

# SUBURB REPORT



Professionals\*

Currans Hill NSW 2567

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CoreLogic



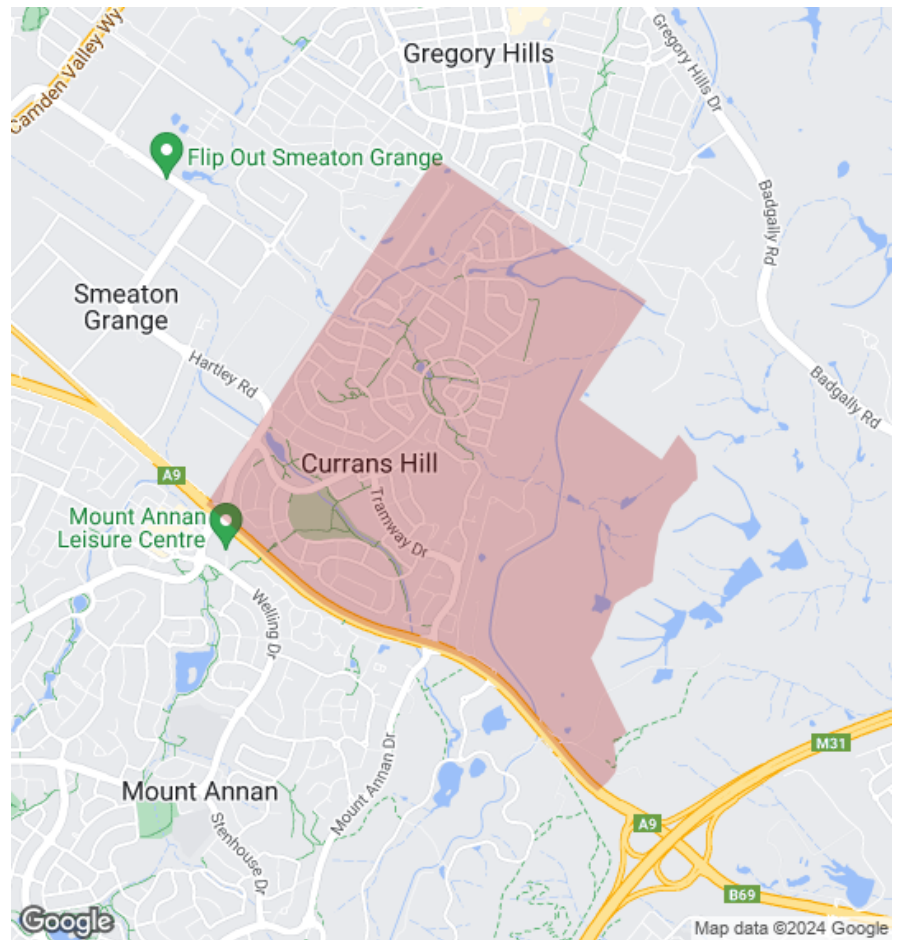
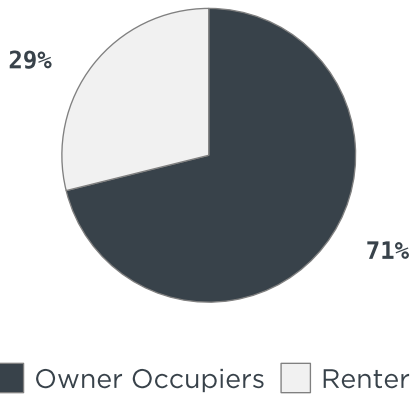
**45km**  
Distance from GPO



**5.3k**  
Population  
**5.1%**  
5 year population change



**11 years**  
Average length of ownership



The size of Currans Hill is approximately 3.6 square kilometres. It has 14 parks covering nearly 11.7% of total area. The population of Currans Hill in 2011 was 5,029 people. By 2016 the population was 5,285 showing a population growth of 5.1% in the area during that time. The predominant age group in Currans Hill is 0-9 years. Households in Currans Hill are primarily couples with children and are likely to be repaying \$1800 - \$2399 per month on mortgage repayments. In general, people in Currans Hill work in a clerical occupation. In 2011, 75% of the homes in Currans Hill were owner-occupied compared with 70.2% in 2016. Currently the median sales price of houses in the area is \$885,500.

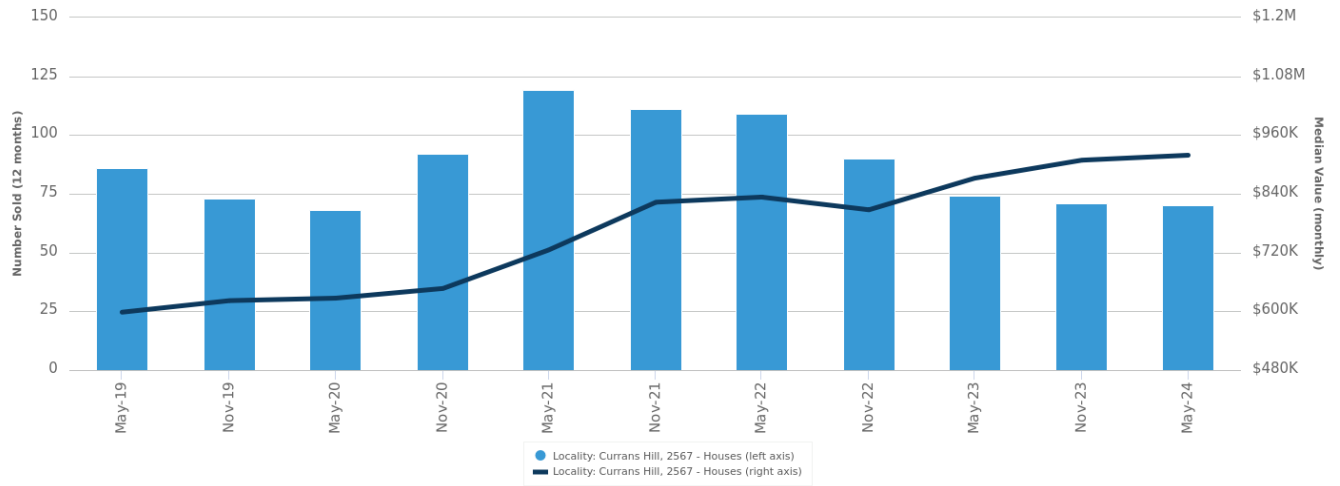
	Total dwellings	Total new listings*	Median Value	Total number currently listed
	1,804	66	\$931,457	9
	79	3	\$681,691	0

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

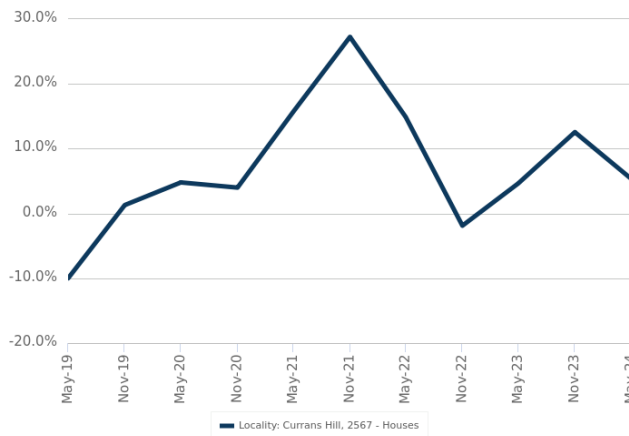


## Houses: For Sale

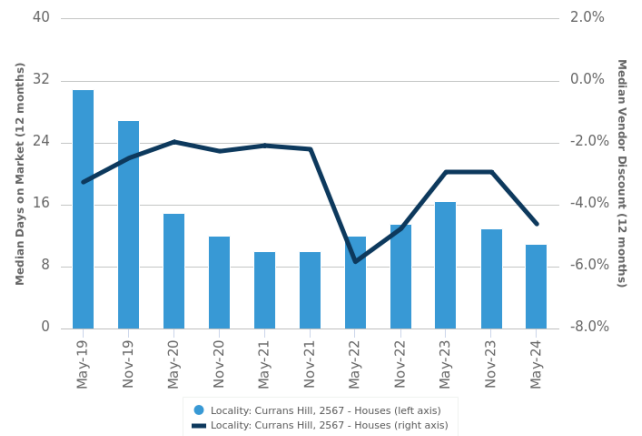
Number Sold vs. Median Value (monthly)



Change in Median Value



Median Days on Market vs. Median Vendor Discount



\$\$\$

Upper Quartile Price\*

\$960,000

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

\$\$

Median Price\*

\$885,500

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\*

\$835,250

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

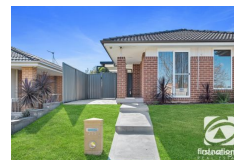
2



**35 Lakeside Street Currans Hill NSW 2567**

Sold on 15 Aug 2024  
\$755,000\*

1  
 1  
 236m<sup>2</sup>



**213 Turner Road Currans Hill NSW 2567**

Sold on 18 Jun 2024  
\$1,220,200

-  
 1  
 578m<sup>2</sup>

3

3  
BEDROOMS



**10 Patrick Place Currans Hill NSW 2567**

Listed on 31 Aug 2024  
Price Guide \$899,000

2  
 2  
 398m<sup>2</sup>



**10 Reserve Circuit Currans Hill NSW 2567**

Sold on 22 Aug 2024  
\$880,000\*

-  
 2  
 319m<sup>2</sup>



**25 Pickets Place Currans Hill NSW 2567**

Listed on 27 Aug 2024  
\$830,000 - \$870,000

1  
 2  
 247m<sup>2</sup>



**43 Charles Babbage Avenue Currans Hill NSW**

Sold on 20 Aug 2024  
Not Disclosed

1  
 1  
 621m<sup>2</sup>

5

4  
BEDROOMS

22



**8 Joan Place Currans Hill NSW 2567**

Listed on 28 Aug 2024  
Offers Invited !

2  
 2  
 -



**77 William Mannix Avenue Currans Hill NSW 2567**

Sold on 15 Aug 2024  
\$500,000

-  
 2  
 602m<sup>2</sup>



**23 Steamer Place Currans Hill NSW 2567**

Listed on 28 Aug 2024  
Not Disclosed

2  
 2  
 398m<sup>2</sup>



**17 Vannon Circuit Currans Hill NSW 2567**

Sold on 04 Aug 2024  
Not Disclosed

2  
 2  
 501m<sup>2</sup>

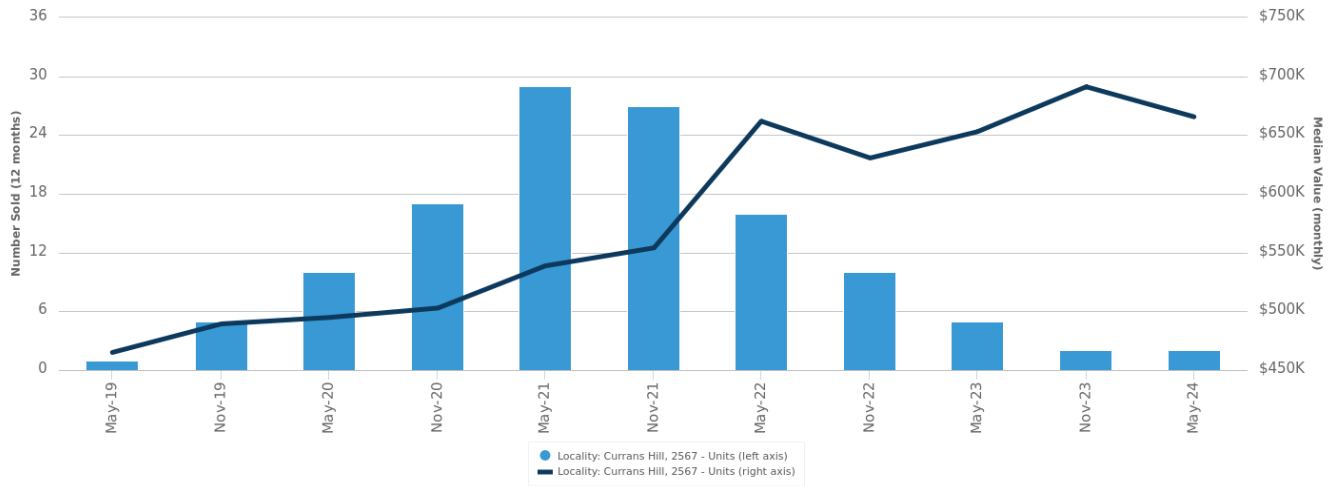


= number of houses currently On the Market or Sold within the last 6 months

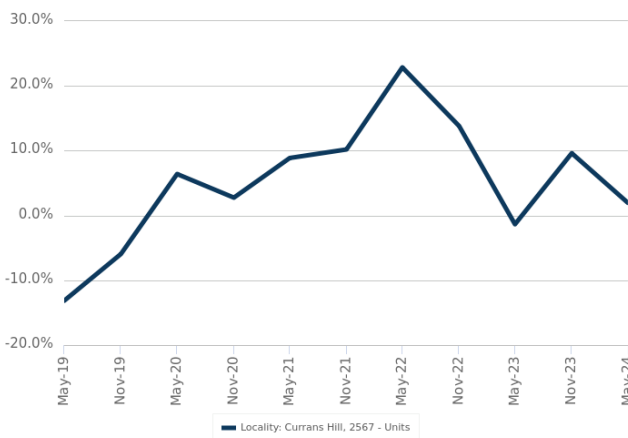
\*Agent advised

## Units: For Sale

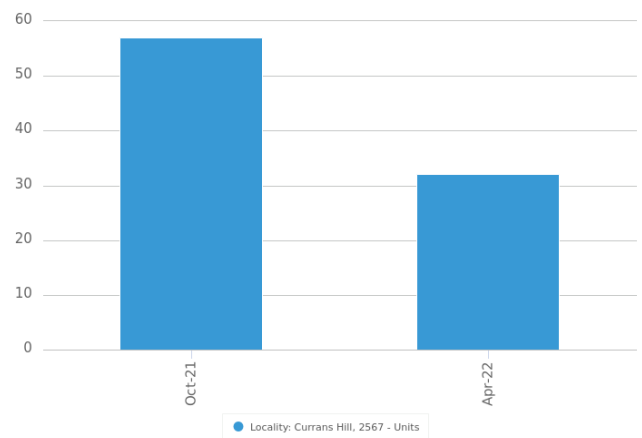
Number Sold vs. Median Value (monthly)



Change in Median Value



Median Days on Market vs. Median Vendor Discount



\$\$\$

Upper Quartile Price\*

\$724,000

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

\$\$

Median Price\*

\$686,000

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\*

\$572,000

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

\*Statistics are calculated over a rolling 12 month period

## 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



**13/359 Narellan Road  
Currans Hill NSW 2567**

Sold on 13 Jun 2024  
\$544,000



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



**1/39 Charles Babbage  
Avenue Currans Hill NSW**

Sold on 26 Jul 2024  
\$685,000\*



**3B Coach Crescent Currans  
Hill NSW 2567**

Sold on 30 Mar 2024  
\$895,000

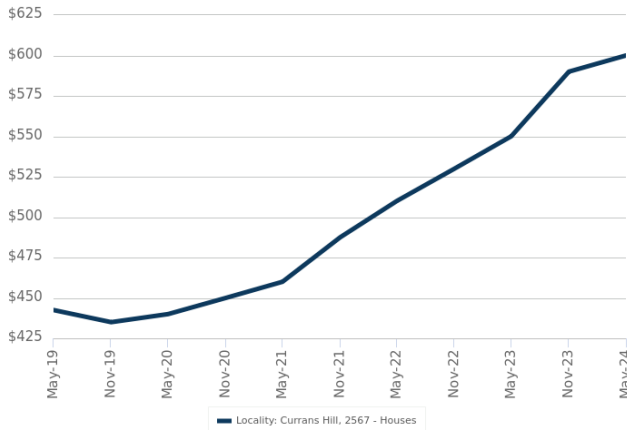


= number of units currently On the Market or Sold within the last 6 months

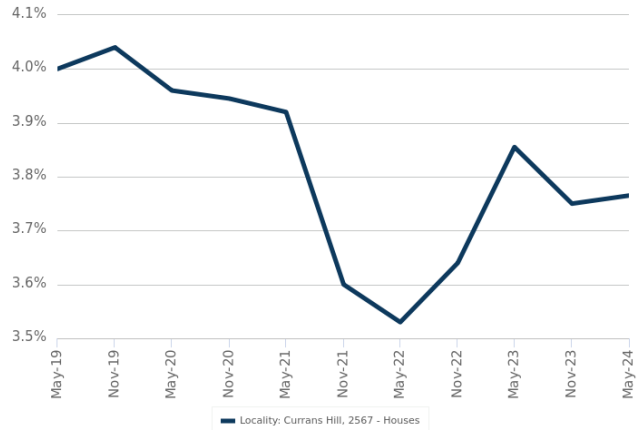
\*Agent advised

## Houses: For Rent

Median Asking Rent (12 months)



Indicative Gross Rental Yield (12 months)



## Houses: Rental Activity Snapshot

For Rent

0

2  
BEDROOMS

There are no 2 bedroom Houses for rent in this suburb

1

3  
BEDROOMS



**2 Kidd Court Currans Hill NSW 2567**

Listed on 29 Aug 2024  
\$620/W

1

1

653m<sup>2</sup>

4

4  
BEDROOMS



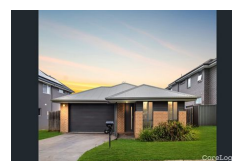
**4a Ascot Drive Currans Hill NSW 2567**

Listed on 29 Aug 2024  
\$710/W

2

2

468m<sup>2</sup>



**19 Furlong Drive Currans Hill NSW 2567**

Listed on 29 Aug 2024  
\$850/W

2

2

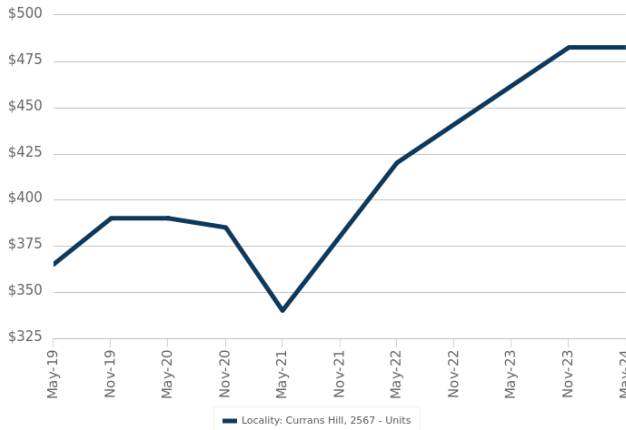
619m<sup>2</sup>



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

## Units: For Rent

Median Asking Rent (12 months)



Indicative Gross Rental Yield (12 months)



## 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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