

Property Market Indicator Summary

All data to week ending 17 November 2024



Just shy of 2,900 auctions held across the combined capital cities

There were 2,882 homes taken to auction across the combined capitals last week, the third busiest auction week of the year-to-date behind the week before Easter (3,519) and the week ending 27th October (3,135).

The combined capitals preliminary clearance rate slipped a little, coming in at 64.1% compared to 65.8% the week prior (revised down to 58.4% on final numbers). This was the third lowest preliminary clearance rate of the year-to-date.

1,317 auctions were held in Melbourne last week, down slightly from the week prior (1,330) and the fourth busiest week for auctions since the start of the spring selling season. So far, 64.9% of auctions have been reported as successful, down from a preliminary clearance rate of 66.5% over the previous week, which finalised lower at 59.0%.

1,108 homes went under the hammer in Sydney last week, marking the second busiest week for auctions

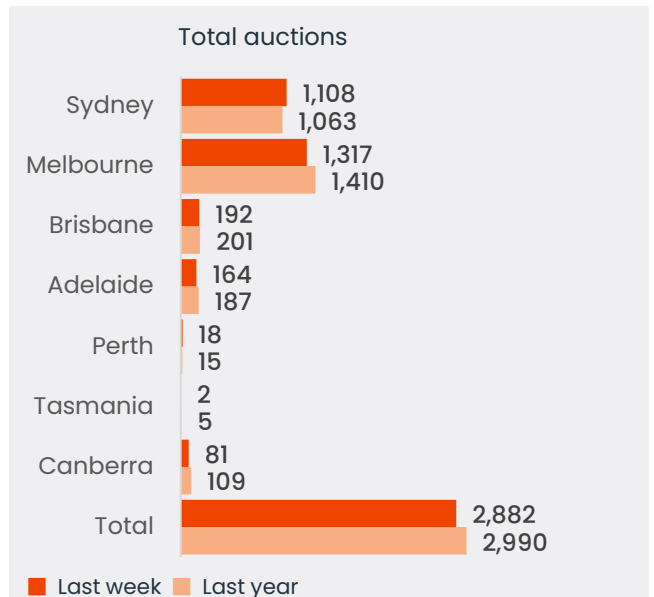
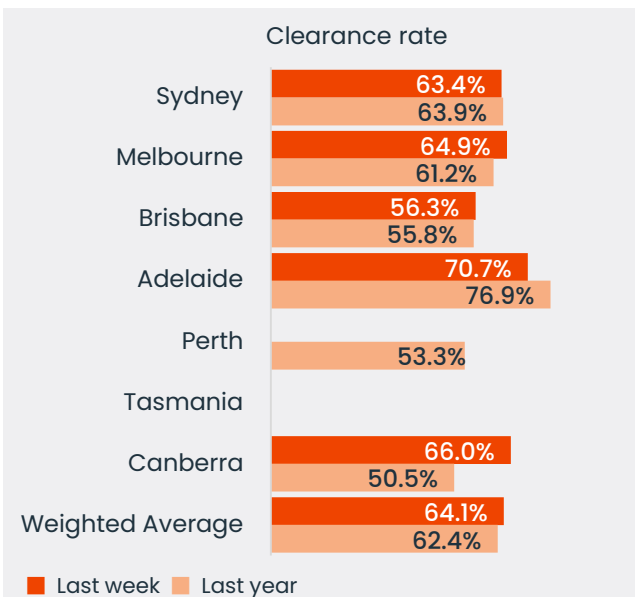
since the start of the spring selling season and only the third time this year that more than 1,100 auctions were held over the week. 63.4% of auctions have been reported as successful based on the early collection, the second lowest preliminary clearance rate so far this year (after the first week of October at 62.7%).

Across the smaller capitals, Brisbane held the most auctions, with 192 homes going under the hammer and 56.3% of results collected so far reporting as sold. Adelaide hosted 164 auctions, the city's fifth busiest week for auctions so far this spring, with 70.7% reporting a successful result so far. 81 auctions were held in the ACT, returning a 66.0% preliminary clearance rate.

Around 2,600 auctions are going to market this week, stepping up to approximately 2,700 the week after.

Capital City Auction Statistics (Preliminary)

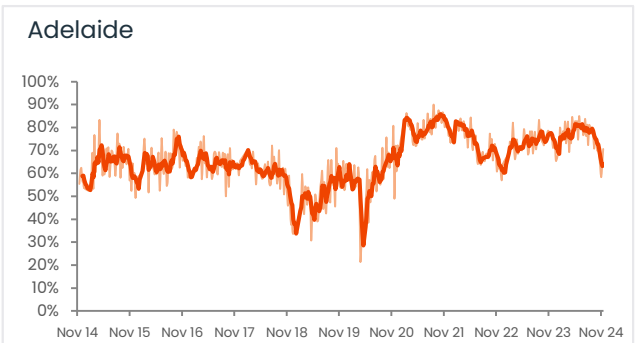
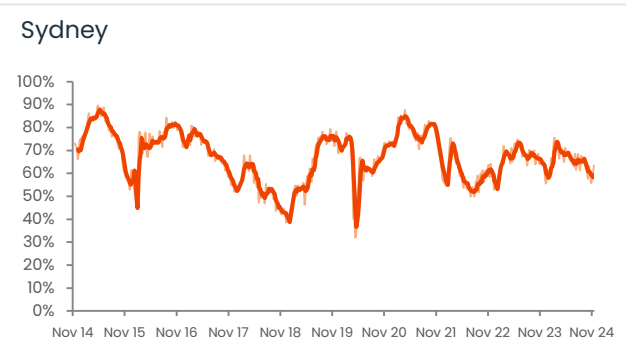
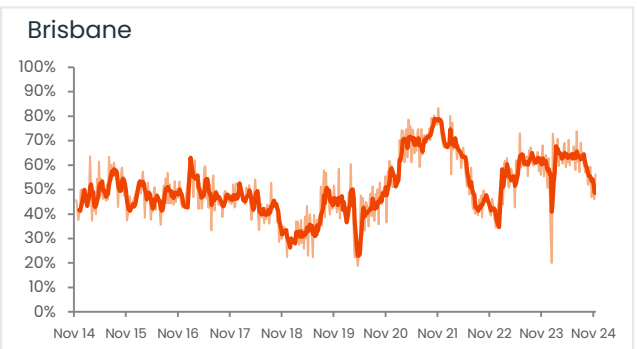
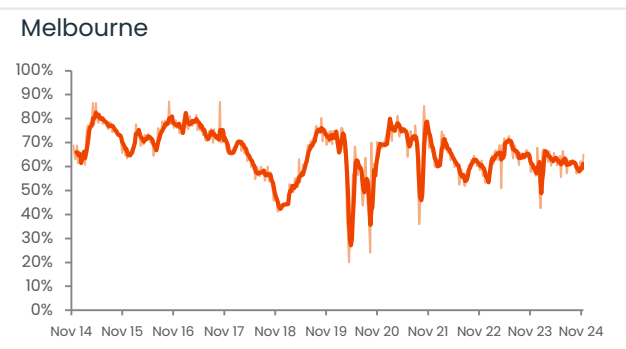
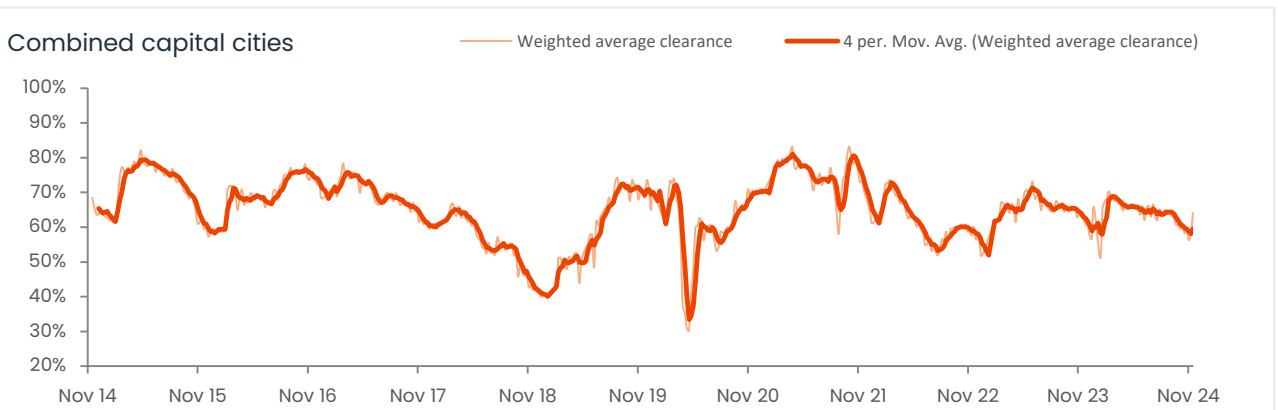
Please note: A minimum sample size of 10 results is required to report a clearance rate



Capital City Auction Statistics (Preliminary)

City	Clearance rate	Total auctions	CoreLogic auction results	Cleared auctions	Uncleared auctions
Sydney	63.4%	1,108	845	536	309
Melbourne	64.9%	1,317	927	602	325
Brisbane	56.3%	192	142	80	62
Adelaide	70.7%	164	92	65	27
Perth	n.a.	18	6	4	2
Tasmania	n.a.	2	1	0	1
Canberra	66.0%	81	50	33	17
Weighted Average	64.1%	2,882	2,063	1,320	743

Weekly clearance rates



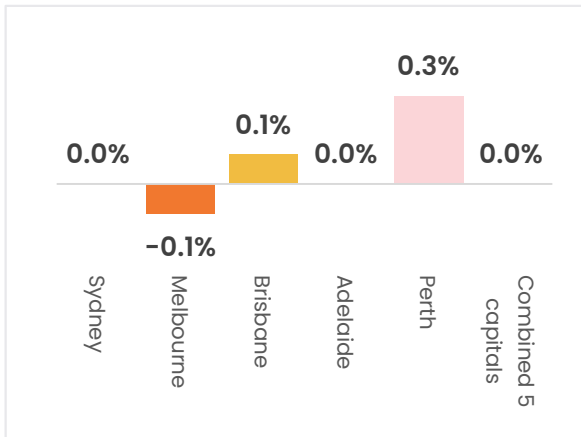
Sub-region auction statistics (Preliminary)

	Clearance rate	Total auctions	CoreLogic auction results	Cleared auctions	Uncleared auctions
Central Coast	45.2%	36	31	14	17
Baulkham Hills and Hawkesbury	48.0%	48	25	12	13
Blacktown	64.3%	55	28	18	10
City and Inner South	64.2%	96	81	52	29
Eastern Suburbs	55.3%	109	94	52	42
Inner South West	68.0%	128	103	70	33
Inner West	74.6%	93	67	50	17
North Sydney and Hornsby	67.0%	152	118	79	39
Northern Beaches	70.9%	92	86	61	25
Outer South West	n.a.	8	4	1	3
Outer West and Blue Mountains	46.7%	16	15	7	8
Parramatta	62.7%	92	59	37	22
Ryde	75.0%	65	44	33	11
South West	61.1%	69	54	33	21
Sutherland	50.0%	52	38	19	19
Melbourne sub-regions					
Inner	71.2%	217	153	109	44
Inner East	67.5%	157	120	81	39
Inner South	69.7%	215	142	99	43
North East	63.4%	166	112	71	41
North West	62.4%	133	109	68	41
Outer East	66.1%	86	56	37	19
South East	64.7%	132	85	55	30
West	54.4%	179	125	68	57
Mornington Peninsula	56.0%	32	25	14	11
Regional SA4					
Newcastle and Lake Macquarie	67.6%	41	37	25	12
Illawarra	60.9%	29	23	14	9
Gold Coast	47.2%	85	72	34	38
Sunshine Coast	54.6%	42	22	12	10
Geelong	46.2%	15	13	6	7

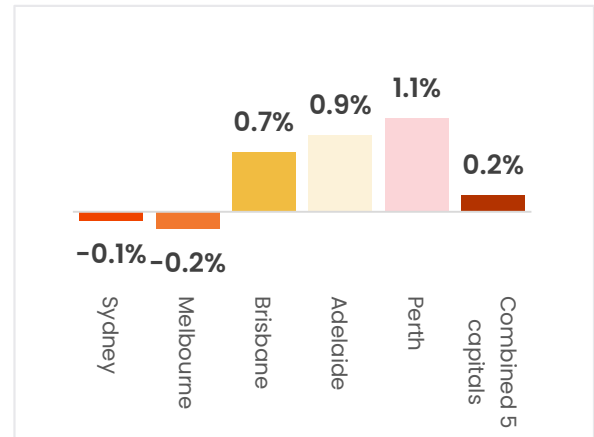
The above results are preliminary, with 'final' auction clearance rates published each Thursday. CoreLogic, on average, collects 99% of auction results each week. Clearance rates are calculated across properties that have been taken to auction over the past week.

Capital city home value changes

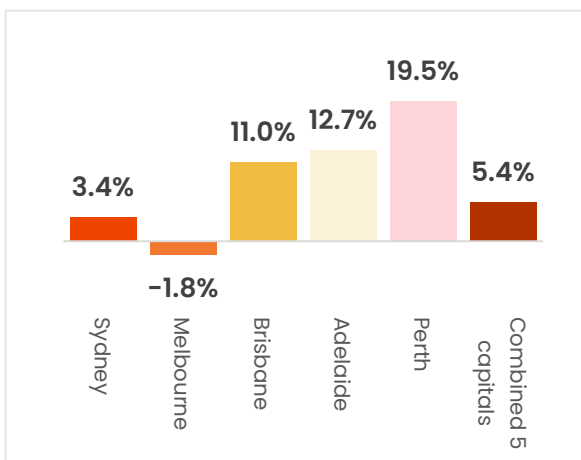
Weekly change



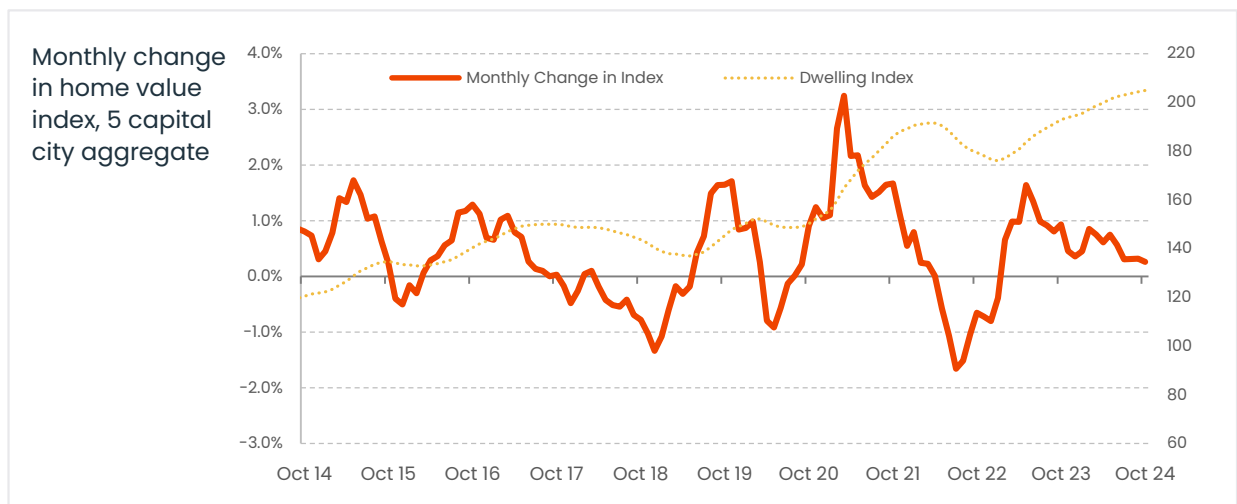
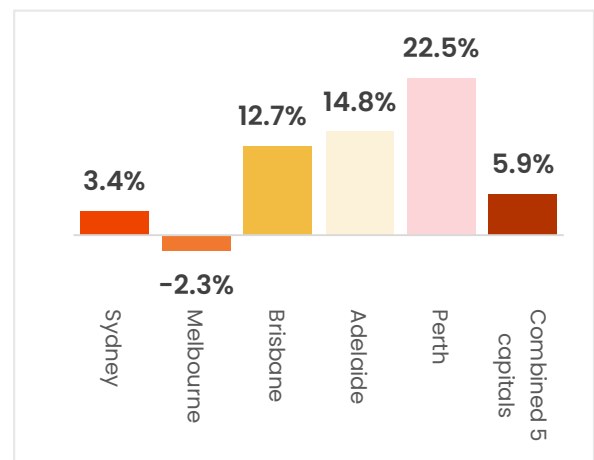
Monthly change



Year to date change



12 Month change



The monthly change is the change over the past 28 days.

Results are based on the CoreLogic Daily Home Value Index. Further information and daily updates on the index results are available from <http://www.corelogic.com.au/research/daily-indices.html>.

Capital city properties listed for sale – four week count

NEW LISTINGS ■ TOTAL LISTINGS ■

DARWIN

157
757

PERTH

4,692
11,601

HOBART

344
1,484

ADELAIDE

1,834
4,505

COMBINED
CAPITALS

28,960
93,271

BRISBANE

4,594
13,444

SYDNEY

7,635
26,322

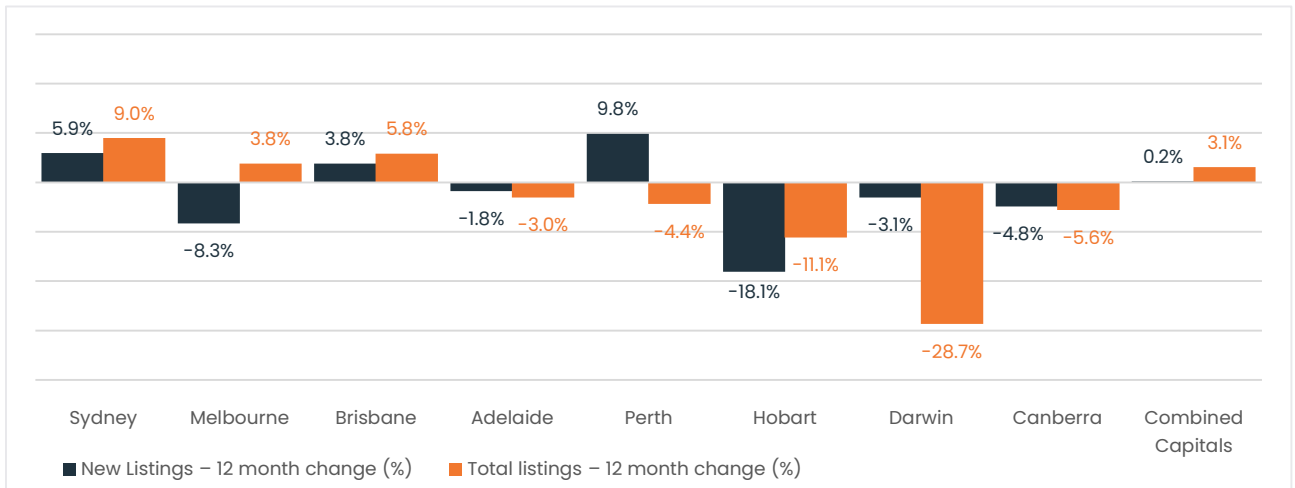
CANBERRA

648
2,295

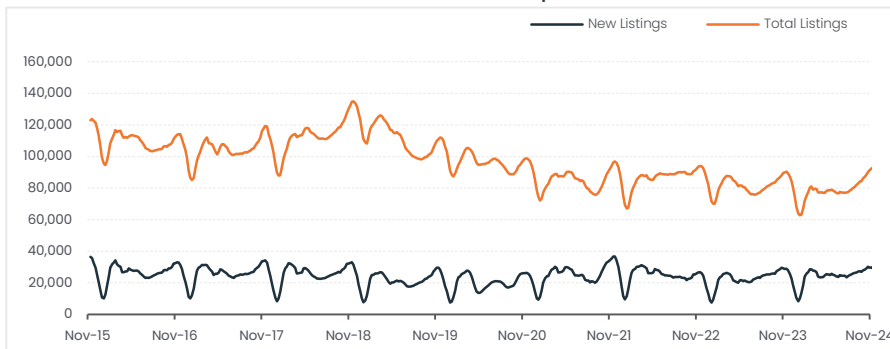
MELBOURNE

9,056
32,863

Listings 12 month change (%)



Number of homes for sale, combined capital cities



These results are calculated across properties that have been advertised for sale over the 28 days ending 17 November 2024. A new listing is one which has not been previously advertised for sale within 75 days, total listings include new listings and properties which have been previously advertised.

We are pleased to share our sales listings renewal project is now complete. While the project is now complete, we would ask that you please continue to be mindful when making comparisons with ACT data prior to December 2023. Thank you for your patience while we completed these important upgrades to our sale listing data.

Top two sales over the past week, states and territories

Australian Capital Territory



29 Learmonth Drive
Kambah
 🏠 5 🛋️ 3 🚗 3
\$1,813,000

Blackshaw Manuka



8 Mccubbin Street
Weston
 🏠 4 🛋️ 2 🚗 2
\$1,720,000

Hive Property

New South Wales



22 Kareela Road
Cremorne Point
 🏠 5 🛋️ 3 🚗 1
\$9,300,000

Ray White Lower North Shore Group



15 Warrawee Avenue
Warrawee
 🏠 4 🛋️ 4 🚗 2
\$8,200,000

Ray White Upper North Shore

Northern Territory



13 Dolphin Court
Parap
 🏠 3 🛋️ 2 🚗 3
\$865,000

For Sale By Owner Australia Pty. Ltd.



101 Carnoustie Circuit
Marrara
 🏠 4 🛋️ 2 🚗 2
\$800,000

Smith Real Estate NT

Queensland



1/19 Broadbeach Boulevard
Broadbeach
 🏠 4 🛋️ 3 🚗 3
\$5,200,000

COASTAL



5 Valencia Avenue
Surfers Paradise
 🏠 4 🛋️ 4 🚗 2
\$4,200,000

Ray White Prestige Gold Coast

South Australia



7 Alton Avenue
Magill
 🏠 4 🛋️ 3 🚗 2
\$1,626,000

Harris Real Estate Kent Town



6 Ebor Avenue
Mile End
 🏠 5 🛋️ 4 🚗 5
\$1,625,000

LJ Hooker Flinders Park

To access detailed analysis of some of these key indicators on a suburb level, please log into your CoreLogic Professional system or contact us on info@corelogic.com.au. Alternatively, ring **1300 734 318** to subscribe to Market Trends

Top two sales over the past week, states and territories

Tasmania



67 Riawena Road
Montagu Bay
 4 2 2
\$1,225,000

Petrusma Property Sandy Bay



3 Johanna Court
Trevallyn
 5 3 2
\$1,150,000

Sims For Property Launceston

Victoria



91 Merton Street
Albert Park
 4 3 1
\$4,440,000

Marshall White Port Phillip



22 Derby Street
Camberwell
 3 1 2
\$3,160,000

Heavyside

Western Australia



8 Abney Place
Trigg
 5 4 4
\$6,000,000

Realmark Coastal



13 Ada Street
Watermans Bay
 4 3 2
\$3,300,000

The Agency Perth

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