



National Townhouse and Unit Building Report

Capitals and Local
Government Areas

February 2021



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Yet Another Disappointing Year for Higher-Density Development Despite Government Action

Building approvals for higher-density homes fell again over 2020 - the fifth consecutive year of declining development with no prospect of a sustained revival on activity.

Significant government stimulus Initiatives specifically directed at the house building sector have resulted in a surge in planned construction.

Higher-density development levels however clearly remain subdued by comparison, accounting for just 34.7% of total home building approvals - the lowest market share since 2010.

Townhouse construction continues to outperform units, reporting a slight increase in annual activity but with a 42.7% market share of overall higher-density development - the highest proportion for 11 years.

Market Insights

Units

Nationally, unit approvals fell 11.4% over 2020 compared to 2019 with all capitals recording sharp falls in activity, and Adelaide and Perth the underperformers.

Sydney reported an average per unit building cost of \$349,500 over 2020 for an annual increase of 4.1%. Melbourne's average per unit building cost was significantly higher at \$432,326 - up 5.0% over the year, with Brisbane \$330,970 - up 4.9%, Adelaide \$410,188 - up 41.3%, and Perth \$341,233 - up 7.8%.



Units	Sydney	Melbourne	Brisbane	Adelaide	Perth
Dec-20	1080	316	428	63	180
Previous Month	1637	311	260	142	73
This Year to Date v. Same Last Year	-11.4%	-10.7%	-8.6%	-41.6%	-16.2%
Full Year to Date v. Same Last Year	-11.4%	-10.7%	-8.6%	-41.6%	-16.2%
Average Cost per Approval	\$337,645	\$444,057	\$306,680	\$436,175	\$375,689

The top performing Local Government Area nationally for unit building approvals over 2020 was Melbourne with 3,694 followed by Brisbane with 2,553 Canberra 2,174, Yarra 1,448 and Blacktown 1,438.

Units 2020	Approvals
Melbourne (VIC)	3,694
Brisbane (QLD)	2,553
Canberra (ACT)	2,174
Yarra (VIC)	1,448
Blacktown (NSW)	1,438
Dubbo Regional	1,391
Gold Coast (QLD)	1,327
Georges River (NSW)	1,283
Sydney (NSW)	1,264
Port Phillip (VIC)	1,212

Townhouses

National townhouse building approvals continue to outperform units, with an annual increase of 1.7% over 2020. Brisbane has clearly been the top townhouse performer rising by 31.7% with Melbourne higher by 7.1% and Sydney steady over 2020 compared to 2019.

Sydney reported an average per townhouse building cost of \$335,145 over 2020 that was an annual increase of 5.0%, with Melbourne at \$341,242 - up 1.3%, Brisbane \$232,862 – down 0.7%, Adelaide \$248,222 - up 7.4%, and Perth \$271,440 – up 8.2%.



Townhouses	Sydney	Melbourne	Brisbane	Adelaide	Perth
Dec-20	458	746	153	130	122
Previous Month	434	782	198	109	72
This Year to Date v. Same Last Year	0.0%	7.1%	31.7%	-23.9%	-26.0%
Full Year to Date v. Same Last Year	0.0%	7.1%	31.7%	-23.9%	-26.0%
Average Cost per Approval	\$342,028	\$321,735	\$187,928	\$297,723	\$236,352

The top performing Local Government Area nationally for ABS townhouse building approvals over 2020 was Brisbane with 1,379 closely followed by Canberra with 1343, Moreton Bay 902, Blacktown 815, Logan 681, Canterbury Bankstown 649, Moreland 605, and Gold Coast 594.

Townhouses

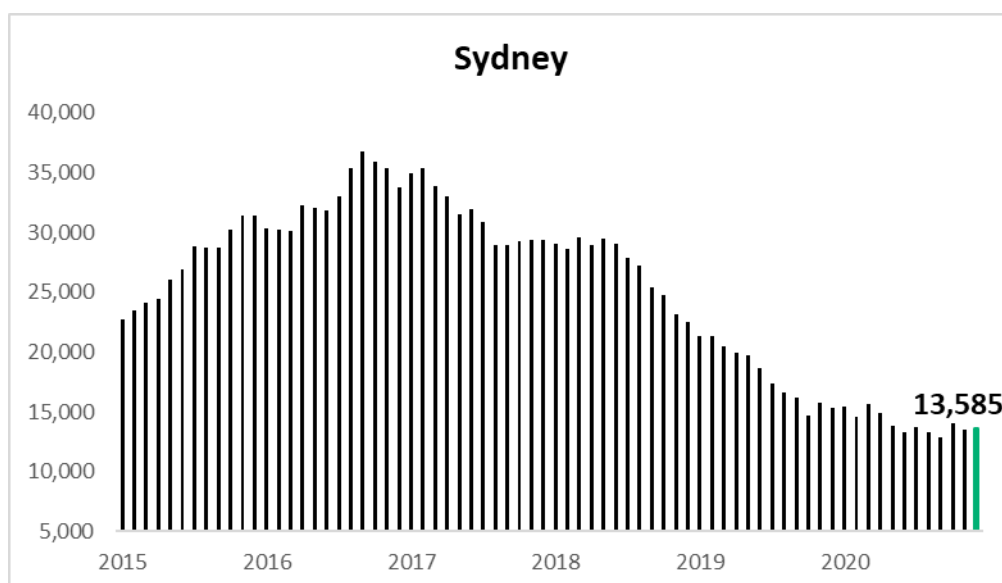
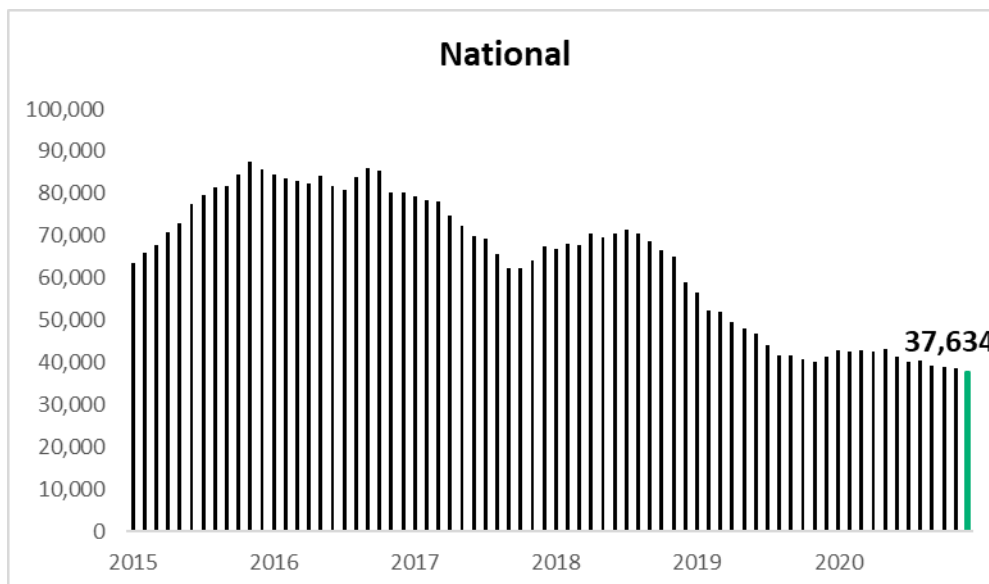
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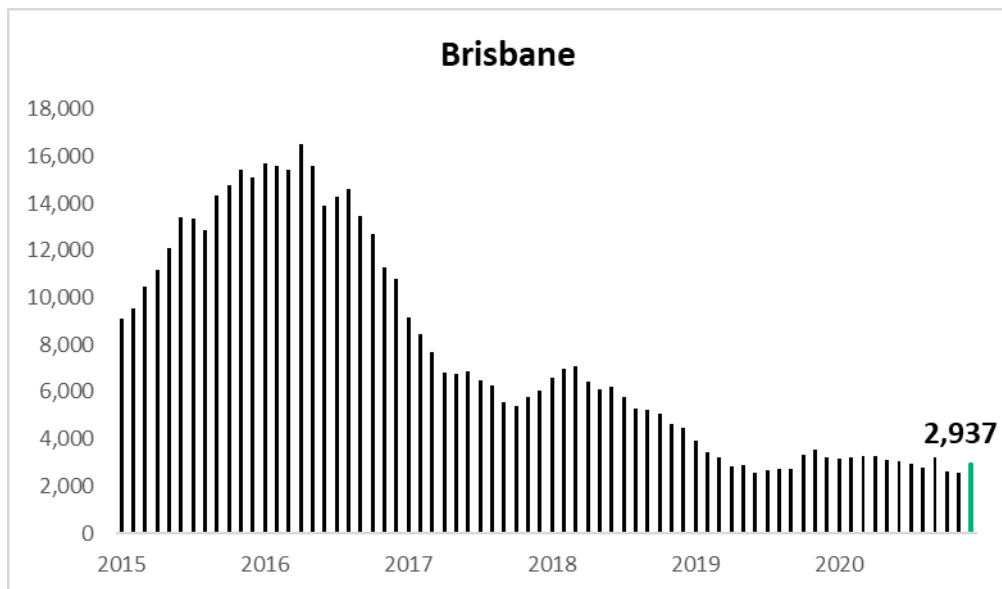
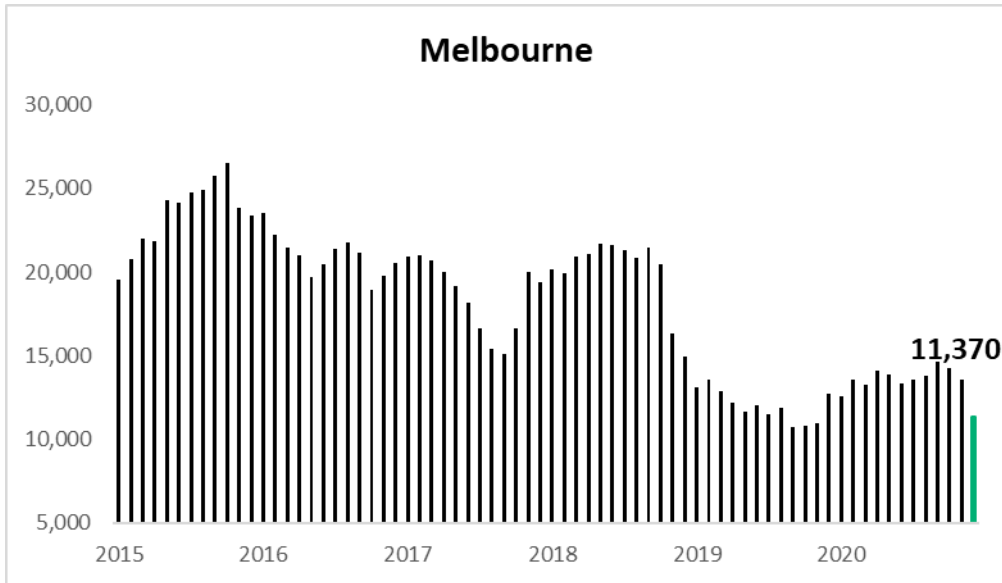
	Approvals
Brisbane (QLD)	1379
Canberra (ACT)	1343
Moreton Bay (QLD)	902
Blacktown (NSW)	815
Logan (QLD)	681
Canterbury-Bankstown (NSW)	649
Moreland (VIC)	605
Gold Coast (QLD)	594
Darebin (VIC)	572
Monash (VIC)	547

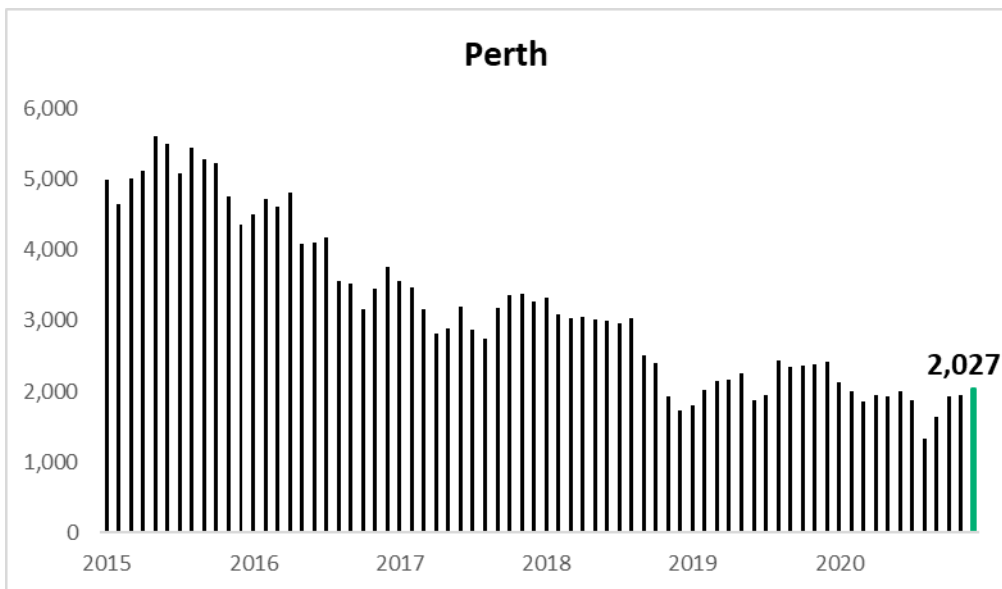
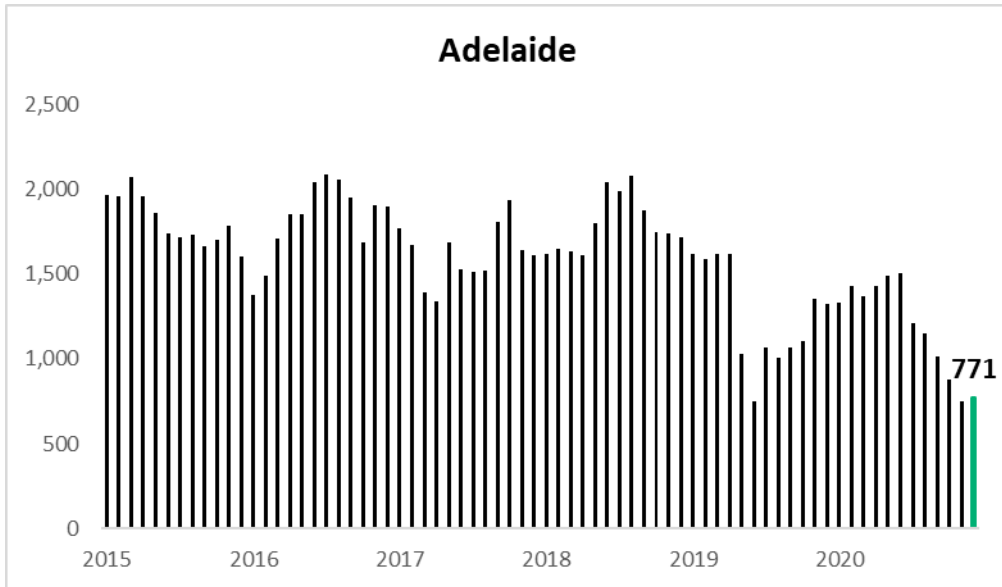


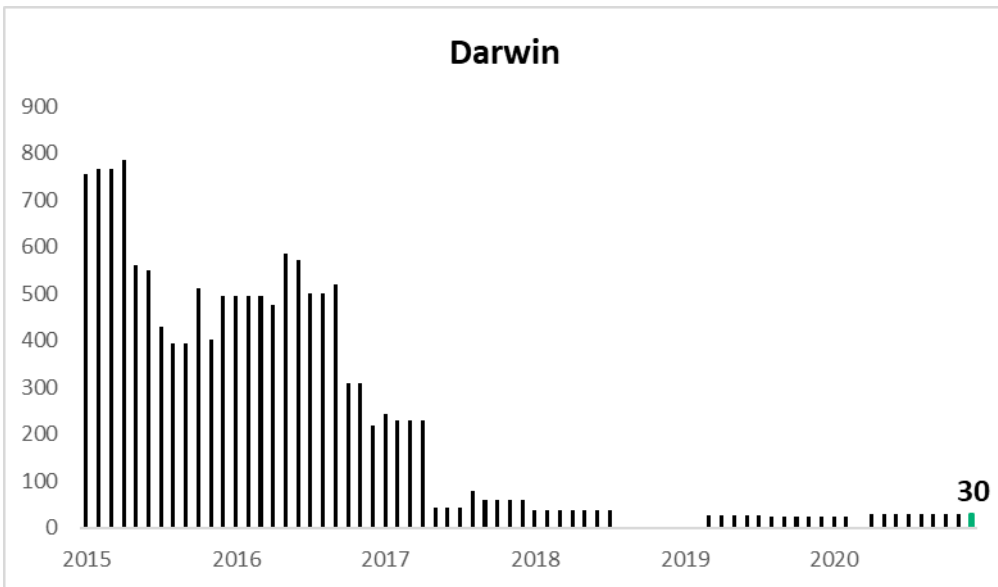
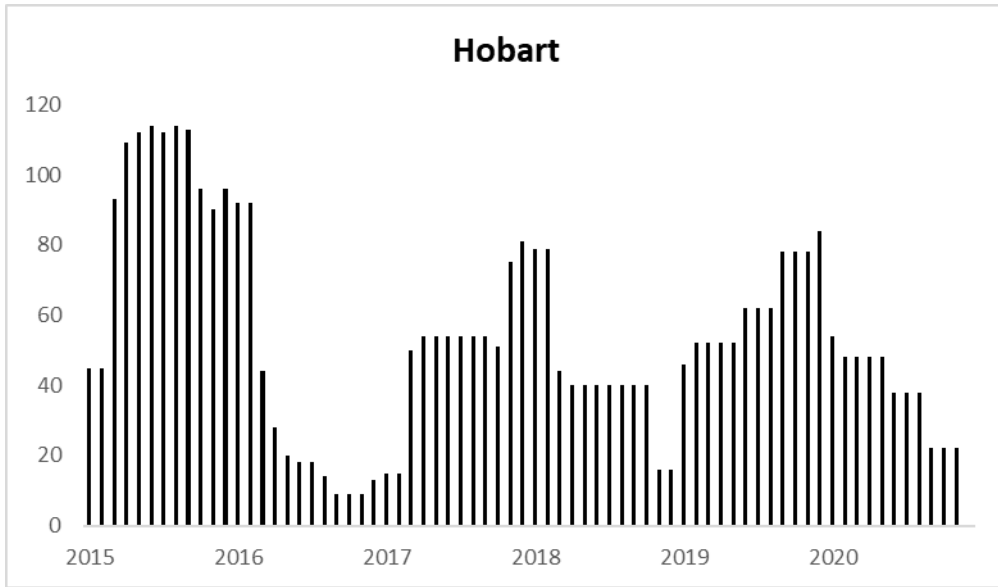
New Unit and Townhouse Building Approvals (ABS December 2020)

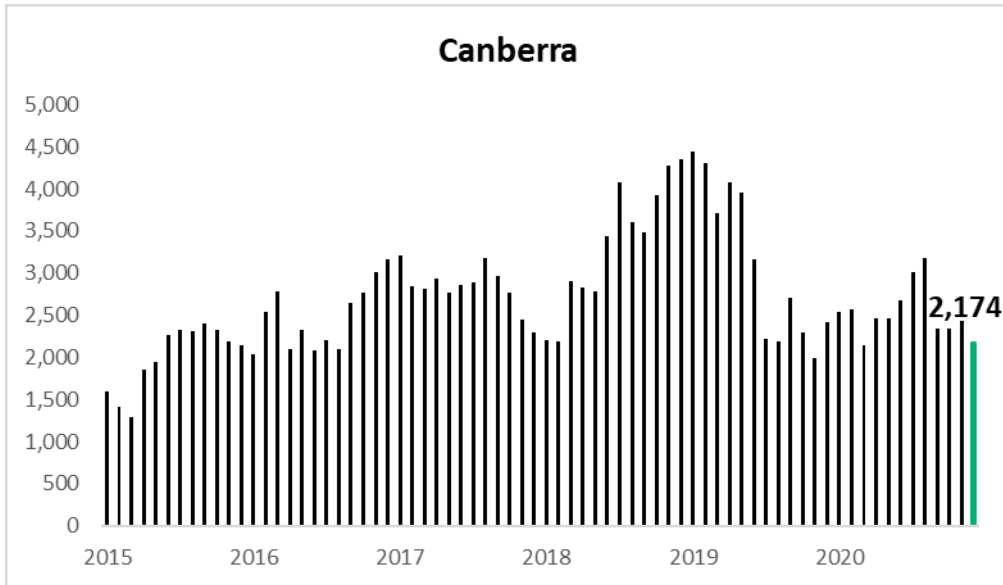
5-Year Series, ABS Building Approvals, Private Sector UNITS - Rolling Monthly Annual



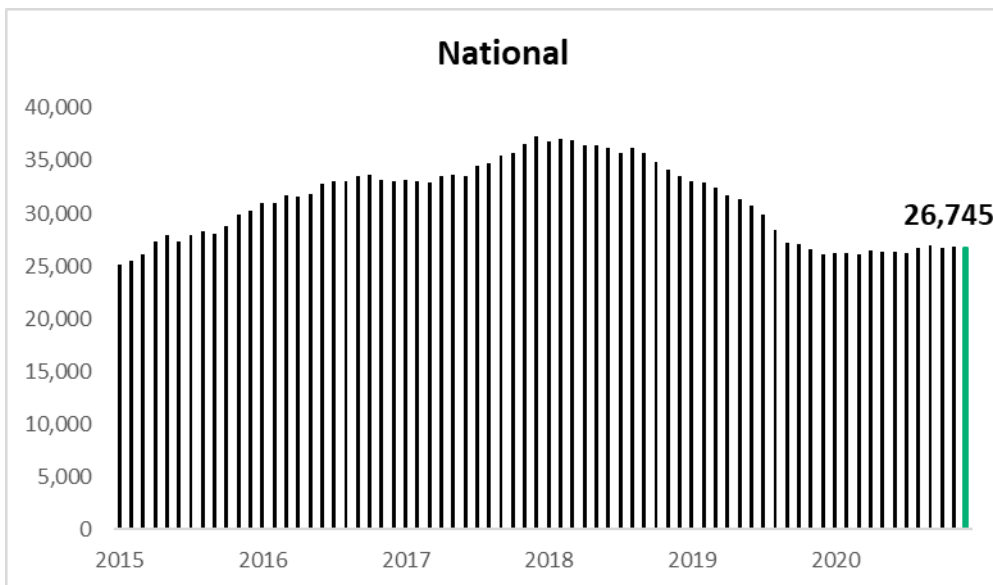


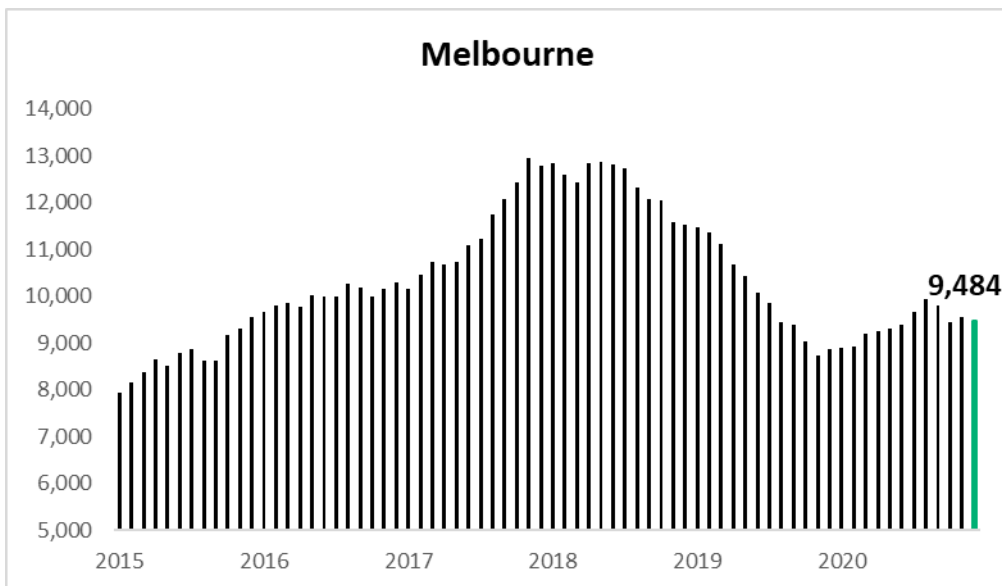
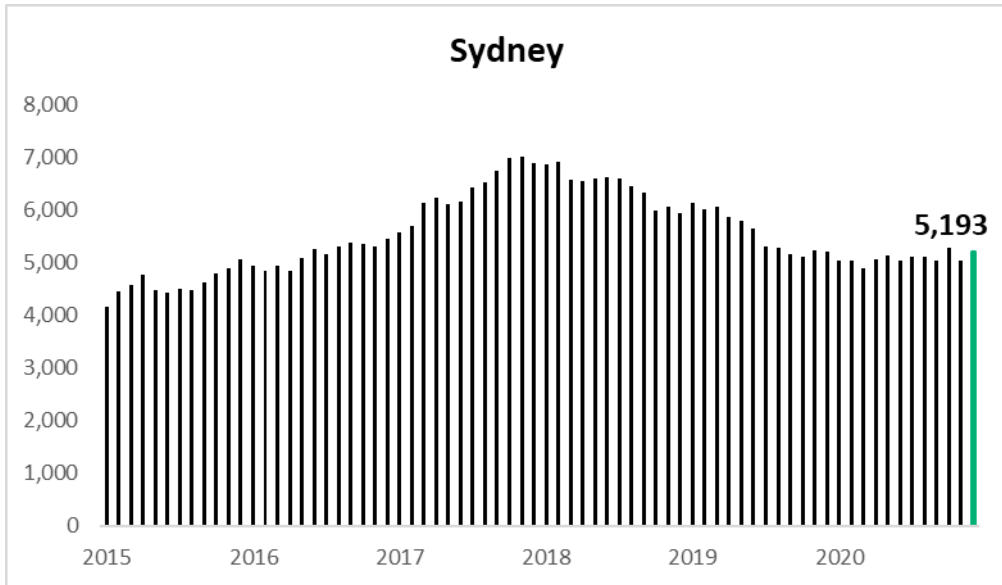


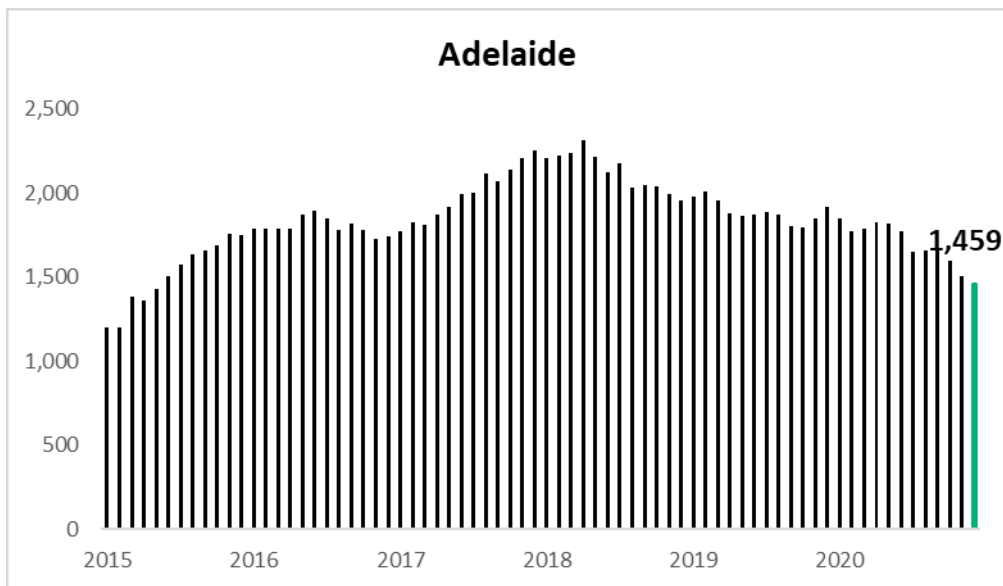
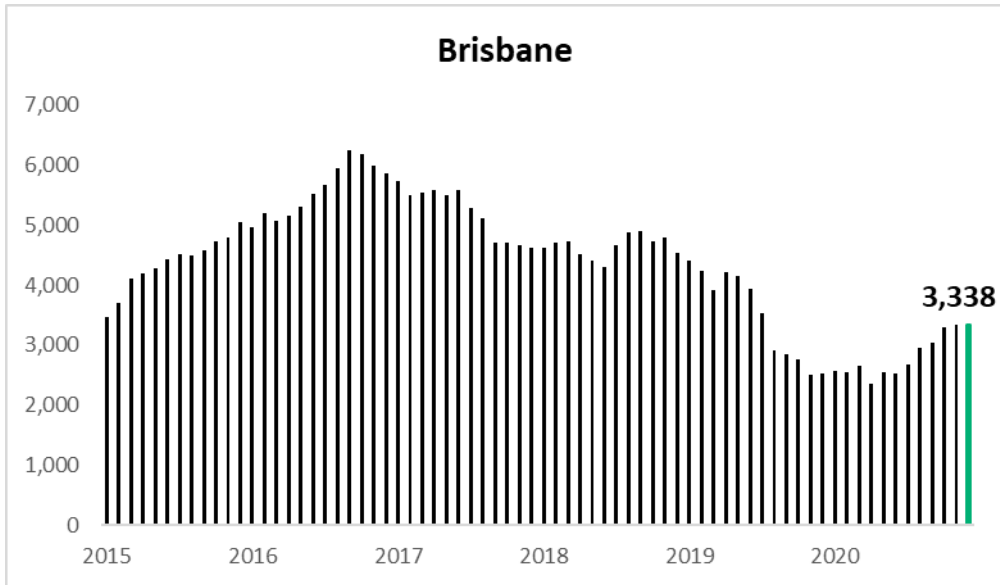


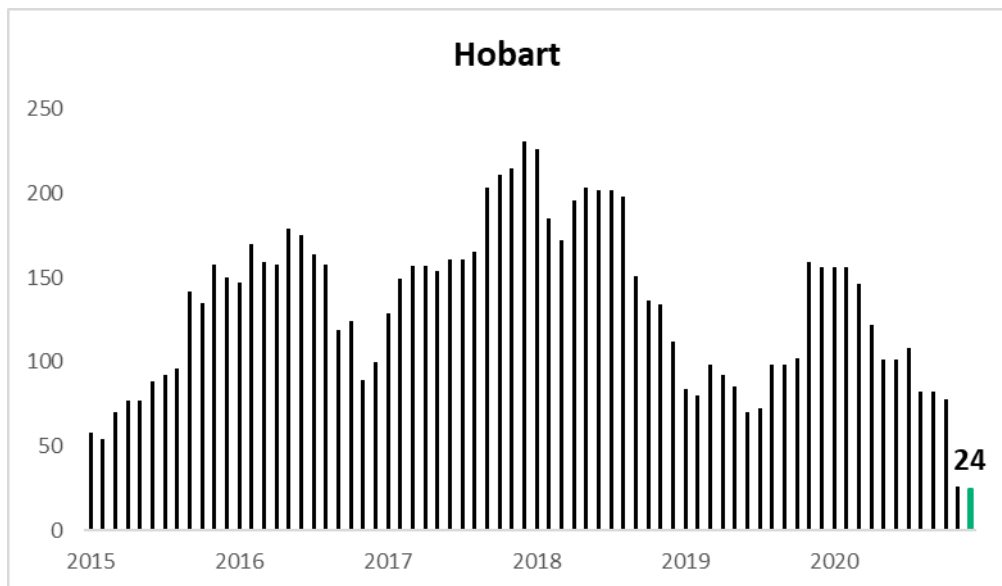
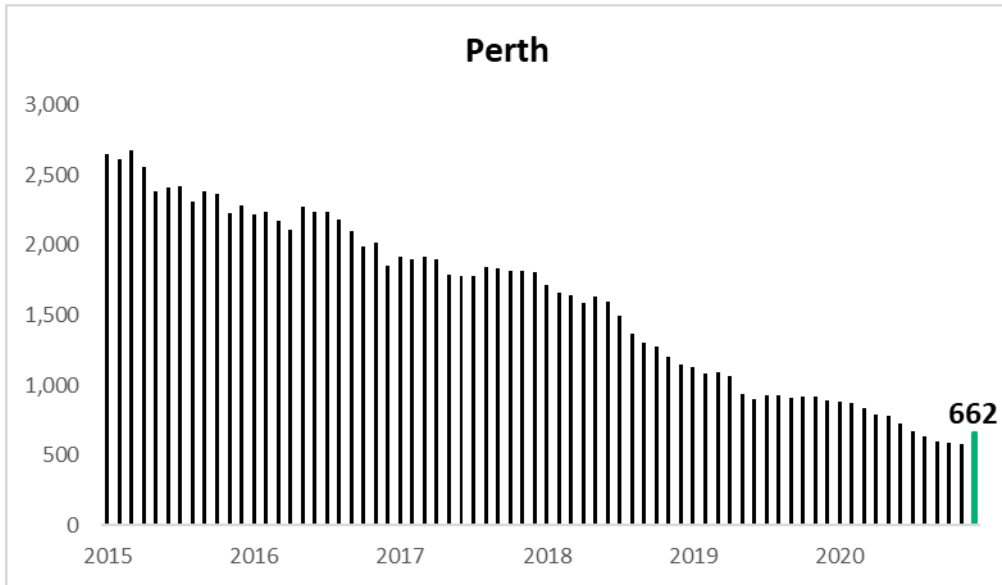


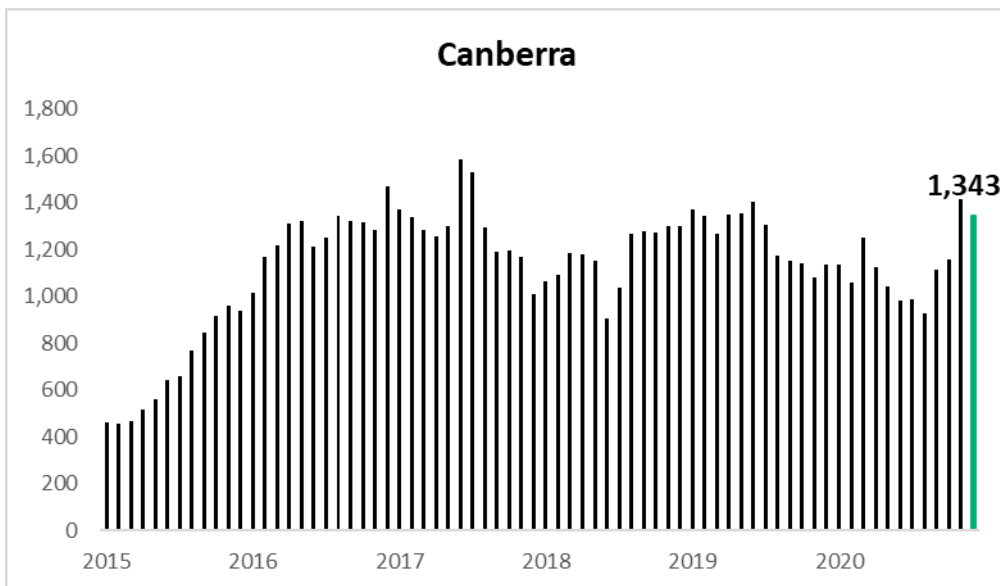
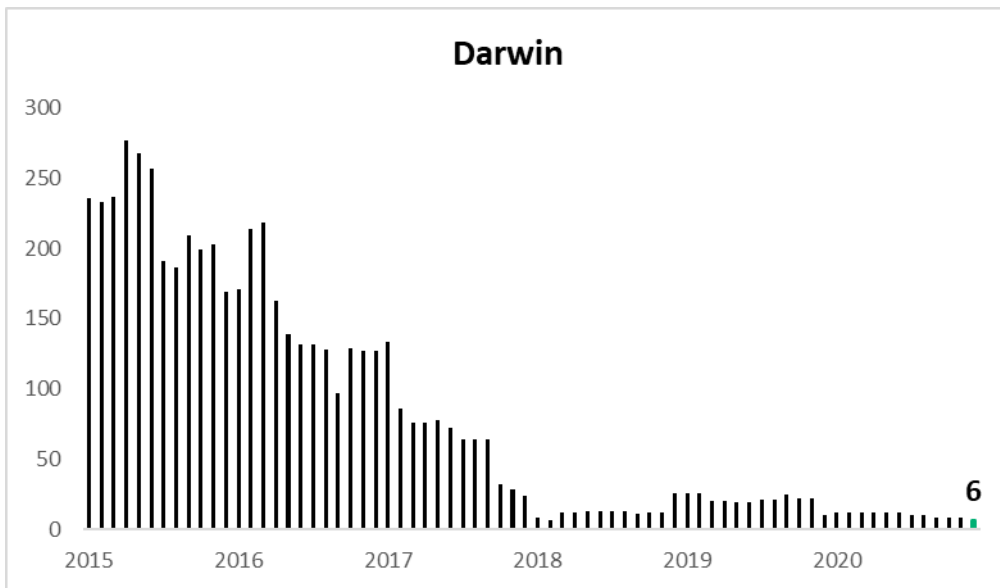
5-Year Series, ABS Building Approvals, Private Sector TOWNHOUSES - Rolling Monthly Annual













Latest Data Tables

Local Government Areas, ABS UNIT Building Approvals – Top Ten December 2020

NATIONAL

Full Year	Approvals	Cost per Unit
Melbourne	3,694	\$387,864
Brisbane	2,553	\$346,690
Canberra	2,174	\$282,403
Yarra	1,448	\$425,141
Blacktown	1,438	\$250,916
Dubbo Regional	1,391	\$274,698
Gold Coast	1,327	\$457,150
Georges River	1,283	\$335,528
Sydney	1,264	\$565,193
Port Phillip	1,212	\$347,934

This Year So Far

	Approvals	Cost per Unit
Melbourne	3,694	\$387,864
Brisbane	2,553	\$346,690
Canberra	2,174	\$282,403
Yarra	1,448	\$425,141
Blacktown	1,438	\$250,916
Dubbo Regional	1,391	\$274,698
Gold Coast	1,327	\$457,150
Georges River	1,283	\$335,528
Sydney	1,264	\$565,193
Port Phillip	1,212	\$347,934

Quarter

	Approvals	Cost per Unit
Sydney	915	\$615,605
Brisbane	759	\$323,229
Gold Coast	698	\$501,562
Dubbo Regional	669	\$235,771
Blacktown	662	\$253,012
Glen Eira	492	\$443,690
Canberra	407	\$263,599
The Hills Shire	375	\$317,948
Ryde	317	\$361,401
Liverpool	307	\$293,160

Month

	Approvals	Cost per Unit
Dubbo Regional	530	\$235,849
Gold Coast	488	\$582,582
Brisbane	369	\$315,064
Canberra	259	\$262,358
Penrith	173	\$290,751
Maribyrnong	131	\$298,092
Melville	122	\$396,919



Sydney	101	\$792,079
Blacktown	95	\$244,905
Georges River	93	\$340,244

NSW

Full Year	Approvals	Cost per Unit
Blacktown	1,438	\$250,916
Dubbo Regional	1,391	\$274,698
Georges River	1,283	\$335,528
Sydney	1,264	\$565,193
Parramatta	966	\$329,473
Inner West	945	\$310,296
Canterbury-Bankstown	727	\$365,130
Ryde	619	\$339,846
Liverpool	591	\$285,356
The Hills Shire	556	\$327,113

This Year So Far	Approvals	Cost per Unit
Blacktown	1,438	\$250,916
Dubbo Regional	1,391	\$274,698
Georges River	1,283	\$335,528
Sydney	1,264	\$565,193
Parramatta	966	\$329,473
Inner West	945	\$310,296
Canterbury-Bankstown	727	\$365,130
Ryde	619	\$339,846
Liverpool	591	\$285,356
The Hills Shire	556	\$327,113

Quarter	Approvals	Cost per Unit
Sydney	915	\$615,605
Dubbo Regional	669	\$235,771
Blacktown	662	\$253,012
The Hills Shire	375	\$317,948
Ryde	317	\$361,401
Liverpool	307	\$293,160
Georges River	206	\$397,625
Penrith	173	\$290,751
Lane Cove	133	\$330,218
Bayside	130	\$350,392

Month	Approvals	Cost per Unit
Dubbo Regional	530	\$235,849
Penrith	173	\$290,751
Sydney	101	\$792,079
Blacktown	95	\$244,905
Georges River	93	\$340,244
Northern Beaches	41	\$520,004
Sutherland Shire	32	\$929,616
Canterbury-Bankstown	12	\$208,333



Central Coast	3	\$293,333
VIC		
Full Year	Approvals	Cost per Unit
Melbourne	3,694	\$387,864
Yarra	1,448	\$425,141
Port Phillip	1,212	\$347,934
Glen Eira	784	\$450,551
Moreland	572	\$372,564
Boroondara	569	\$384,900
Whitehorse	448	\$323,982
Stonnington	415	\$718,557
Hobsons Bay	400	\$350,276
Banyule	366	\$360,530
This Year So Far	Approvals	Cost per Unit
Melbourne	3,694	\$387,864
Yarra	1,448	\$425,141
Port Phillip	1,212	\$347,934
Glen Eira	784	\$450,551
Moreland	572	\$372,564
Boroondara	569	\$384,900
Whitehorse	448	\$323,982
Stonnington	415	\$718,557
Hobsons Bay	400	\$350,276
Banyule	366	\$360,530
Quarter	Approvals	Cost per Unit
Glen Eira	492	\$443,690
Stonnington	205	\$690,775
Port Phillip	170	\$403,176
Maribyrnong	131	\$298,092
Melbourne	130	\$810,729
Yarra	116	\$978,448
Bayside	61	\$646,307
Hobsons Bay	50	\$342,211
Darebin	49	\$347,405
Greater Geelong	40	\$421,270
Month	Approvals	Cost per Unit
Maribyrnong	131	\$298,092
Melbourne	61	\$580,242
Bayside	27	\$606,411
Glen Eira	24	\$407,738
Boroondara	16	\$838,750
Manningham	16	\$746,531
Hobsons Bay	15	\$357,036
Moonee Valley	14	\$257,757
Stonnington	12	\$449,167

QLD		
Full Year	Approvals	Cost per Unit



Brisbane	2,553	\$346,690
Gold Coast	1,327	\$457,150
Sunshine Coast	673	\$473,175
Moreton Bay	215	\$313,298
Redland	90	\$292,844
Logan	79	\$253,165
Noosa	43	\$558,441
Cairns	10	\$803,053
Rockhampton	6	\$151,667
Townsville	5	\$163,636
This Year So Far	Approvals	Cost per Unit
Brisbane	2,553	\$346,690
Gold Coast	1,327	\$457,150
Sunshine Coast	673	\$473,175
Moreton Bay	215	\$313,298
Redland	90	\$292,844
Logan	79	\$253,165
Noosa	43	\$558,441
Cairns	10	\$803,053
Rockhampton	6	\$151,667
Townsville	5	\$163,636
Quarter	Approvals	Cost per Unit
Brisbane	759	\$323,229
Gold Coast	698	\$501,562
Sunshine Coast	202	\$772,057
Logan	59	\$254,237
Cairns	10	\$803,053
Moreton Bay	9	\$344,444
Month	Approvals	Cost per Unit
Gold Coast	488	\$582,582
Brisbane	369	\$315,064
Logan	59	\$254,237
SA		
Full Year	Approvals	Cost per Unit
Charles Sturt	270	\$272,256
Adelaide	208	\$558,288
Norwood Payneham St Peters	62	\$438,710
Unley	59	\$338,983
Campbelltown	44	\$378,295
Gawler	30	\$175,333
Port Adelaide Enfield	30	\$203,776
Onkaparinga	26	\$218,462
West Torrens	22	\$295,455
Prospect	20	\$500,000
This Year So Far	Approvals	Cost per Unit
Charles Sturt	270	\$272,256



Adelaide	208	\$558,288
Norwood Payneham St Peters	62	\$438,710
Unley	59	\$338,983
Campbelltown	44	\$378,295
Gawler	30	\$175,333
Port Adelaide Enfield	30	\$203,776
Onkaparinga	26	\$218,462
West Torrens	22	\$295,455
Prospect	20	\$500,000

Quarter	Approvals	Cost per Unit
Norwood Payneham St Peters	62	\$438,710
Adelaide	60	\$666,667
Charles Sturt	52	\$273,635
Onkaparinga	20	\$225,000
Campbelltown	11	\$181,818

Month	Approvals	Cost per Unit
Norwood Payneham St Peters	53	\$471,698
Charles Sturt	10	\$247,900

WA

Full Year	Approvals	Cost per Unit
Subiaco	340	\$367,712
Perth	322	\$248,634
Stirling	304	\$302,530
Melville	227	\$392,132
Nedlands	157	\$374,131
Vincent	150	\$340,123
South Perth	126	\$285,046
Fremantle	123	\$273,447
Victoria Park	94	\$292,021
Cottesloe	77	\$441,558

This Year So Far	Approvals	Cost per Unit
Subiaco	340	\$367,712
Perth	322	\$248,634
Stirling	304	\$302,530
Melville	227	\$392,132
Nedlands	157	\$374,131
Vincent	150	\$340,123
South Perth	126	\$285,046
Fremantle	123	\$273,447
Victoria Park	94	\$292,021
Cottesloe	77	\$441,558

Quarter	Approvals	Cost per Unit
Subiaco	250	\$380,000
Nedlands	157	\$374,131
Melville	156	\$377,783
Stirling	58	\$327,586
Victoria Park	58	\$331,034



Vincent	26	\$422,615
South Perth	8	\$250,000
Month	Approvals	Cost per Unit
Melville	122	\$396,919
Victoria Park	58	\$331,034
NT		
Full Year	Approvals	Cost per Unit
Darwin	30	\$183,333
This Year So Far	Approvals	Cost per Unit
Darwin	30	\$183,333
ACT		
Full Year	Approvals	Cost per Unit
ACT	2,174	\$282,403
This Year So Far	Approvals	Cost per Unit
ACT	2,174	\$282,403
Quarter	Approvals	Cost per Unit
ACT	407	\$251,806
Month	Approvals	Cost per Unit
ACT	259	\$262,358

Local Government Areas, ABS TOWNHOUSE Building Approvals – Top Ten December 2020

National		
Full Year	Approvals	Cost per Townhouse
Brisbane	1379	\$295,952
Canberra	1343	\$242,122
Moreton Bay	902	\$202,905
Blacktown	815	\$217,745
Logan	681	\$168,360
Canterbury-Bankstown	649	\$325,584
Moreland	605	\$273,457
Gold Coast	594	\$260,377
Darebin	572	\$276,054
Monash	547	\$379,487
This Year So Far	Approvals	Cost per Townhouse
Brisbane	1379	\$295,952
Canberra	1343	\$242,122
Moreton Bay	902	\$202,905
Blacktown	815	\$217,745
Logan	681	\$168,360



Canterbury-Bankstown	649	\$325,584
Moreland	605	\$273,457
Gold Coast	594	\$260,377
Darebin	572	\$276,054
Monash	547	\$379,487

Quarter	Approvals	Cost per Townhouse
Canberra	456	\$222,187
Blacktown	423	\$210,001
Logan	194	\$168,888
Canterbury-Bankstown	184	\$326,764
Moreton Bay	180	\$218,609
Brisbane	159	\$290,972
Darebin	142	\$276,712
Whittlesea	140	\$217,496
Ipswich	137	\$230,765
Sutherland Shire	130	\$393,051

Month	Approvals	Cost per Townhouse
Logan	112	\$171,636
Blacktown	78	\$245,585
Wyndham	70	\$213,297
Canterbury-Bankstown	68	\$322,536
Whittlesea	61	\$211,082
Canberra	59	\$205,949
Stirling	49	\$218,579
Hobsons Bay	47	\$331,836
Moonee Valley	45	\$518,914
Sutherland Shire	43	\$424,289

NSW		
Full Year	Approvals	Cost per Townhouse
Blacktown	815	\$217,745
Canterbury-Bankstown	649	\$325,584
Sutherland Shire	479	\$410,109
Wollongong	440	\$272,019
Parramatta	349	\$349,464
Shellharbour	332	\$280,076
Newcastle	326	\$249,129
Dubbo Regional	283	\$354,269
Camden	266	\$262,636
Maitland	259	\$238,775

This Year So Far	Approvals	Cost per Townhouse
Blacktown	815	\$217,745
Canterbury-Bankstown	649	\$325,584
Sutherland Shire	479	\$410,109
Wollongong	440	\$272,019
Parramatta	349	\$349,464
Shellharbour	332	\$280,076



Newcastle	326	\$249,129
Dubbo Regional	283	\$354,269
Camden	266	\$262,636
Maitland	259	\$238,775

Quarter	Approvals	Cost per Townhouse
Blacktown	423	\$210,001
Canterbury-Bankstown	184	\$326,764
Sutherland Shire	130	\$393,051
Shellharbour	96	\$265,565
Newcastle	95	\$232,674
Lake Macquarie	94	\$244,473
Liverpool	89	\$278,847
Maitland	83	\$246,425
Dubbo Regional	77	\$364,756
Parramatta	70	\$364,964

Month	Approvals	Cost per Townhouse
Blacktown	78	\$245,585
Canterbury-Bankstown	68	\$322,536
Sutherland Shire	43	\$424,289
Shellharbour	42	\$265,355
Dubbo Regional	38	\$398,348
Newcastle	38	\$256,790
Liverpool	37	\$285,490
Parramatta	24	\$376,404
Camden	20	\$224,449
Lake Macquarie	20	\$263,638

VIC

Full Year	Approvals	Cost per Townhouse
Moreland	605	\$273,457
Darebin	572	\$276,054
Monash	547	\$379,487
Whitehorse	498	\$392,710
Whittlesea	438	\$216,521
Moonee Valley	436	\$420,769
Casey	433	\$252,241
Knox	431	\$289,079
Brimbank	382	\$263,505
Greater Geelong	373	\$284,140

This Year So Far	Approvals	Cost per Townhouse
Moreland	605	\$273,457
Darebin	572	\$276,054
Monash	547	\$379,487
Whitehorse	498	\$392,710
Whittlesea	438	\$216,521
Moonee Valley	436	\$420,769
Casey	433	\$252,241
Knox	431	\$289,079



Brimbank	382	\$263,505
Greater Geelong	373	\$284,140
Quarter	Approvals	Cost per Townhouse
Darebin	142	\$276,712
Whittlesea	140	\$217,496
Knox	126	\$280,551
Wyndham	112	\$228,379
Whitehorse	106	\$391,714
Hobsons Bay	102	\$356,019
Moonee Valley	99	\$468,122
Kingston	91	\$362,035
Monash	89	\$376,989
Moreland	85	\$296,178
Month	Approvals	Cost per Townhouse
Wyndham	70	\$213,297
Whittlesea	61	\$211,082
Hobsons Bay	47	\$331,836
Moonee Valley	45	\$518,914
Brimbank	36	\$265,640
Kingston	34	\$335,372
Moorabool	33	\$378,182
Yarra Ranges	33	\$281,515
Hume	31	\$254,903
Moreland	30	\$288,583
QLD		
Full Year	Approvals	Cost per Townhouse
Brisbane	1379	\$295,952
Moreton Bay	902	\$202,905
Logan	681	\$168,360
Gold Coast	594	\$260,377
Sunshine Coast	374	\$225,911
Ipswich	241	\$222,961
Redland	124	\$266,324
Toowoomba	112	\$196,542
Fraser Coast	42	\$446,344
Noosa	34	\$355,482
This Year So Far	Approvals	Cost per Townhouse
Brisbane	1379	\$295,952
Moreton Bay	902	\$202,905
Logan	681	\$168,360
Gold Coast	594	\$260,377
Sunshine Coast	374	\$225,911
Ipswich	241	\$222,961
Redland	124	\$266,324
Toowoomba	112	\$196,542
Fraser Coast	42	\$446,344
Noosa	34	\$355,482



Quarter	Approvals	Cost per Townhouse
Logan	194	\$168,888
Moreton Bay	180	\$218,609
Brisbane	159	\$290,972
Ipswich	137	\$230,765
Sunshine Coast	119	\$219,190
Gold Coast	110	\$288,591
Redland	63	\$284,021
Toowoomba	21	\$184,547
Noosa	5	\$211,600
Fraser Coast	4	\$236,070

Month	Approvals	Cost per Townhouse
Logan	112	\$171,636
Sunshine Coast	34	\$231,067
Gold Coast	28	\$315,369
Brisbane	16	\$341,080
Toowoomba	15	\$183,749
Ipswich	12	\$160,315
Moreton Bay	10	\$143,500
Redland	3	\$237,776
Mackay	2	\$248,631

SA

Full Year	Approvals	Cost per Townhouse
Campbelltown	348	\$225,652
Charles Sturt	242	\$239,926
West Torrens	196	\$241,952
Port Adelaide Enfield	131	\$212,671
Marion	111	\$204,196
Norwood Payneham St Peters	68	\$446,324
Tea Tree Gully	66	\$192,470
Prospect	61	\$261,410
Salisbury	48	\$200,000
Burnside	36	\$390,278

This Year So Far	Approvals	Cost per Townhouse
Campbelltown	348	\$225,652
Charles Sturt	242	\$239,926
West Torrens	196	\$241,952
Port Adelaide Enfield	131	\$212,671
Marion	111	\$204,196
Norwood Payneham St Peters	68	\$446,324
Tea Tree Gully	66	\$192,470
Prospect	61	\$261,410
Salisbury	48	\$200,000
Burnside	36	\$390,278

Quarter	Approvals	Cost per Townhouse
Campbelltown	58	\$226,666



West Torrens	55	\$227,636
Charles Sturt	47	\$307,881
Marion	40	\$195,150
Port Adelaide Enfield	34	\$217,808
Norwood Payneham St Peters	30	\$556,667
Prospect	30	\$261,533
Tea Tree Gully	20	\$177,500
Onkaparinga	15	\$191,755
Salisbury	9	\$166,667

Month	Approvals	Cost per Townhouse
Norwood Payneham St Peters	30	\$556,667
West Torrens	29	\$227,931
Marion	24	\$177,073
Prospect	22	\$272,727
Campbelltown	13	\$232,614
Onkaparinga	6	\$165,000
Port Adelaide Enfield	6	\$188,333

WA

Full Year	Approvals	Cost per Townhouse
Stirling	154	\$215,919
Joondalup	81	\$212,484
Cockburn	70	\$218,639
Canning	56	\$253,424
Nedlands	35	\$494,669
Gosnells	33	\$225,536
Melville	31	\$336,518
Bayswater	30	\$211,188
Dardanup	28	\$237,632
Wanneroo	28	\$233,738

This Year So Far	Approvals	Cost per Townhouse
Stirling	154	\$215,919
Joondalup	81	\$212,484
Cockburn	70	\$218,639
Canning	56	\$253,424
Nedlands	35	\$494,669
Gosnells	33	\$225,536
Melville	31	\$336,518
Bayswater	30	\$211,188
Dardanup	28	\$237,632
Wanneroo	28	\$233,738

Quarter	Approvals	Cost per Townhouse
Stirling	81	\$232,817
Joondalup	48	\$204,900
Dardanup	28	\$237,632
Nedlands	28	\$501,321
Bayswater	26	\$212,756
Wanneroo	20	\$248,424



Gosnells	14	\$243,571
Cockburn	10	\$213,807
Victoria Park	8	\$230,000
Vincent	7	\$375,857

Month	Approvals	Cost per Townhouse
Stirling	49	\$218,579
Joondalup	33	\$210,056
Bayswater	11	\$225,355
Wanneroo	6	\$270,410
Cambridge	4	\$457,918
Murray	4	\$165,000
Victoria Park	4	\$275,000
Cockburn	3	\$158,333
Melville	3	\$181,947
South Perth	3	\$439,167

TAS		
Full Year	Approvals	Cost per Townhouse
Glenorchy	22	\$292,500
Devonport	11	\$300,000
Launceston	6	\$300,000
Burnie	5	\$203,000
Hobart	2	\$250,000

This Year So Far	Approvals	Cost per Townhouse
Glenorchy	22	\$292,500
Devonport	11	\$300,000
Launceston	6	\$300,000
Burnie	5	\$203,000
Hobart	2	\$250,000

Quarter	Approvals	Cost per Townhouse
Devonport	11	\$300,000
Glenorchy	5	\$275,000
Burnie	3	\$183,333
Hobart	2	\$250,000
Launceston	2	\$600,000

NT		
Full Year	Approvals	Cost per Townhouse
Alice Springs	6	\$357,246
Darwin	2	\$282,425

This Year So Far	Approvals	Cost per Townhouse
Alice Springs	6	\$357,246
Palmerston	4	\$244,500
Darwin	2	\$282,425

ACT		
Full Year	Approvals	Cost per Townhouse



ACT	1343	\$242,122
This Year So Far	Approvals	Cost per Townhouse
ACT	1343	\$242,122
Quarter	Approvals	Cost per Townhouse
ACT	456	\$222,187
Month	Approvals	Cost per Townhouse
ACT	59	\$205,949

Local Government Areas New UNITS Currently Listed for Sale – Top Ten



CURRENT NEW BUILD FOR SALE

NSW	Listed	Median Asking Price
Sydney	201	\$1,270,000
Ryde	150	\$809,500
Cumberland	143	\$595,000
The Hills Shire	132	\$690,000
Bayside	130	\$810,000
Parramatta	123	\$604,750
Blacktown	122	\$459,990
Liverpool	102	\$525,000
Sutherland Shire	93	\$859,000
Hornsby	55	\$774,500
VIC	Listed	Median Asking Price
Melbourne	357	\$712,260
Stonnington	243	\$1,180,000
Bayside	216	\$1,300,000
Darebin	130	\$643,750
Boroondara	122	\$1,350,000
Maribyrnong	117	\$544,000
Port Phillip	111	\$804,500
Glen Eira	101	\$690,000
Moreland	97	\$755,000
Whitehorse	84	\$599,950
QLD	Listed	Median Asking Price
Brisbane	647	\$638,435
Gold Coast	393	\$830,000
Sunshine Coast	148	\$650,000
Moreton Bay	51	\$579,000
Redland	26	\$665,000
Noosa	14	\$1,875,000
Toowoomba	13	\$344,000
Logan	7	\$337,000



Fraser Coast	6	\$329,500
Burdekin	5	\$335,000
SA	Listed	Median Asking Price
Adelaide	47	\$905,000
Charles Sturt	30	\$517,500
Unley	27	\$667,000
Norwood Payneham St Peters	22	\$950,000
West Torrens	15	\$540,000
Prospect	11	\$720,000
Burnside	8	\$570,000
Wattle Range	5	\$355,000
Adelaide Hills	3	
Port Adelaide Enfield	3	
WA	Listed	Median Asking Price
South Perth	123	\$705,000
South Perth	123	\$705,000
Belmont	95	\$405,000
Stirling	82	\$450,000
Melville	68	\$635,000
Victoria Park	65	\$532,750
Vincent	60	\$599,000
Stirling	82	\$450,000
Vincent	60	\$599,000
Belmont	95	\$405,000
TAS	Listed	Median Asking Price
Hobart	11	\$760,000
Launceston	4	\$449,000
West Tamar	3	\$394,500
Meander Valley	2	\$340,000
Sorell	2	\$417,500
Break O'Day	1	\$319,000
Brighton	1	\$360,000
Central Coast	1	\$379,000
Devonport	1	\$359,000
Latrobe	1	\$385,000
NT	Listed	Median Asking Price
Darwin	2	\$462,500
Alice Springs	1	\$364,000
ACT	Listed	Median Asking Price
ACT	73	\$739,990

Local Government Areas New TOWNHOUSES Currently Listed for Sale – Top Ten



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CURRENT NEW BUILD FOR SALE

NSW

	Listed	Median Asking Price
The Hills Shire	50	\$945,000
Ku-ring-gai	31	\$1,395,000
Lake Macquarie	31	\$570,000
Liverpool	22	\$767,500
Wollongong	21	\$569,000
Camden	20	\$729,900
Sutherland Shire	18	\$1,090,000
Wingecarribee	15	\$850,000
Hornsby	12	\$1,395,000
Newcastle	12	\$685,000

VIC

	Listed	Median Asking Price
Casey	168	\$480,500
Whittlesea	142	\$455,950
Wyndham	124	\$440,675
Hume	77	\$430,900
Boroondara	61	\$1,557,500
Manningham	56	\$1,065,000
Brimbank	53	\$657,990
Greater Dandenong	51	\$699,000
Darebin	49	\$727,500
Maribyrnong	49	\$785,000

QLD

	Listed	Median Asking Price
Brisbane	170	\$572,900
Gold Coast	143	\$578,000
Moreton Bay	47	\$429,000
Logan	29	\$392,500
Redland	16	\$549,000
Sunshine Coast	15	\$484,900
Toowoomba	11	\$409,000
Ipswich	8	\$399,900
Cairns	4	\$310,000
Livingstone	4	\$350,000

SA

	Listed	Median Asking Price
Port Adelaide Enfield	23	\$544,900
Campbelltown	13	\$497,000
Adelaide Hills	11	\$599,900
Mount Barker	9	\$364,450
West Torrens	9	\$495,000
Burnside	8	\$835,000
Wattle Range	8	\$479,900
Charles Sturt	7	\$439,000
Norwood Payneham St Peters	6	\$904,500
Salisbury	4	\$359,500

WA

	Listed	Median Asking Price
Stirling	27	\$729,000



Cockburn	24	\$469,000
Wanneroo	15	\$464,990
Swan	14	\$389,018
South Perth	11	\$913,000
Victoria Park	11	\$749,000
Cambridge	10	\$712,000
Canning	9	\$446,500
Ravensthorpe	9	\$520,000
Subiaco	8	\$859,000

TAS	Listed	Median Asking Price
Clarence	14	\$600,000
Kingborough	11	\$670,000
Launceston	1	\$650,000
Sorell	1	\$475,000
West Tamar	1	\$629,000

ACT	Listed	Median Asking Price
ACT	37	\$769,950

Local Government Areas UNITS Currently Listed for Rent – Top Ten



CURRENT FOR RENT

NSW	For Rent	Median Asking Rent
Sydney	1,416	\$580
Parramatta	871	\$390
Bayside	705	\$460
Inner West	693	\$441
Canterbury-Bankstown	643	\$370
North Sydney	497	\$540
Randwick	467	\$523
Cumberland	461	\$400
Ryde	393	\$430
Canada Bay	339	\$540

VIC	For Rent	Median Asking Rent
Melbourne	3,428	\$400
Stonnington	964	\$380
Glen Eira	661	\$390
Boroondara	622	\$390
Port Phillip	584	\$399
Moreland	465	\$365
Yarra	452	\$410
Whitehorse	376	\$350
Monash	354	\$395
Moonee Valley	308	\$360



QLD	For Rent	Median Asking Rent
Brisbane	3,645	\$425
Gold Coast	557	\$485
Cairns	254	\$350
Townsville	184	\$330
Sunshine Coast	138	\$450
Toowoomba	132	\$305
Mackay	101	\$300
Logan	93	\$280
Moreton Bay	89	\$320
Ipswich	63	\$255

SA	For Rent	Median Asking Rent
Adelaide	430	\$420
West Torrens	61	\$290
Charles Sturt	57	\$320
Unley	52	\$345
Salisbury	46	\$330
Norwood Payneham St Peters	44	\$330
Holdfast Bay	42	\$430
Port Adelaide Enfield	32	\$315
Mount Gambier	25	\$200
Campbelltown	24	\$333

WA	For Rent	Median Asking Rent
Perth	249	\$473
Vincent	196	\$450
Stirling	105	\$350
Victoria Park	62	\$380
South Perth	60	\$400
Subiaco	58	\$435
Bayswater	50	\$310
Cambridge	45	\$320
Belmont	43	\$378
Cockburn	42	\$363

TAS	For Rent	Median Asking Rent
Hobart	74	\$425
Launceston	58	\$350
Glenorchy	21	\$400
Clarence	11	\$450
Kingborough	9	\$410
Sorell	7	\$400
West Tamar	7	\$293
Devonport	5	\$220
Waratah/Wynyard	4	\$245
Derwent Valley	3	\$280

NT	For Rent	Median Asking Rent
Darwin	210	\$400
Alice Springs	45	\$350



Palmerston	27	\$350
Katherine	7	\$360
Litchfield	2	\$325
Barkly	1	\$284
ACT	For Rent	Median Asking Rent
ACT	173	\$480

Local Government Areas TOWNHOUSES Currently Listed for Rent – Top Ten



CURRENT FOR RENT

	For Rent	Median Asking Rent
NSW		
Parramatta	173	\$480
Canterbury-Bankstown	157	\$500
Cumberland	137	\$500
Blacktown	125	\$420
Sydney	113	\$750
Fairfield	95	\$400
Inner West	81	\$700
Ryde	80	\$520
Penrith	77	\$420
Bayside	72	\$580
VIC	For Rent	Median Asking Rent
Monash	353	\$550
Moreland	325	\$450
Darebin	196	\$460
Maribyrnong	160	\$470
Whitehorse	136	\$570
Hume	130	\$370
Moonee Valley	125	\$490
Glen Eira	121	\$605
Whittlesea	107	\$390
Brimbank	103	\$400
QLD	For Rent	Median Asking Rent
Brisbane	628	\$430
Logan	204	\$320
Moreton Bay	189	\$358
Gold Coast	175	\$475
Ipswich	122	\$310
Sunshine Coast	39	\$520
Townsville	29	\$310
Cairns	28	\$340
Gladstone	28	\$280
Redland	27	\$405



SA	For Rent	Median Asking Rent
Adelaide	61	\$515
Charles Sturt	23	\$440
Salisbury	15	\$390
Norwood Payneham St Peters	14	\$465
Port Adelaide Enfield	14	\$433
Unley	14	\$410
Marion	10	\$423
Campbelltown	8	\$460
Whyalla	7	\$180
Onkaparinga	7	\$390

WA	For Rent	Median Asking Rent
Stirling	136	\$413
South Perth	45	\$470
Meekatharra	45	\$430
Canning	43	\$380
Victoria Park	36	\$430
Bayswater	28	\$410
Belmont	22	\$450
Cockburn	20	\$380
Gosnells	17	\$328
Vincent	15	\$490

TAS	For Rent	Median Asking Rent
Hobart	16	\$563
Clarence	9	\$495
Launceston	8	\$400
Kingborough	4	\$465
Glenorchy	3	\$470
Waratah/Wynyard	2	\$310
Sorell	1	\$410
Brighton	1	\$400
West Tamar	1	\$450

NT	For Rent	Median Asking Rent
Darwin	22	\$455
Palmerston	6	\$455
Alice Springs	5	\$350
Katherine	2	\$370

ACT	For Rent	Median Asking Rent
ACT	118	\$578



Dr. Andrew Wilson

Dr Andrew Wilson is Chief Economist for My Housing Market. My Housing Market provides expert insights for home buyers, home sellers, tenants, landlords, investors, developers, builders, real estate agents, governments, media and all those seeking to find out what's really happening in their property markets.



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