

## *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$1.02m**

Quarterly Price Change

**1.74% ↑**

## Median Unit Price\*

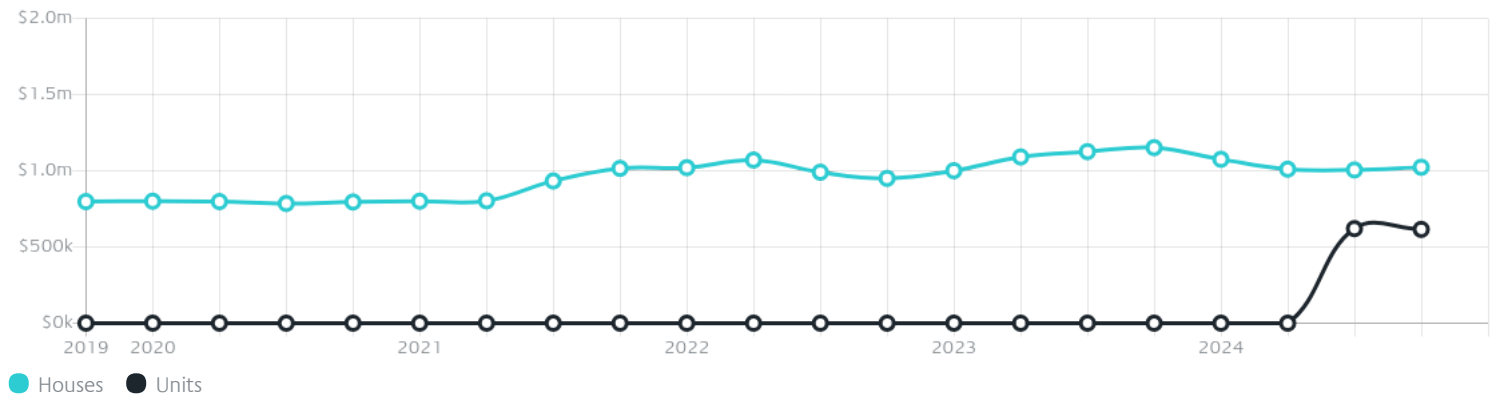
Median

**\$615k**

Quarterly Price Change

**-0.80% ↓**

## Quarterly Price Change\*



# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

## Sale Method<sup>\*</sup>



● Auction 7%  
● Private 93%

## Median Days on Market<sup>^</sup>

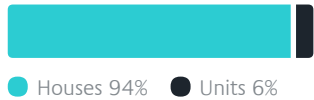
73 days

## Average Hold Period<sup>\*</sup>

9.7 years

# Insights

## Dwelling Type<sup>^</sup>



● Houses 94% ● Units 6%

## Ownership<sup>^</sup>



● Owned Outright 40% ● Mortgaged 51% ● Rented 8%

## Population<sup>^</sup>

4,390

## Median Asking Rent per week<sup>\*</sup>

\$530

## Population Growth<sup>^</sup>

11.22%

## Rental Yield<sup>\*</sup>

2.82%

## Median Age<sup>^</sup>













42 years

## Median Household Size<sup>^</sup>











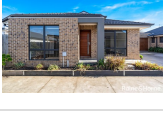

2.8 people

# 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 [jellisicraig.com.au/suburbinsights](http://jellisicraig.com.au/suburbinsights)

| Address  | Bedrooms | Type  | Price       | Sold        |
|--|----------|-------|-------------|-------------|
|  6 Egan Ct<br>Riddells Creek           | 3        | House | \$790,000   | 30 Jan 2025 |
|  42 Racecourse Rd<br>RIDDELLS CREEK    | 4        | House | \$560,000   | 13 Jan 2025 |
|  36 Filmer Pl<br>Riddells Creek        | 4        | House | \$775,000   | 13 Jan 2025 |
|  13 Butters Cl<br>Riddells Creek       | 4        | House | \$1,200,000 | 20 Dec 2024 |
|  13 Yellowgum Av<br>Riddells Creek   | 4        | House | \$1,000,000 | 13 Dec 2024 |
|  3 Madge Ct<br>Riddells Creek        | 4        | House | \$1,500,000 | 03 Dec 2024 |
|  2B Douglas Ct<br>Riddells Creek     | 4        | House | \$1,160,000 | 19 Nov 2024 |
|  19 Somerville La<br>Riddells Creek  | 3        | House | \$700,000   | 18 Nov 2024 |
|  50-54 Bolithos Rd<br>Riddells Creek | 5        | House | \$1,170,000 | 14 Nov 2024 |
|  1/56-58 Main Rd<br>Riddells Creek   | 2        | Unit  | \$510,000   | 13 Nov 2024 |
|  175 Gap Rd<br>Riddells Creek        | 4        | House | \$1,450,000 | 05 Nov 2024 |
|  19 Yellowgum Av<br>Riddells Creek   | 3        | House | \$840,000   | 28 Oct 2024 |

# Sold Properties~

| Address  | Bedrooms | Type                | Price       | Sold        |
|--|----------|---------------------|-------------|-------------|
|  13 Parkview Tce<br>Riddells Creek     | 3        | House               | \$780,000   | 28 Oct 2024 |
|  175 Sutherlands Rd<br>Riddells Creek  | 4        | House               | \$1,270,000 | 24 Oct 2024 |
|  2/42 Mahoneys Rd<br>Riddells Creek    | 3        | Unit                | \$570,000   | 14 Oct 2024 |
|  7 Ranoch Ct<br>Riddells Creek         | 4        | House               | \$1,125,000 | 12 Oct 2024 |
|  111 Sandy Creek Rd<br>Riddells Creek | 4        | House               | \$1,253,000 | 08 Oct 2024 |
|  17 Somerville La<br>Riddells Creek  | 3        | House               | \$760,000   | 23 Sep 2024 |
|  4/2 Egan Ct<br>Riddells Creek       | 3        | Unit                | \$610,000   | 20 Sep 2024 |
|  4/3-5 Stephen St<br>Riddells Creek  | 2        | House               | \$465,000   | 19 Sep 2024 |
|  29 Bluegum Cirt<br>Riddells Creek   | 4        | House               | \$1,025,000 | 12 Sep 2024 |
|  4/3 Stephen St<br>Riddells Creek    | 2        | Flat/Unit/Apartment | \$465,000   | 07 Sep 2024 |
|  4/7 Gap Rd<br>Riddells Creek        | 3        | Unit                | \$645,000   | 04 Sep 2024 |
|  4/3 Sutton St<br>Riddells Creek     | 2        | Unit                | \$560,000   | 03 Sep 2024 |

# Sold Properties~

| Address   | Bedrooms | Type  | Price       | Sold        |
|---|----------|-------|-------------|-------------|
|  30 Bolithos Rd<br>RIDDELLS CREEK       | 3        | House | \$800,000   | 24 Aug 2024 |
|  21 Somerville La<br>Riddells Creek     | 4        | House | \$800,000   | 18 Aug 2024 |
|  3/17 Richardson St<br>Riddells Creek   | 3        | Unit  | \$640,000   | 12 Aug 2024 |
|  16 Raws La<br>Riddells Creek           | 5        | House | \$1,180,000 | 09 Aug 2024 |
|  33 Racecourse Rd<br>Riddells Creek    | 4        | House | \$805,000   | 01 Aug 2024 |
|  4/34 Mahoneys Rd<br>Riddells Creek   | 3        | Unit  | \$656,000   | 23 Jul 2024 |
|  10 Bolithos Rd<br>Riddells Creek     | 3        | House | \$775,000   | 18 Jul 2024 |
|  31 Barclay Pl<br>Riddells Creek      | 4        | House | \$1,100,000 | 13 Jul 2024 |
|  207 Campbell Rd<br>Riddells Creek    | 3        | House | \$1,210,000 | 08 Jul 2024 |
|  170 Main Rd<br>Riddells Creek        | 3        | House | \$1,210,000 | 06 Jul 2024 |
|  1/69 Mahoneys Rd<br>Riddells Creek   | 3        | Unit  | \$670,000   | 05 Jul 2024 |
|  125 Sandy Creek Rd<br>Riddells Creek | 4        | House | \$1,250,000 | 27 Jun 2024 |

# Jellis Craig

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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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