnock (C)	Houses	1,665	-9.5%	$646,592	34.6%	22	-2.4%
NSW	Cessnock (C)	Units	196	24.8%	$404,656	25.5%	24	-0.8%
NSW	Clarence Valley (A)	Houses	1,184	-4.8%	$640,452	25.1%	38	-3.1%
NSW	Clarence Valley (A)	Units	169	-3.4%	$522,669	20.4%	30	-2.2%
NSW	Coffs Harbour (C)	Houses	1,250	-8.9%	$878,637	22.2%	30	-2.2%
NSW	Coffs Harbour (C)	Units	443	-9.6%	$545,596	16.5%	30	-1.7%
NSW	Coolamon (A)	Houses	107	-2.7%	$317,411	27.8%	52	-4.7%
NSW	Cowra (A)	Houses	287	-14.8%	$365,204	26.1%	32	-2.3%
NSW	Dungog (A)	Houses	211	-15.6%	$695,203	28.1%	32	-3.8%
NSW	Edward River (A)	Houses	258	0.0%	$290,733	14.1%	40	-3.7%
NSW	Eurobodalla (A)	Houses	1,100	-11.5%	$900,368	24.3%	39	-2.5%
NSW	Eurobodalla (A)	Units	260	7.4%	$568,162	21.8%	36	-1.0%
NSW	Federation (A)	Houses	337	5.6%	$439,375	21.6%	35	-2.2%
NSW	Federation (A)	Units	57	-13.6%	$311,722	25.4%	40	-2.4%
NSW	Forbes (A)	Houses	214	2.9%	$328,195	16.2%	36	-2.3%
NSW	Gilgandra (A)	Houses	100	16.3%	$210,954	25.2%	51	-3.3%
NSW	Glen Innes Severn (A)	Houses	281	23.8%	$308,024	32.2%	61	-3.4%
NSW	Goulburn Mulwaree (A)	Houses	855	-3.3%	$633,100	25.3%	34	-2.7%
NSW	Goulburn Mulwaree (A)	Units	96	23.1%	$402,829	5.5%	31	-1.3%
NSW	Greater Hume Shire (A)	Houses	237	-2.5%	$332,471	17.6%	41	-4.2%
NSW	Griffith (C)	Houses	397	9.1%	$474,561	15.1%	28	-3.0%
NSW	Gundagai (A)	Houses	244	-9.6%	$363,285	29.9%	55	-3.7%
NSW	Gunnedah (A)	Houses	394	44.9%	$375,571	21.5%	49	-2.1%
NSW	Gwydir (A)	Houses	146	55.3%	$254,710	38.0%	62	-4.7%
NSW	Hay (A)	Houses	74	32.1%	$197,541	18.0%	51	-6.1%
NSW	Hilltops (A)	Houses	443	-14.8%	$396,259	28.8%	42	-2.8%
NSW	Inverell (A)	Houses	465	12.9%	$345,080	29.1%	51	-2.3%
NSW	Junee (A)	Houses	147	32.4%	$360,874	30.9%	37	-1.0%
NSW	Kempsey (A)	Houses	657	5.0%	$605,269	21.4%	41	-2.4%
NSW	Kempsey (A)	Units	71	-2.7%	$524,157	17.6%	30	0.0%
NSW	Kiama (A)	Houses	359	-18.0%	$1,682,015	16.9%	29	-5.6%
NSW	Kiama (A)	Units	93	-35.4%	$926,375	6.7%	26	-7.8%
NSW	Kyogle (A)	Houses	207	-17.9%	$472,392	16.2%	56	-3.1%
NSW	Lachlan (A)	Houses	158	23.4%	$204,723	15.0%	67	-5.2%
NSW	Lake Macquarie (C)	Houses	3,921	-9.3%	$879,771	16.5%	21	-3.4%
NSW	Lake Macquarie (C)	Units	605	-26.5%	$632,244	11.6%	25	-2.4%

Regional Council Tables

Data to July 2022 (*data to May 2022)

State	Council Region	Property Type	Number of sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
NSW	Leeton (A)	Houses	214	-9.7%	$300,354	16.0%	49	-3.4%
NSW	Lismore (C)	Houses	829	-9.0%	$631,224	18.9%	34	-3.3%
NSW	Lismore (C)	Units	87	-17.9%	$411,335	15.4%	36	-0.3%
NSW	Lithgow (C)	Houses	512	-4.5%	$513,198	27.1%	30	-1.9%
NSW	Liverpool Plains (A)	Houses	229	-0.4%	$288,253	31.0%	57	-3.7%
NSW	Lockhart (A)	Houses	70	45.8%	$315,401	44.7%	57	-6.2%
NSW	Maitland (C)	Houses	1,956	-10.3%	$765,783	20.8%	22	-2.5%
NSW	Maitland (C)	Units	237	24.1%	$460,551	17.0%	17	-0.4%
NSW	Mid-Coast (A)	Houses	2,459	-7.9%	$762,317	22.9%	33	-2.5%
NSW	Mid-Coast (A)	Units	537	-13.7%	$518,974	13.6%	33	-1.7%
NSW	Mid-Western Regional (A)	Houses	720	-9.4%	$699,530	26.0%	36	-1.5%
NSW	Mid-Western Regional (A)	Units	46	9.5%	$479,253	22.8%	43	n.a
NSW	Murray River (A)	Houses	292	-2.0%	$582,474	23.0%	41	-3.0%
NSW	Murray River (A)	Units	52	13.0%	$339,219	30.4%	20	n.a
NSW	Murrumbidgee (A)	Houses	98	40.0%	$242,628	23.7%	61	-3.9%
NSW	Muswellbrook (A)	Houses	654	34.0%	$423,013	29.7%	29	-1.4%
NSW	Muswellbrook (A)	Units	117	95.0%	$261,140	13.2%	30	-1.3%
NSW	Nambucca (A)	Houses	423	-4.3%	$706,481	24.1%	34	-2.7%
NSW	Nambucca (A)	Units	55	22.2%	$527,731	13.0%	44	-2.4%
NSW	Narrandera (A)	Houses	162	9.5%	$253,327	18.0%	49	-3.8%
NSW	Narromine (A)	Houses	149	5.7%	$316,831	26.7%	42	-3.2%
NSW	Newcastle (C)	Houses	2,730	-1.7%	$917,570	9.4%	21	-3.0%
NSW	Newcastle (C)	Units	1,221	-14.0%	$713,698	12.0%	23	-2.4%
NSW	Oberon (A)	Houses	136	-2.9%	$496,877	20.4%	43	-3.7%
NSW	Orange (C)	Houses	939	-15.3%	$713,597	23.8%	32	-1.7%
NSW	Orange (C)	Units	79	-16.0%	$404,801	3.3%	32	n.a
NSW	Parkes (A)	Houses	427	27.8%	$374,422	25.1%	48	-2.8%
NSW	Port Macquarie-Hastings (A)	Houses	1,787	-5.8%	$922,910	21.1%	28	-3.2%
NSW	Port Macquarie-Hastings (A)	Units	537	-12.0%	$577,786	11.9%	26	-3.0%
NSW	Port Stephens (A)	Houses	1,597	-4.8%	$896,527	20.0%	26	-2.6%
NSW	Queanbeyan-Palerang Regional (A)	Houses	1,061	-17.6%	$967,042	19.6%	36	-3.3%
NSW	Queanbeyan-Palerang Regional (A)	Units	533	18.7%	$421,921	19.0%	37	-2.1%
NSW	Richmond Valley (A)	Houses	438	-0.2%	$488,039	14.9%	40	-2.2%
NSW	Shellharbour (C)	Houses	1,231	-12.6%	$912,744	11.9%	23	-2.7%
NSW	Shellharbour (C)	Units	346	-16.4%	$679,698	11.8%	28	-2.9%
NSW	Shoalhaven (C)	Houses	2,684	-18.1%	$938,060	20.6%	36	-3.9%
NSW	Singleton (A)	Houses	576	-2.9%	$675,778	25.0%	31	-1.5%
NSW	Singleton (A)	Units	89	7.2%	$351,909	24.6%	36	-0.5%
NSW	Snowy Monaro Regional (A)	Units	146	46.0%	$737,296	31.6%	30	-1.7%
NSW	Tamworth Regional (A)	Houses	1,720	11.6%	$457,186	24.4%	32	-2.1%
NSW	Temora (A)	Houses	126	-12.5%	$352,076	32.8%	42	-4.6%
NSW	Tenterfield (A)	Houses	224	-2.2%	$360,344	31.7%	60	-3.0%
NSW	Tweed (A)	Houses	1,503	-12.7%	$1,078,671	10.1%	34	-4.0%
NSW	Tweed (A)	Units	1,029	-10.1%	$691,829	13.1%	23	-1.7%
NSW	Upper Hunter Shire (A)	Houses	419	12.6%	$449,867	22.5%	32	-2.4%
NSW	Upper Hunter Shire (A)	Units	29	70.6%	$245,634	0.3%	26	n.a
NSW	Upper Lachlan Shire (A)	Houses	192	-3.0%	$592,867	25.8%	43	-2.4%
NSW	Uralla (A)	Houses	172	22.9%	$490,132	37.2%	42	-3.1%
NSW	Wagga Wagga (C)	Houses	1,561	-7.1%	$528,016	31.2%	31	-2.1%
NSW	Wagga Wagga (C)	Units	163	0.6%	$313,385	13.1%	40	-2.6%
NSW	Walcha (A)	Houses	53	-10.2%	$375,628	31.1%	105	-2.8%

Regional Council Tables

Data to July 2022 (*data to May 2022)

State	Council Region	Property Type	Number of sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
NSW	Warrumbungle Shire (A)	Houses	273	25.2%	$239,514	26.2%	72	-4.0%
NSW	Weddin (A)	Houses	78	5.4%	$288,694	27.1%	54	-3.1%
NSW	Wentworth (A)	Houses	139	11.2%	$374,867	15.8%	41	-3.4%
NSW	Western Plains Regional (A)	Houses	1,220	-5.0%	$492,207	23.3%	31	-2.6%
NSW	Wingecarribee (A)	Houses	1,353	-22.3%	$1,332,862	19.3%	33	-3.8%
NSW	Wingecarribee (A)	Units	150	-18.5%	$892,601	11.2%	34	-3.2%
NSW	Wollongong (C)	Houses	2,512	-6.8%	$1,055,677	9.2%	23	-3.6%
NSW	Wollongong (C)	Units	1,490	-13.9%	$715,499	9.4%	22	-2.2%
NSW	Yass Valley (A)	Houses	308	-15.2%	$883,353	26.4%	36	-2.2%
VIC	Alpine (S)	Houses	218	-32.9%	$891,517	29.2%	38	-2.9%
VIC	Ararat (RC)	Houses	226	-8.1%	$362,985	9.5%	24	-3.1%
VIC	Ballarat (C)	Houses	2,301	-5.1%	$639,628	7.2%	18	-2.4%
VIC	Ballarat (C)	Units	343	-18.7%	$395,237	9.2%	17	-2.7%
VIC	Bass Coast (S)	Houses	1,096	-22.8%	$870,093	13.2%	27	-2.6%
VIC	Bass Coast (S)	Units	189	16.0%	$546,561	16.9%	25	-1.1%
VIC	Baw Baw (S)	Houses	1,059	-12.3%	$707,906	6.9%	22	-2.1%
VIC	Baw Baw (S)	Units	135	17.4%	$430,515	11.6%	20	-1.1%
VIC	Benalla (RC)	Houses	262	-13.2%	$471,081	20.0%	29	-2.3%
VIC	Benalla (RC)	Units	21	-25.0%	$349,912	16.9%	41	n.a
VIC	Campaspe (S)	Houses	566	-15.3%	$504,419	26.4%	34	-2.4%
VIC	Campaspe (S)	Units	89	14.1%	$364,053	16.7%	35	-2.1%
VIC	Central Goldfields (S)	Houses	258	-19.6%	$393,712	12.0%	30	-3.5%
VIC	Central Goldfields (S)	Units	28	-6.7%	$318,003	12.3%	15	n.a
VIC	Colac-Otway (S)	Houses	376	-15.5%	$674,194	32.3%	24	-2.1%
VIC	Corangamite (S)	Houses	281	2.6%	$423,561	29.8%	27	-3.0%
VIC	East Gippsland (S)	Houses	1,064	-20.3%	$601,393	21.4%	28	-1.7%
VIC	East Gippsland (S)	Units	122	16.2%	$370,909	26.6%	40	-1.0%
VIC	Glenelg (S)	Houses	389	-19.0%	$422,970	16.4%	35	-3.0%
VIC	Glenelg (S)	Units	23	-36.1%	$296,135	26.6%	51	-3.0%
VIC	Greater Bendigo (C)	Houses	2,180	-7.7%	$607,970	10.0%	21	-2.9%
VIC	Greater Bendigo (C)	Units	341	14.0%	$411,520	5.9%	22	-1.5%
VIC	Greater Geelong (C)	Houses	5,205	-3.3%	$808,620	9.6%	23	-2.9%
VIC	Greater Geelong (C)	Units	981	2.1%	$548,853	5.6%	21	-2.6%
VIC	Greater Shepparton (C)	Houses	1,093	-12.0%	$496,497	17.3%	30	-1.7%
VIC	Greater Shepparton (C)	Units	184	67.3%	$301,175	17.8%	40	-2.3%
VIC	Hepburn (S)	Houses	303	-21.3%	$789,242	2.9%	30	-4.0%
VIC	Hindmarsh (S)	Houses	135	-0.7%	$192,881	12.7%	28	-2.8%
VIC	Horsham (RC)	Houses	406	-12.3%	$381,947	6.9%	20	-2.7%
VIC	Horsham (RC)	Units	52	-16.1%	$299,627	16.7%	16	-1.4%
VIC	Indigo (S)	Houses	224	-17.0%	$627,977	12.7%	29	-3.5%
VIC	Latrobe (C) (Vic.)	Houses	1,702	-9.6%	$438,635	19.1%	24	-1.9%
VIC	Latrobe (C) (Vic.)	Units	230	-8.0%	$280,146	17.8%	40	-2.7%
VIC	Loddon (S)	Houses	96	-28.9%	$347,572	11.3%	35	-5.9%
VIC	Mansfield (S)	Houses	190	-32.6%	$798,177	19.0%	27	-4.4%
VIC	Mildura (RC)	Houses	1,094	-0.8%	$412,467	3.1%	18	-4.2%
VIC	Mildura (RC)	Units	168	20.9%	$279,528	23.8%	19	-3.8%
VIC	Mitchell (S)	Houses	765	3.1%	$670,655	7.2%	28	-2.9%
VIC	Mitchell (S)	Units	75	82.9%	$419,929	10.3%	16	-1.2%
VIC	Moira (S)	Houses	516	-17.6%	$465,888	14.9%	45	-2.2%
VIC	Moira (S)	Units	84	-16.8%	$315,676	21.3%	47	-1.4%
VIC	Mount Alexander (S)	Houses	292	-26.1%	$750,966	15.5%	26	-2.5%

Regional Council Tables

Data to July 2022 (*data to May 2022)

State	Council Region	Property Type	Number of sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
VIC	Moyne (S)	Houses	189	-35.3%	$736,380	13.5%	30	-4.1%
VIC	Murrindindi (S)	Houses	218	-22.1%	$679,895	11.3%	24	-2.7%
VIC	Northern Grampians (S)	Houses	213	-11.3%	$332,872	11.5%	19	-2.2%
VIC	Queenscliffe (B)	Houses	83	-14.4%	$1,781,293	23.0%	38	-4.0%
VIC	South Gippsland (S)	Houses	493	-38.5%	$650,706	8.9%	30	-2.0%
VIC	South Gippsland (S)	Units	46	24.3%	$441,553	16.4%	57	-1.3%
VIC	Southern Grampians (S)	Houses	315	-26.7%	$395,194	16.3%	32	-2.4%
VIC	Strathbogie (S)	Houses	183	8.9%	$528,694	11.7%	28	-2.1%
VIC	Surf Coast (S)	Houses	601	-19.8%	$1,591,779	15.6%	21	-3.5%
VIC	Towong (S)	Houses	82	-33.3%	$402,782	24.6%	27	-2.5%
VIC	Wangaratta (RC)	Houses	490	-6.7%	$545,410	20.7%	14	-1.6%
VIC	Wangaratta (RC)	Units	59	1.7%	$348,784	12.9%	15	-1.6%
VIC	Warrnambool (C)	Houses	635	-7.2%	$643,592	18.0%	26	-3.8%
VIC	Warrnambool (C)	Units	110	-17.3%	$427,908	19.0%	24	-2.8%
VIC	Wellington (S)	Houses	946	-20.2%	$463,591	21.8%	37	-2.5%
VIC	Wellington (S)	Units	128	6.7%	$316,941	19.3%	32	-1.6%
VIC	Wodonga (C)	Houses	849	-0.2%	$570,929	16.9%	21	-1.2%
VIC	Wodonga (C)	Units	156	28.9%	$337,189	21.3%	27	-0.7%
QLD	Balonne (S)	Houses	103	90.7%	$216,831	21.5%	88	-4.3%
QLD	Bundaberg (R)	Houses	3,057	12.7%	$451,567	27.6%	17	-3.2%
QLD	Burdekin (S)	Houses	362	19.1%	$217,418	14.5%	68	-5.3%
QLD	Burdekin (S)	Units	51	88.9%	$184,308	-8.1%	39	-5.7%
QLD	Cairns (R)	Houses	3,523	5.9%	$558,294	11.1%	15	-2.9%
QLD	Cairns (R)	Units	2,484	45.9%	$300,517	17.9%	22	-3.0%
QLD	Cassowary Coast (R)	Houses	919	51.7%	$298,743	15.2%	71	-5.8%
QLD	Cassowary Coast (R)	Units	150	114.3%	$249,408	7.2%	95	-5.1%
QLD	Central Highlands (R) (Qld)	Houses	621	27.5%	$268,328	9.5%	63	-5.3%
QLD	Central Highlands (R) (Qld)	Units	80	86.0%	$208,219	28.5%	48	-4.3%
QLD	Charters Towers (R)	Houses	318	30.3%	$218,733	16.2%	70	-6.3%
QLD	Douglas (S)	Units	510	54.1%	$375,165	29.9%	39	-2.6%
QLD	Fraser Coast (R)	Houses	3,555	4.3%	$570,714	24.2%	18	-2.8%
QLD	Fraser Coast (R)	Units	577	23.8%	$403,249	23.6%	21	-2.2%
QLD	Gladstone (R)	Houses	1,971	32.0%	$429,403	12.1%	31	-3.0%
QLD	Gold Coast (C)	Houses	11,360	0.5%	$1,084,172	22.4%	17	-3.8%
QLD	Gold Coast (C)	Units	10,813	7.5%	$671,894	23.7%	18	-2.9%
QLD	Goondiwindi (R)	Houses	191	13.7%	$334,008	17.9%	28	-2.5%
QLD	Gympie (R)	Houses	1,624	1.8%	$616,921	28.0%	17	-3.2%
QLD	Gympie (R)	Units	135	-25.8%	$404,986	23.8%	29	-2.0%
QLD	Hinchinbrook (S)	Houses	272	19.3%	$213,744	14.3%	101	-5.6%
QLD	Isaac (R)	Houses	358	28.8%	$251,503	15.4%	67	-6.3%
QLD	Livingstone (S)	Houses	1,228	11.5%	$587,178	18.4%	19	-3.1%
QLD	Mackay (R)	Houses	3,088	16.4%	$441,688	7.7%	28	-3.7%
QLD	Maranoa (R)	Houses	282	32.4%	$269,980	15.5%	113	-7.1%
QLD	Mareeba (S)	Houses	454	14.4%	$425,146	8.3%	33	-3.0%
QLD	Noosa (S)	Houses	1,277	-23.9%	$1,430,940	15.4%	22	-5.0%
QLD	Noosa (S)	Units	660	-15.9%	$1,160,336	19.3%	23	-3.4%
QLD	North Burnett (R)	Houses	364	77.6%	$214,747	28.5%	67	-4.4%
QLD	Rockhampton (R)	Houses	2,571	33.8%	$347,302	11.0%	28	-3.7%
QLD	South Burnett (R)	Houses	1,224	21.9%	$321,428	33.4%	31	-3.1%
QLD	South Burnett (R)	Units	49	2.1%	$206,764	7.3%	35	-2.9%
QLD	Southern Downs (R)	Houses	1,186	23.0%	$391,152	29.9%	32	-2.6%

Regional Council Tables

Data to July 2022 (*data to May 2022)

State	Council Region	Property Type	Number of sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
QLD	Sunshine Coast (R)	Houses	6,962	-10.4%	$1,058,488	18.4%	17	-3.5%
QLD	Sunshine Coast (R)	Units	3,061	-7.5%	$725,155	17.8%	18	-2.7%
QLD	Tablelands (R)	Houses	690	1.5%	$430,382	13.1%	39	-3.6%
QLD	Tablelands (R)	Units	55	19.6%	$306,545	22.3%	37	-3.5%
QLD	Toowoomba (R)	Houses	4,170	12.2%	$533,652	22.0%	13	-2.9%
QLD	Toowoomba (R)	Units	849	47.9%	$345,669	16.4%	20	-2.5%
QLD	Townsville (C)	Houses	4,996	33.0%	$404,432	10.5%	23	-3.6%
QLD	Townsville (C)	Units	1,243	46.9%	$276,200	-4.6%	39	-4.2%
QLD	Western Downs (R)	Houses	1,001	62.5%	$271,520	20.3%	40	-3.8%
QLD	Whitsunday (R)	Houses	1,166	41.0%	$438,963	17.8%	37	-4.0%
QLD	Whitsunday (R)	Units	542	87.5%	$329,693	7.2%	48	-4.3%
SA	Alexandrina (DC)	Houses	775	-2.4%	$615,304	26.0%	35	-3.6%
SA	Barossa (DC)	Houses	457	1.8%	$529,053	22.2%	36	-3.1%
SA	Berri and Barmera (DC)	Houses	197	1.5%	$281,559	17.9%	44	-3.8%
SA	Ceduna (DC)	Houses	63	40.0%	$241,819	10.7%	133	-5.7%
SA	Cleve (DC)	Houses	46	91.7%	$207,119	39.1%	109	-4.4%
SA	Copper Coast (DC)	Houses	606	28.7%	$373,196	25.8%	51	-3.3%
SA	Franklin Harbour (DC)	Houses	36	44.0%	$229,587	32.3%	55	n.a
SA	Grant (DC)	Houses	145	9.0%	$468,681	32.0%	46	-3.8%
SA	Kangaroo Island (DC)	Houses	157	22.7%	$413,882	26.0%	51	-3.4%
SA	Kimba (DC)	Houses	25	150.0%	$122,425	17.6%	n.a	n.a
SA	Kingston (DC) (SA)	Houses	98	28.9%	$369,491	30.9%	58	-1.0%
SA	Light (RegC)	Houses	251	6.8%	$495,576	21.2%	37	-3.0%
SA	Lower Eyre Peninsula (DC)	Houses	114	11.8%	$454,656	28.2%	59	-3.7%
SA	Loxton Waikerie (DC)	Houses	216	22.7%	$291,099	19.7%	60	-3.2%
SA	Mid Murray (DC)	Houses	320	61.6%	$347,685	23.0%	50	-4.0%
SA	Mount Gambier (C)	Houses	625	2.6%	$363,494	31.9%	36	-3.3%
SA	Mount Gambier (C)	Units	128	9.4%	$237,016	13.7%	50	-2.3%
SA	Murray Bridge (RC)	Houses	521	45.1%	$343,121	25.3%	42	-1.9%
SA	Naracoorte and Lucindale (DC)	Houses	184	7.0%	$286,728	23.8%	51	-3.3%
SA	Peterborough (DC)	Houses	58	13.7%	$126,631	28.0%	60	-6.7%
SA	Port Augusta (C)	Houses	331	103.1%	$183,346	5.3%	79	-4.9%
SA	Port Lincoln (C)	Houses	352	45.5%	$343,881	17.6%	49	-3.1%
SA	Port Pirie City and Dists (M)	Houses	509	44.6%	$209,069	19.3%	63	-5.7%
SA	Renmark Paringa (DC)	Houses	159	3.2%	$311,551	22.1%	32	-1.8%
SA	Robe (DC)	Houses	57	-16.2%	$540,134	29.4%	41	n.a
SA	Streaky Bay (DC)	Houses	59	47.5%	$300,849	21.8%	94	-2.9%
SA	Tatiara (DC)	Houses	104	-20.0%	$225,735	20.2%	33	-2.9%
SA	The Coorong (DC)	Houses	135	50.0%	$261,748	18.2%	51	-2.4%
SA	Tumby Bay (DC)	Houses	56	19.1%	$333,364	22.8%	92	-2.4%
SA	Victor Harbor (C)	Houses	467	2.0%	$617,120	24.3%	35	-2.5%
SA	Wattle Range (DC)	Houses	298	-8.0%	$268,371	28.5%	51	-2.4%
SA	Whyalla (C)	Houses	520	62.5%	$206,173	17.7%	57	-4.2%
SA	Yankalilla (DC)	Houses	198	-11.2%	$584,665	25.0%	41	-1.6%
SA	Yorke Peninsula (DC)	Houses	506	30.7%	$333,626	24.9%	51	-3.7%
WA	Albany (C)	Houses	889	-8.9%	$483,114	6.4%	17	-2.8%
WA	Augusta-Margaret River (S)	Houses	472	-16.0%	$687,963	13.2%	23	-2.7%
WA	Beverley (S)	Houses	51	88.9%	$267,576	13.4%	66	-5.7%
WA	Boyup Brook (S)	Houses	36	24.1%	$235,969	14.2%	66	-6.0%
WA	Bridgetown-Greenbushes (S)	Houses	212	-4.5%	$424,490	17.9%	22	-2.7%
WA	Broome (S)	Houses	366	39.2%	$608,805	7.8%	41	-4.2%

Regional Council Tables

Data to July 2022 (*data to May 2022)

State	Council Region	Property Type	Number of sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
WA	Bunbury (C)	Houses	878	27.1%	$389,632	3.4%	29	-3.6%
WA	Bunbury (C)	Units	198	22.2%	$319,240	14.7%	42	-2.6%
WA	Busselton (C)	Houses	1,199	-16.5%	$660,759	13.1%	13	-2.1%
WA	Capel (S)	Houses	474	15.0%	$479,503	8.2%	20	-2.0%
WA	Carnarvon (S)	Houses	65	-27.8%	$265,779	7.1%	95	-6.0%
WA	Chapman Valley (S)	Houses	27	50.0%	$659,058	17.6%	25	-1.8%
WA	Chittering (S)	Houses	142	11.8%	$669,701	9.1%	24	-2.7%
WA	Collie (S)	Houses	268	9.8%	$237,271	5.6%	45	-4.2%
WA	Coolgardie (S)	Houses	118	28.3%	$144,840	23.6%	55	-6.7%
WA	Coorow (S)	Houses	52	62.5%	$277,036	1.6%	143	-4.1%
WA	Cunderdin (S)	Houses	26	85.7%	$146,588	15.1%	59	-7.1%
WA	Dandaragan (S)	Houses	155	30.3%	$393,642	13.4%	74	-4.2%
WA	Dardanup (S)	Houses	350	26.4%	$466,974	7.6%	19	-1.3%
WA	Dardanup (S)	Units	22	83.3%	$311,945	13.2%	35	n.a
WA	Denmark (S)	Houses	173	-9.9%	$582,967	9.6%	13	-3.0%
WA	Donnybrook-Balingup (S)	Houses	107	-17.7%	$418,491	13.3%	34	-3.9%
WA	Dundas (S)	Houses	25	-10.7%	$49,291	0.4%	n.a	n.a
WA	East Pilbara (S)	Houses	73	-25.5%	$315,923	1.0%	57	-4.8%
WA	Esperance (S)	Houses	321	0.9%	$398,008	8.7%	49	-3.8%
WA	Exmouth (S)	Houses	110	-24.1%	$590,341	7.0%	31	-3.7%
WA	Gingin (S)	Houses	203	-9.8%	$444,327	10.7%	46	-5.0%
WA	Gnowangerup (S)	Houses	24	0.0%	$146,967	19.2%	n.a	n.a
WA	Greater Geraldton (C)	Houses	1,064	30.1%	$348,675	12.9%	41	-4.0%
WA	Harvey (S)	Houses	745	15.5%	$472,061	5.9%	26	-2.7%
WA	Irwin (S)	Houses	100	6.4%	$373,906	5.3%	98	-5.4%
WA	Kalgoorlie/Boulder (C)	Houses	822	22.7%	$329,427	3.0%	32	-3.4%
WA	Karratha (C)	Houses	483	30.2%	$538,383	2.0%	33	-2.4%
WA	Katanning (S)	Houses	86	16.2%	$196,647	4.9%	78	-6.0%
WA	Kojonup (S)	Houses	25	4.2%	$192,610	-3.4%	123	-10.1%
WA	Manjimup (S)	Houses	217	23.3%	$281,973	13.2%	41	-4.3%
WA	Merredin (S)	Houses	83	43.1%	$150,300	21.0%	42	-3.0%
WA	Moora (S)	Houses	36	44.0%	$178,262	15.3%	138	-6.4%
WA	Northam (S)	Houses	330	21.8%	$256,561	10.5%	49	-3.8%
WA	Northampton (S)	Houses	121	61.3%	$289,081	7.5%	53	-4.2%
WA	Plantagenet (S)	Houses	132	28.2%	$290,574	5.8%	38	-3.7%
WA	Port Hedland (T)	Houses	384	40.1%	$411,121	-4.3%	40	-3.1%
WA	Quairading (S)	Houses	26	116.7%	$139,642	26.0%	108	-9.1%
WA	Toodyay (S)	Houses	162	12.5%	$429,145	18.1%	56	-4.0%
WA	Waroona (S)	Houses	134	-6.9%	$373,888	6.9%	34	-5.1%
WA	Wongan-Ballidu (S)	Houses	36	140.0%	$142,830	8.6%	111	-6.3%
WA	York (S)	Houses	120	27.7%	$303,226	7.2%	53	-3.0%
TAS	Break O'Day (M)	Houses	236	-8.5%	$525,661	22.4%	43	-2.3%
TAS	Burnie (C)	Houses	459	-7.1%	$426,786	22.7%	21	-2.1%
TAS	Burnie (C)	Units	68	-23.6%	$346,121	22.8%	28	-3.7%
TAS	Central Coast (M) (Tas.)	Houses	386	-14.6%	$542,320	18.8%	18	-3.6%
TAS	Central Highlands (M) (Tas.)	Houses	89	-33.6%	$314,672	16.8%	26	-6.1%
TAS	Devonport (C)	Houses	506	-13.7%	$476,054	18.0%	17	-2.7%
TAS	Devonport (C)	Units	107	23.0%	$370,306	23.8%	16	-1.8%
TAS	George Town (M)	Houses	195	13.4%	$412,328	24.7%	19	-3.9%
TAS	Glamorgan/Spring Bay (M)	Houses	162	-11.0%	$703,032	25.6%	27	-3.5%
TAS	Huon Valley (M)	Houses	380	-1.8%	$699,116	16.8%	18	-1.8%

Regional Council Tables

Data to July 2022 (*data to May 2022)

State	Council Region	Property Type	Number of sales (12m)*	12 month change in sales volumes*	Median Value	12 month change in home value index	Median days on market (12m)	Median vendor discounting (12m)
TAS	Kentish (M)	Houses	116	-9.4%	$513,499	17.1%	19	-3.5%
TAS	Latrobe (M) (Tas.)	Houses	233	-19.1%	$636,469	20.5%	24	-2.6%
TAS	Launceston (C)	Houses	1,191	2.3%	$584,501	18.0%	14	-4.1%
TAS	Launceston (C)	Units	249	-11.1%	$439,829	18.5%	13	-1.3%
TAS	Meander Valley (M)	Houses	326	2.2%	$627,453	17.8%	11	-3.2%
TAS	Meander Valley (M)	Units	58	3.6%	$435,744	20.2%	13	n.a
TAS	Northern Midlands (M)	Houses	270	6.3%	$549,456	21.0%	22	-4.8%
TAS	Northern Midlands (M)	Units	35	20.7%	$397,156	25.5%	9	n.a
TAS	Southern Midlands (M)	Houses	111	-0.9%	$570,222	22.4%	22	-4.6%
TAS	Tasman (M)	Houses	88	20.5%	$607,842	17.4%	39	n.a
TAS	Waratah/Wynyard (M)	Houses	215	-28.8%	$463,240	21.5%	25	-3.4%
TAS	West Tamar (M)	Houses	460	-1.1%	$673,199	18.9%	17	-3.2%
TAS	West Tamar (M)	Units	77	-28.7%	$475,595	24.8%	12	n.a
NT	Alice Springs (T)	Houses	353	15.4%	$507,707	5.3%	62	-2.0%
NT	Alice Springs (T)	Units	180	33.3%	$302,936	6.1%	66	-3.0%
NT	Barkly (R)	Houses	32	52.4%	$249,373	12.6%	130	-4.4%
NT	Katherine (T)	Houses	135	29.8%	$381,373	8.2%	76	-3.8%

Disclaimers

In compiling this publication, RP Data Pty Ltd trading as CoreLogic has relied upon information supplied by a number of external sources. CoreLogic does not warrant its accuracy or completeness and to the full extent allowed by law excludes liability in contract, tort or otherwise, for any loss or damage sustained by subscribers, or by any other person or body corporate arising from or in connection with the supply or use of the whole or any part of the information in this publication through any cause whatsoever and limits any liability it may have to the amount paid to CoreLogic for the supply of such information.

Queensland Data

Based on or contains data provided by the State of Queensland (Department of Resources) 2022. In consideration of the State permitting use of this data you acknowledge and agree that the State gives no warranty in relation to the data (including accuracy, reliability, completeness, currency or suitability) and accepts no liability (including without limitation, liability in negligence) for any loss, damage or costs (including consequential damage) relating to any use of the data. Data must not be used for direct marketing or be used in breach of the privacy laws.

South Australian Data

This information is based on data supplied by the South Australian Government and is published by permission. The South Australian Government does not accept any responsibility for the accuracy, completeness or suitability for any purpose of the published information or the underlying data.

New South Wales Data

Contains property sales information provided under licence from the Land and Property Information ("LPI"). CoreLogic is authorised as a Property Sales Information provider by the LPI.

Victorian Data

The State of Victoria owns the copyright in the property sales data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the licensed material and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.

Western Australian Data

Based on information provided by and with the permission of the Western Australian Land Information Authority (2022) trading as Landgate.

Australian Capital Territory Data

The Territory Data is the property of the Australian Capital Territory. No part of it may in any form or by any means (electronic, mechanical, microcopying, photocopying, recording or otherwise) be reproduced, stored in a retrieval system or transmitted without prior written permission. Enquiries should be directed to: Director, Customer Services ACT Planning and Land Authority GPO Box 1908 Canberra ACT 2601.

Tasmanian Data

This product incorporates data that is copyright owned by the Crown in Right of Tasmania. The data has been used in the product with the permission of the Crown in Right of Tasmania. The Crown in Right of Tasmania and its employees and agents:

a) give no warranty regarding the data's accuracy, completeness, currency or suitability for any particular purpose; and

b) do not accept liability howsoever arising, including but not limited to negligence for any loss resulting from the use of or reliance upon the data.

Base data from the LIST © State of Tasmania
http://www.thelist.tas.gov.au

About CoreLogic

CoreLogic Asia Pacific (CoreLogic) is a leading, independent provider of property data and analytics. We help people build better lives by providing rich, up-to-the-minute property insights that inform the very best property decisions.

With an extensive breadth and depth of knowledge gathered over the last 30 years, we provide services across a wide range of industries, including Banking & Finance, Real Estate, Government, Insurance and Construction. Our diverse, innovative solutions help our clients identify and manage growth opportunities, improve performance and mitigate risk. We also operate consumer-facing portals - onthehouse.com.au and properytvalue.com.au - providing important insights for people looking to buy or sell their home or investment property.

We are a wholly owned subsidiary of CoreLogic, Inc – one of the largest data and analytics companies in the world with offices in Australia, New Zealand, the United States and United Kingdom.

Granular Data and Analytics Driving Growth in your Business

CoreLogic produces an advanced suite of housing market analytics that provides key insights for understanding housing market conditions at a granular geographic level. Granular data is often used for portfolio analysis and benchmarking, risk assessments and understanding development feasibility and market sizing. It gives industry professionals valuable modules which provide essential analytics and insights for decision making and strategy formation within the residential property asset class. We can tailor reports to suit your business requirements.

Call us
1300 734 318

Or email us at
ask@corelogic.com.au

Or visit us at
www.corelogic.com.au

corelogic.com.au