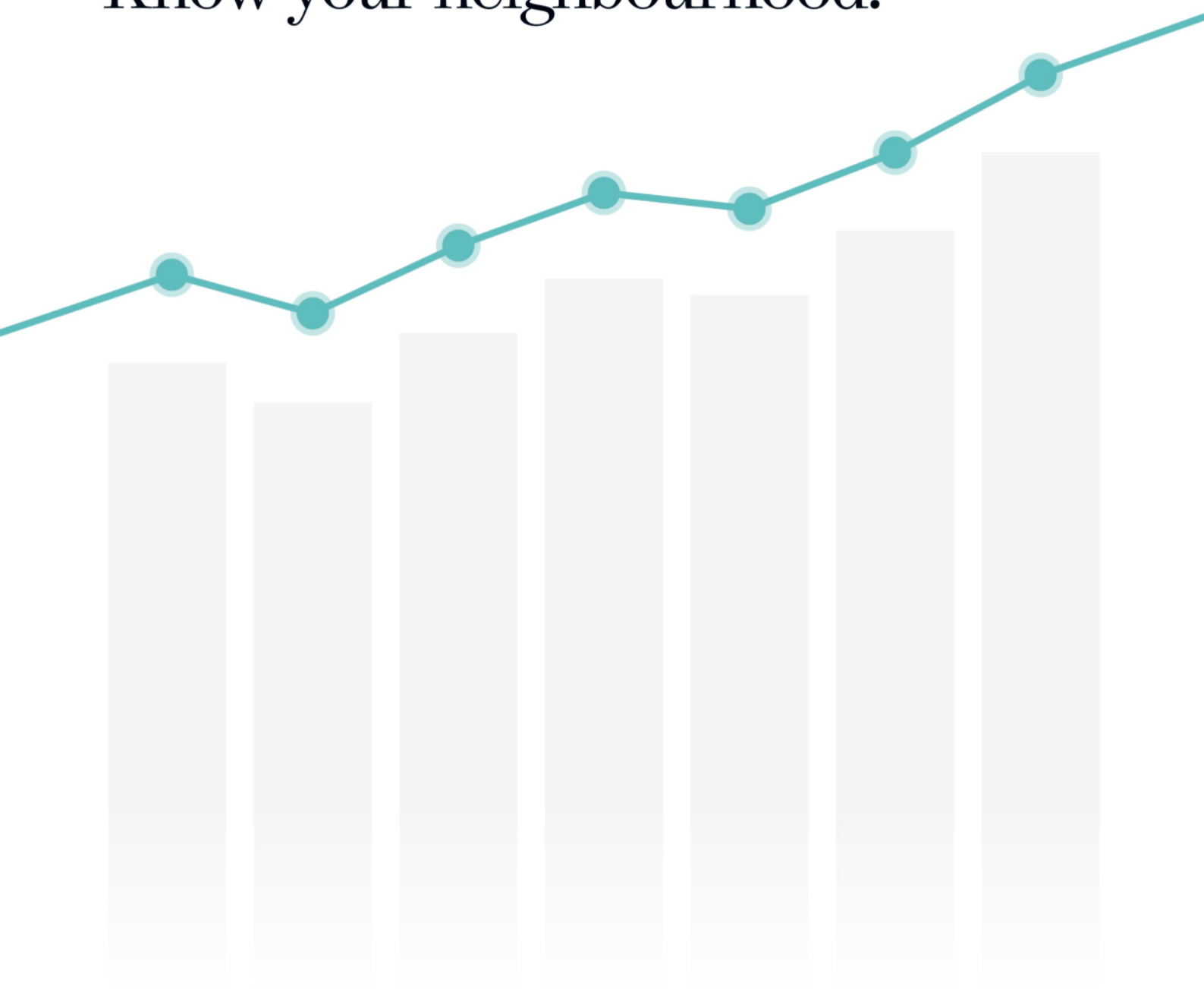


PATTERSON LAKES



Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.30m

Quarterly Price Change

-2.25% ↓

Median Unit Price*

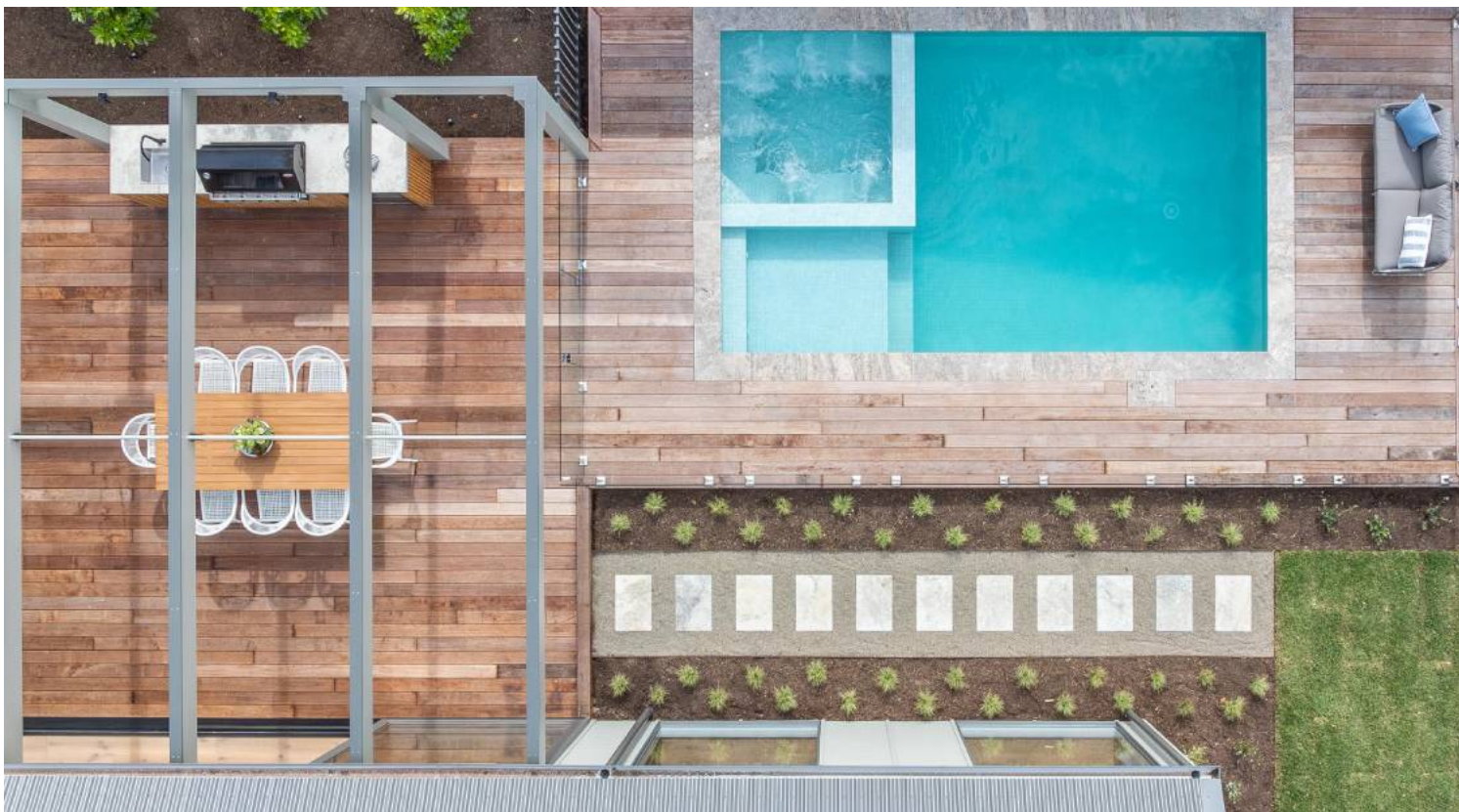
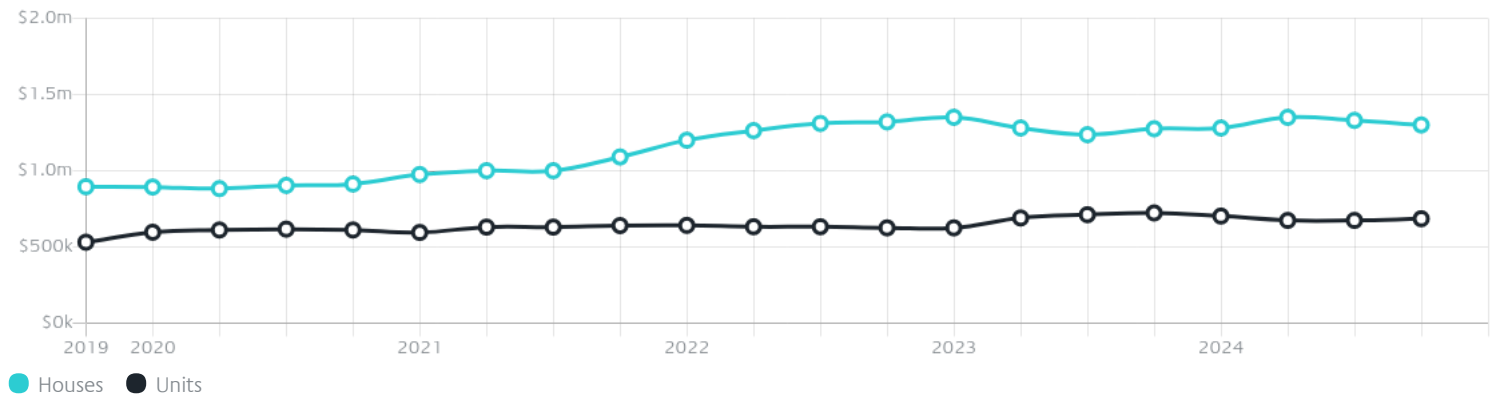
Median

\$685k

Quarterly Price Change

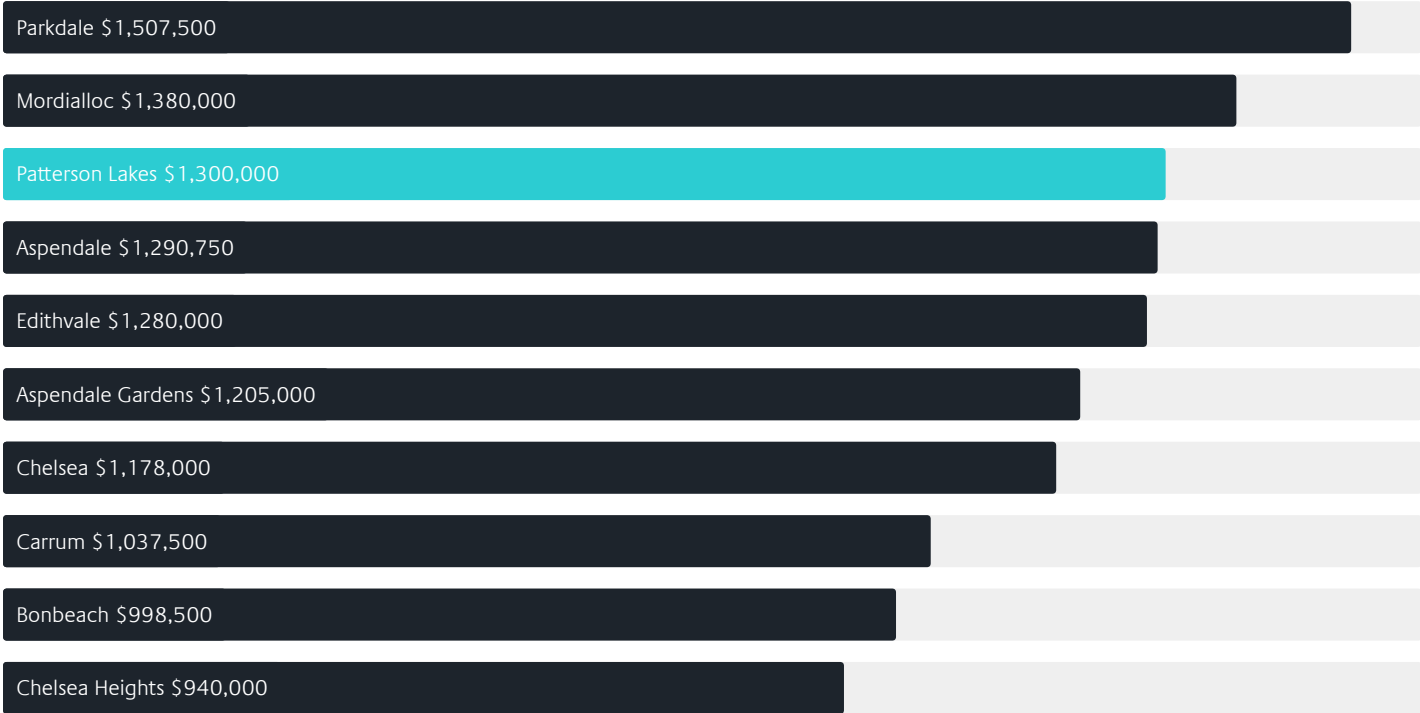
1.63% ↑

Quarterly Price Change*

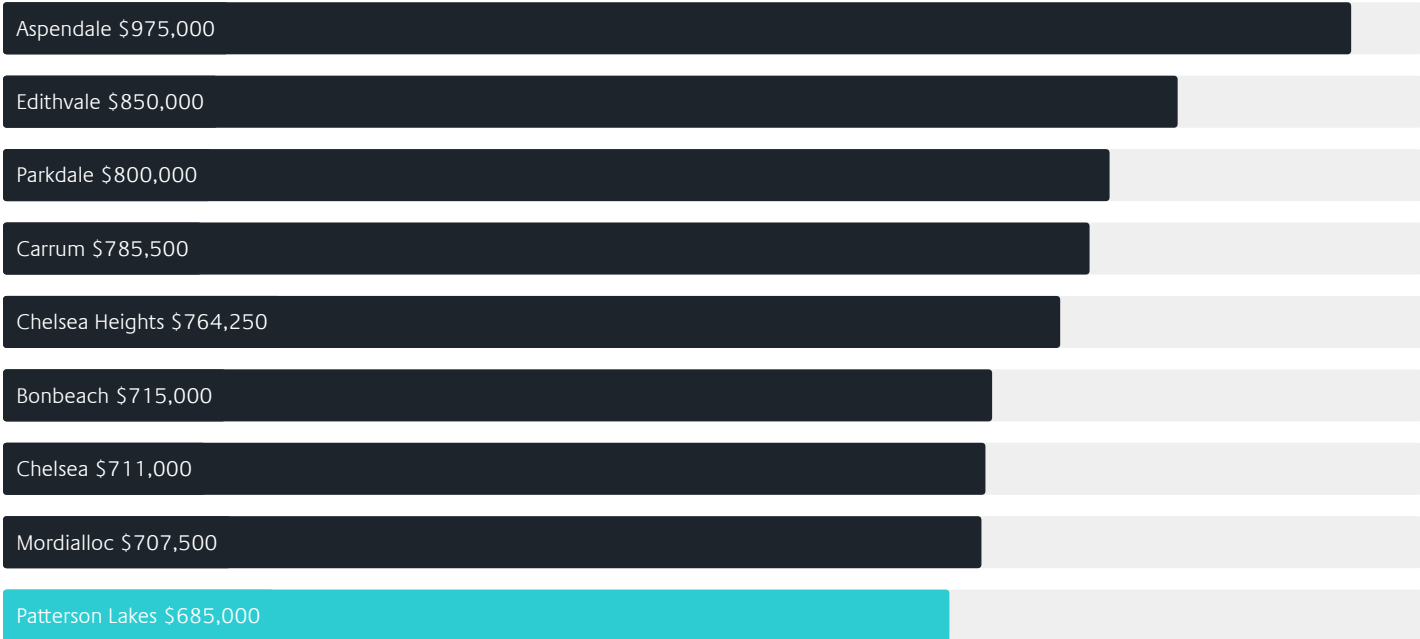


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 7%
● Private 93%

Auction Clearance Rate^{*}

100%

Median Days on Market[^]

44 days

Average Hold Period^{*}

6.6 years

Insights

Dwelling Type[^]



● Houses 60% ● Units 40%

Ownership[^]



● Owned Outright 42% ● Mortgaged 45% ● Rented 13%

Population[^]

7,793

Median Asking Rent per week^{*}

\$750

Population Growth[^]

0

Rental Yield^{*}

2.91%

Median Age[^]













46 years

Median Household Size[^]










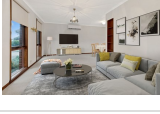


2.5 people

Sold Properties~



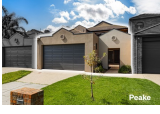





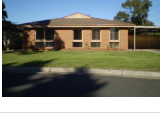

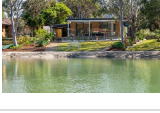

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 1/3 Inner Harbour Dr Patterson Lakes	2	Apartment	\$570,000	21 Jan 2025
 2 Scott Ct Patterson Lakes	3	House	\$910,000	17 Jan 2025
 1/43-49 Gladesville Blvd Patterson Lakes	3	Unit	\$740,000	16 Jan 2025
 5 Kurrawa Cr Patterson Lakes	3	House	\$855,000	12 Jan 2025
 6/43-49 Gladesville Blvd PATTERSON LAKES	3	Unit	\$712,000	11 Jan 2025
 4 Seafarer Ct Patterson Lakes	4	House	\$2,850,000	24 Dec 2024
 1 Wyong Ct Patterson Lakes	4	House	\$980,000	23 Dec 2024
 1/42 Myola St Patterson Lakes	3	Unit	\$800,000	17 Dec 2024
 61/117 McLeod Rd PATTERSON LAKES	2	Apartment	\$700,000	13 Dec 2024
 10/2-20 Gladesville Blvd Patterson Lakes	2	Townhouse	\$640,000	13 Dec 2024
 14 Sovereign Cl Patterson Lakes	4	House	\$1,280,000	11 Dec 2024
 3 Lara Pl Patterson Lakes	3	House	\$1,040,000	06 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 12 Admirals Quay Patterson Lakes	4	House	\$940,000	06 Dec 2024
 13 Palm Beach Dr Patterson Lakes	5	House	\$1,968,000	02 Dec 2024
 20 Kalang Ct Patterson Lakes	4	House	\$1,170,000	29 Nov 2024
 13 Brigantine Ct Patterson Lakes	4	House	\$1,820,000	19 Nov 2024
 23 Kurrawa Cr Patterson Lakes	4	House	\$820,500	14 Nov 2024
 101/98 Gladesville Blvd Patterson Lakes	2	Apartment	\$610,000	13 Nov 2024
 24 Brigantine Ct Patterson Lakes	3	House	\$1,900,000	10 Nov 2024
 27a Canberra St Patterson Lakes	5	Townhouse	\$1,222,500	09 Nov 2024
 36 The Boulevard Patterson Lakes	3	House	\$1,448,000	06 Nov 2024
 185 Gladesville Blvd Patterson Lakes	4	House	\$910,000	04 Nov 2024
 2 Clipper Isld Patterson Lakes	4	House	\$2,050,000	02 Nov 2024
 2 Clipper Island PATTERSON LAKES	4	House	\$2,050,000	02 Nov 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 34 Schooner Bay Dr Patterson Lakes	3	House	\$890,000	31 Oct 2024
 28 Curlew Point Dr Patterson Lakes	3	House	\$2,388,888	29 Oct 2024
 22 Admirals Quay Patterson Lakes	3	Townhouse	\$885,000	29 Oct 2024
 3 Hatteras Ct Patterson Lakes	4	House	\$1,150,000	28 Oct 2024
 20 Scarborough Dr Patterson Lakes	3	Townhouse	\$925,000	23 Oct 2024
 3 Lady Barlow Ct Patterson Lakes	4	House	\$1,205,000	20 Oct 2024
 11 Webster Dr Patterson Lakes	4	House	\$1,300,000	10 Oct 2024
 29/5 Thompson Rd Patterson Lakes	2	Flat/Unit/Apartment	\$525,000	08 Oct 2024
 26 Wyong Ct Patterson Lakes	3	House	\$770,000	08 Oct 2024
 507/109 Mcleod Rd Patterson Lakes	3	Apartment	\$785,000	06 Oct 2024
 27 Gladesville Blvd Patterson Lakes	3	House	\$1,200,000	26 Sep 2024
 15 Swallow Ct Patterson Lakes	6	House	\$2,820,000	25 Sep 2024



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(03) 9585 5667

jelliscraig.com.au

Data is current as of PDF generation date 01/02/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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