

# SUBURB REPORT



Professionals\*

Oran Park NSW 2570

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CoreLogic



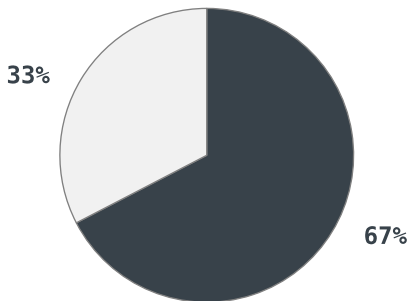
**46km**  
Distance from GPO



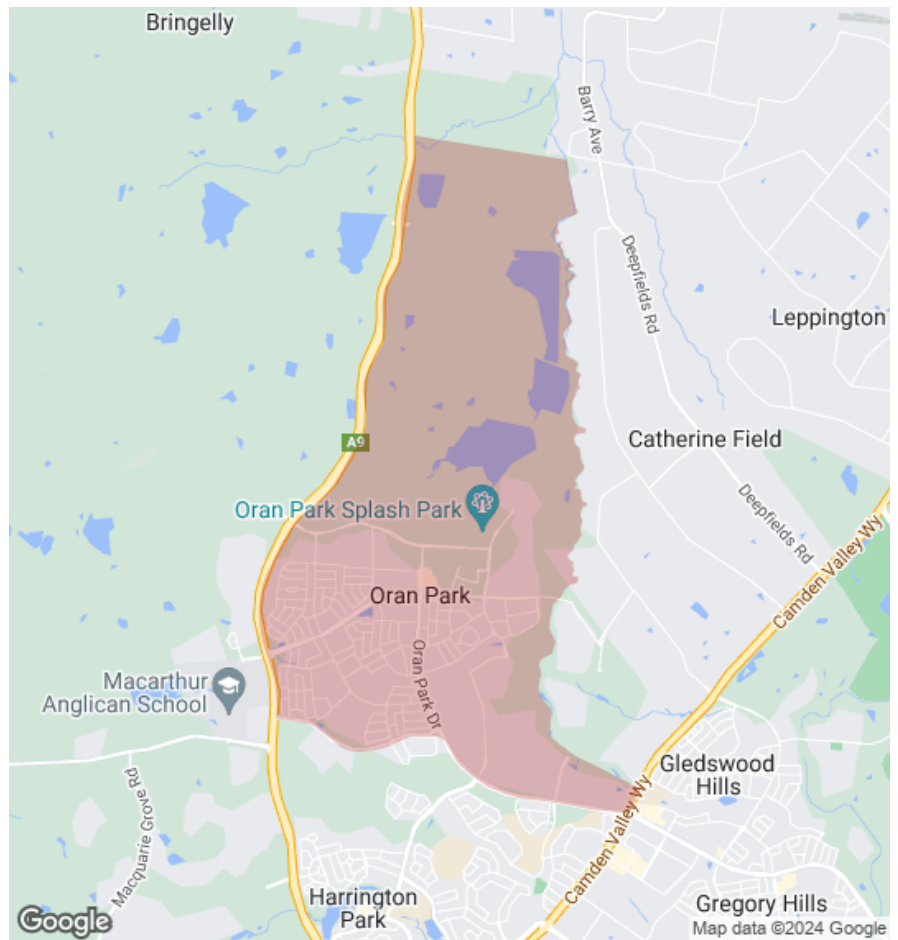
**4.8k**  
Population  
**↑2340.3%**  
5 year population change



**6 years**  
Average length of ownership



■ Owner Occupiers □ Renters



The size of Oran Park is approximately 13.3 square kilometres. It has 5 parks covering nearly 0.6% of total area. The population of Oran Park in 2011 was 196 people. By 2016 the population was 4,783 showing a population growth of 2340.3% in the area during that time. The predominant age group in Oran Park is 30-39 years. Households in Oran Park are primarily couples with children and are likely to be repaying \$2400 - \$2999 per month on mortgage repayments. In general, people in Oran Park work in a professional occupation. In 2011, 58.3% of the homes in Oran Park were owner-occupied compared with 62.8% in 2016. Currently the median sales price of houses in the area is \$1,080,000.

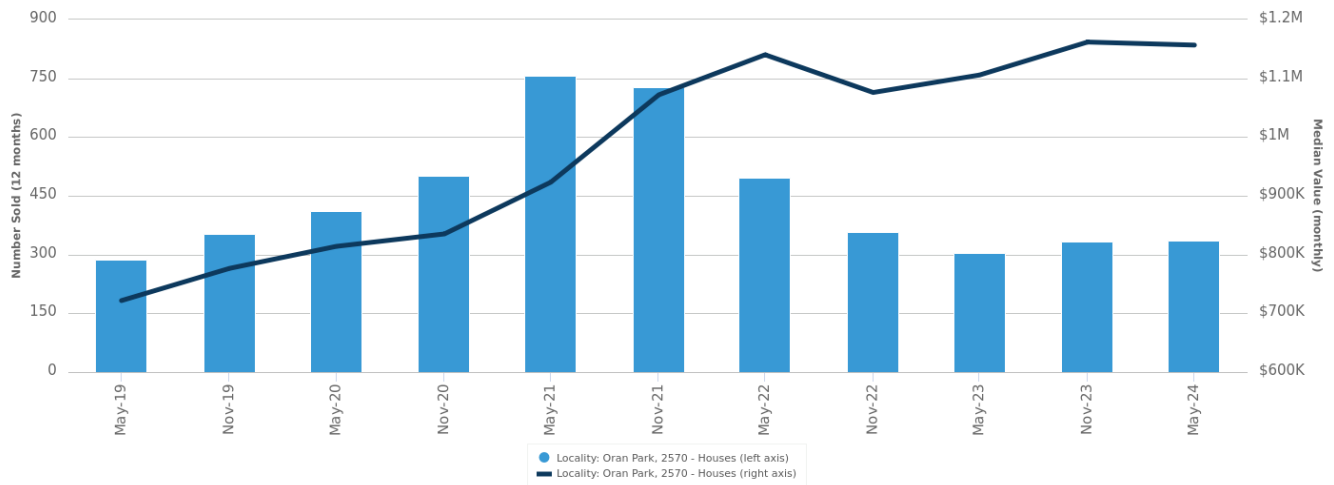
	Total dwellings	Total new listings*	Median Value	Total number currently listed
	5,877	269	\$1,177,406	56
	288	14	\$723,170	6

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



## Houses: For Sale

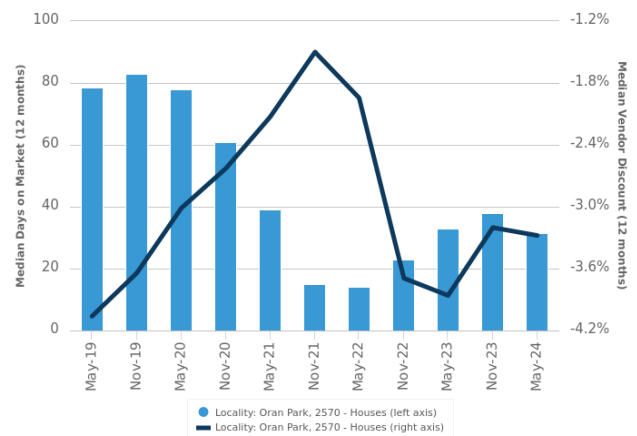
Number Sold vs. Median Value (monthly)



Change in Median Value



Median Days on Market vs. Median Vendor Discount



\$\$\$

Upper Quartile Price\*

\$1,220,000

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

\$\$

Median Price\*

\$1,080,000

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\*

\$960,000

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

## Recently Sold

1

2  
BEDROOMS

5



**189 South Circuit Oran Park NSW 2570**

Listed on 01 Sep 2024  
**JUST LISTED**



164m<sup>2</sup>



**193 South Circuit Oran Park NSW 2570**

Sold on 18 Jun 2024  
**\$735,000**



134m<sup>2</sup>



**3 Sterling Lane Oran Park NSW 2570**

Sold on 20 May 2024  
**\$0**



-

1

3  
BEDROOMS

23



**62 Steward Drive Oran Park NSW 2570**

Listed on 31 Aug 2024  
**Contact Agent**



308m<sup>2</sup>



**6 Giles Lane Oran Park NSW 2570**

Sold on 12 Aug 2024  
**\$1,000**



280m<sup>2</sup>



**24 Stratton Road Oran Park NSW 2570**

Sold on 12 Aug 2024  
**\$940,250\***



410m<sup>2</sup>

36

4  
BEDROOMS

142



**12 Beechey Circuit Oran Park NSW 2570**

Listed on 02 Sep 2024  
**\$1,050,000 - \$1,150,000**



450m<sup>2</sup>



**22B Geoghegan Circuit Oran Park NSW 2570**

Sold on 23 Aug 2024  
**\$960,000\***



238m<sup>2</sup>



**1d Tander Street Oran Park NSW 2570**

Listed on 01 Sep 2024  
**\$1,150,000 - \$1,200,000**



301m<sup>2</sup>



**13 Bartlett Street Oran Park NSW 2570**

Sold on 20 Aug 2024  
**\$1,065,000\***



375m<sup>2</sup>

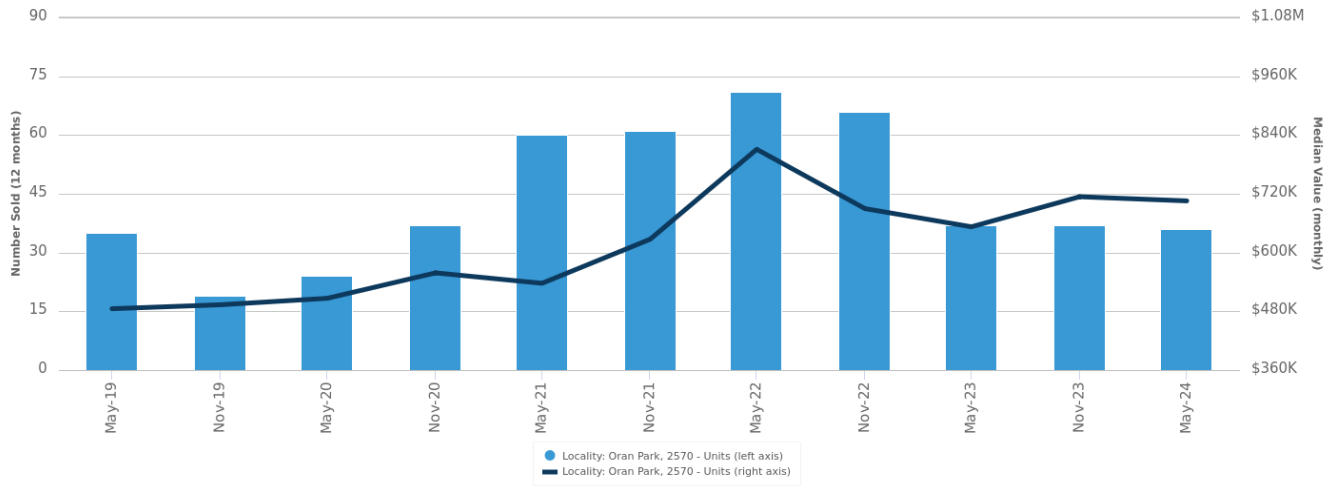


= number of houses currently On the Market or Sold within the last 6 months

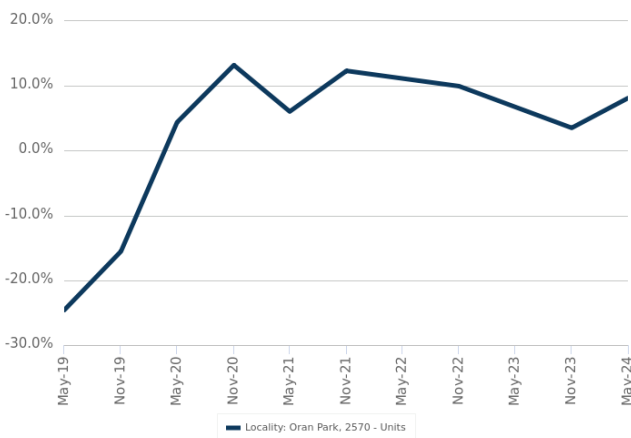
\*Agent advised

## Units: For Sale

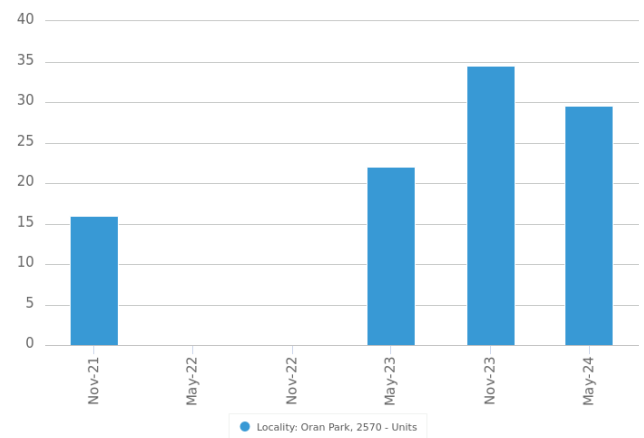
Number Sold vs. Median Value (monthly)



Change in Median Value



Median Days on Market vs. Median Vendor Discount



\$\$\$

Upper Quartile Price\*

\$923,125

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

\$\$

Median Price\*

\$870,000

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\*

\$658,939

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

2

1  
BEDROOMS

3



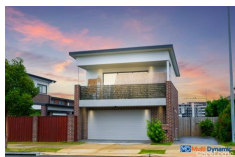
**17 Heron Lane Oran Park NSW 2570**

Listed on 30 Aug 2024  
Guide: \$550,000 - \$580,000



**13 Pitstock Lane Oran Park NSW 2570**

Sold on 22 Jul 2024  
\$506,500



**374 South Circuit Oran Park NSW 2570**

Listed on 26 Aug 2024  
\$390,000 - \$430,000



**4/4 Fordham Way Oran Park NSW 2570**

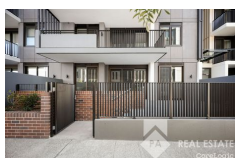
Sold on 06 Jun 2024  
\$530,500



3

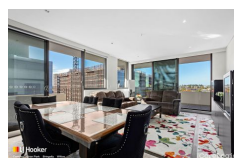
2  
BEDROOMS

3



**4 Fordham Way Oran Park NSW 2570**

Listed on 27 Aug 2024  
In the Heart of Oran Park



**506/2 Fordham Way Oran Park NSW 2570**

Sold on 29 Apr 2024  
\$789,000



**2/4 Fordham Way Oran Park NSW 2570**

Listed on 27 Aug 2024  
Not Disclosed



**2/233 South Circuit Oran Park NSW 2570**

Sold on 22 Apr 2024  
\$637,500



0

3  
BEDROOMS

3

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



**203/4 Fordham Way Oran Park NSW 2570**

Sold on 23 Aug 2024  
\$940,000\*



**3/4 Fordham Way Oran Park NSW 2570**

Sold on 03 May 2024  
\$805,500

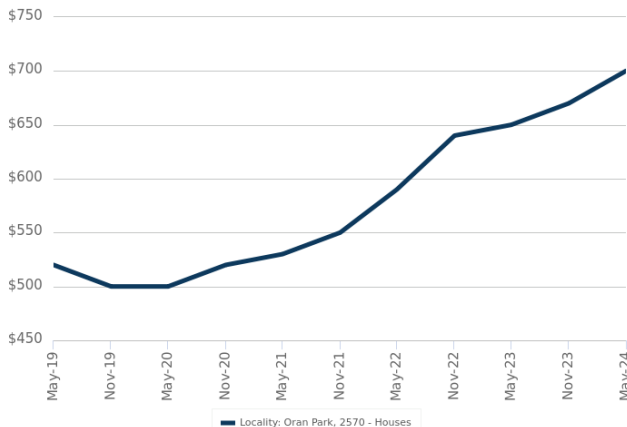


= number of units currently On the Market or Sold within the last 6 months

\*Agent advised

## Houses: For Rent

Median Asking Rent (12 months)



Indicative Gross Rental Yield (12 months)



## Houses: Rental Activity Snapshot

### For Rent

2

2  
BEDROOMS



**36a Garnsey Way Oran Park NSW 2570**

Listed on 29 Aug 2024  
\$490/W

-  
 1  
 478m<sup>2</sup>



**59 Thompson Road Oran Park NSW 2570**

Listed on 27 Aug 2024  
\$670/W

1  
 1  
 133m<sup>2</sup>

3

3  
BEDROOMS



**37 Ducros Street Oran Park NSW 2570**

Listed on 31 Aug 2024  
\$700/W

2  
 2  
 540m<sup>2</sup>



**8 Laura Street Oran Park NSW 2570**

Listed on 31 Aug 2024  
\$700/W

2  
 2  
 196m<sup>2</sup>

20

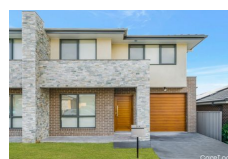
4  
BEDROOMS



**25 Franklin Grove Oran Park NSW 2570**

Listed on 01 Sep 2024  
\$720/W

1  
 2  
 540m<sup>2</sup>



**30a Chesham Avenue Oran Park NSW 2570**

Listed on 01 Sep 2024  
\$775/W

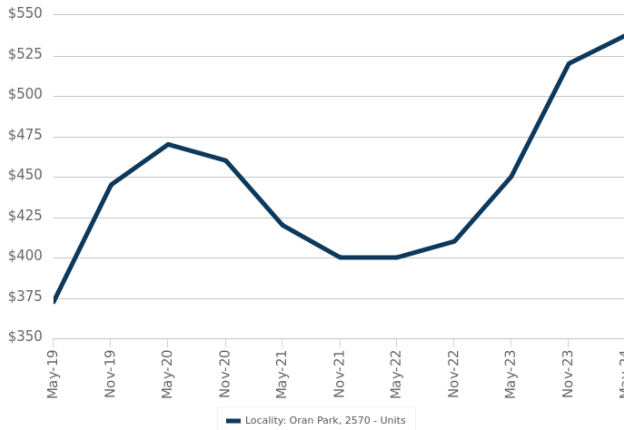
1  
 3  
 -



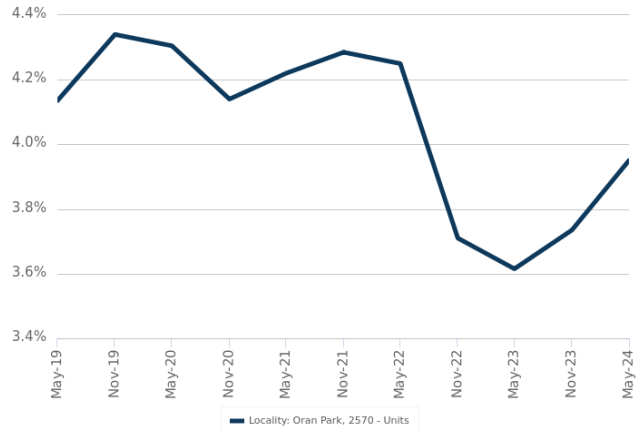
= number of houses observed as On the Market for Rent within the last month

## Units: For Rent

Median Asking Rent (12 months)



Indicative Gross Rental Yield (12 months)



## Units: Rental Activity Snapshot

### For Rent

1

1  
BEDROOMS



**243 South Circuit Oran Park NSW 2570**

Listed on 30 Aug 2024  
\$400/W



715m<sup>2</sup>

3

2  
BEDROOMS



**64b Canola Street Oran Park NSW 2570**

Listed on 29 Aug 2024  
\$550/W



**21 Falcon Road Oran Park NSW 2570**

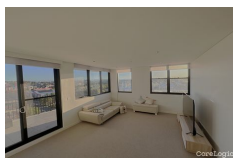
Listed on 28 Aug 2024  
\$580/W



4,719m<sup>2</sup>

1

3  
BEDROOMS



**408/2 Fordham Way Oran Park NSW 2570**

Listed on 22 Aug 2024  
\$730/W



164m<sup>2</sup>



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



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