

Suburb Statistics Report

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Area Profile

The size of Twin Waters is approximately 4.6 square kilometres.

It has 66 parks covering nearly 15.7% of total area.

The population of Twin Waters in 2011 was 2,549 people.

By 2016 the population was 2,680 showing a population growth of 5.1% in the area during that time.

The predominant age group in Twin Waters is 60-69 years.

Households in Twin Waters are primarily childless couples and are likely to be repaying \$1800 - \$2399 per month on mortgage repayments.

In general, people in Twin Waters work in a professional occupation.

In 2011, 75.6% of the homes in Twin Waters were owner-occupied compared with 77.4% in 2016.

Currently the median sales price of houses in the area is \$835,000.

Median Sales Price

	Year 2014	Year 2015	Year 2016	Year 2017	Year 2018
Period	Median Price	Median Price	Median Price	Median Price	Median Price
January	\$632,500	\$690,000	\$722,500	\$740,000	\$790,000
February	\$646,500	\$670,000	\$725,000	\$730,000	\$792,500
March	\$660,000	\$700,000	\$725,000	\$732,500	\$795,000
April	\$667,500	\$668,000	\$722,500	\$740,000	\$797,500
May	\$667,500	\$685,000	\$725,000	\$735,000	\$833,750
June	\$662,500	\$705,000	\$737,500	\$740,000	\$832,500
July	\$675,000	\$700,000	\$737,500	\$742,000	\$835,000
August	\$675,000	\$705,000	\$730,000	\$747,500	n/a
September	\$666,250	\$710,000	\$737,500	\$755,000	n/a
October	\$655,000	\$710,000	\$740,000	\$765,000	n/a
November	\$655,000	\$725,000	\$732,500	\$772,500	n/a
December	\$669,000	\$720,000	\$740,000	\$780,000	n/a

Statistics are calculated over a rolling 12 month period

Median Sales Price



Statistics are calculated over a rolling 12 month period

Median Sales Price vs Number Sold



*Statistics are calculated over a rolling 12 month period

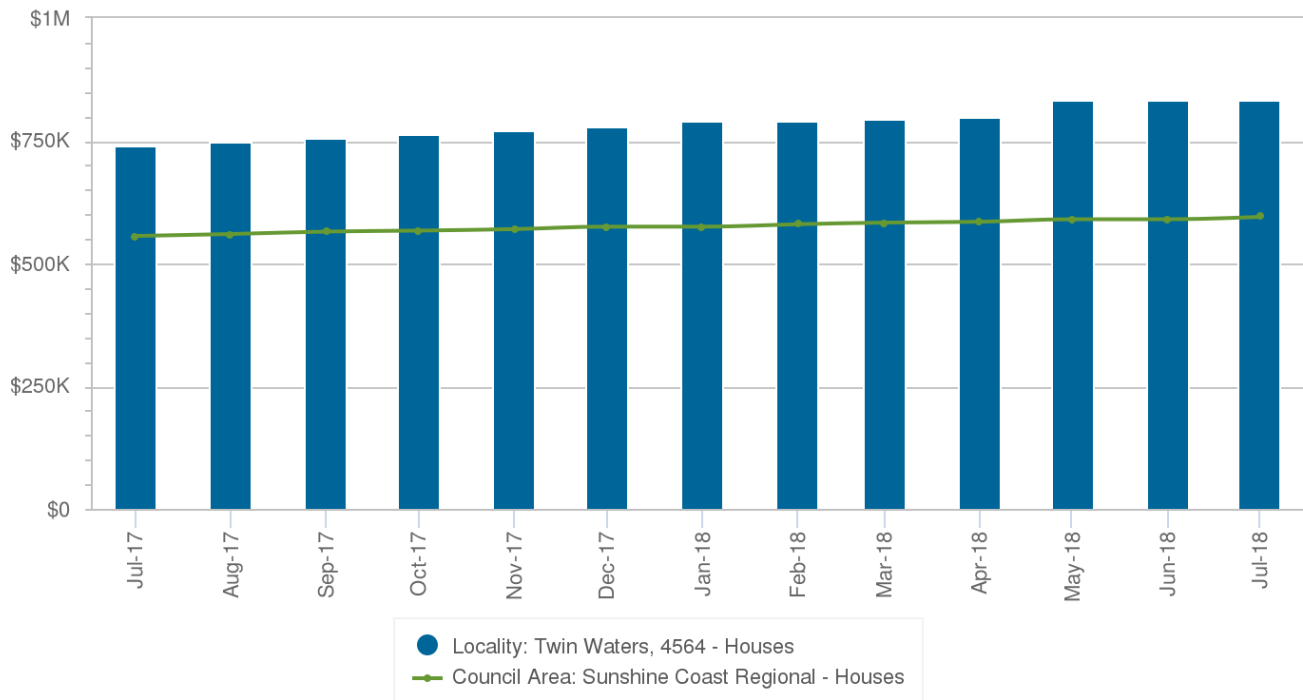
Recent Median Sale Prices

Recent Median Sale Prices (House)

Period	Twin Waters	Sunshine Coast Regional
	Median Price	Median Price
July 2018	\$835,000	\$595,000
June 2018	\$832,500	\$590,000
May 2018	\$833,750	\$590,000
April 2018	\$797,500	\$585,000
March 2018	\$795,000	\$583,250
February 2018	\$792,500	\$580,000
January 2018	\$790,000	\$575,000
December 2017	\$780,000	\$575,000
November 2017	\$772,500	\$570,000
October 2017	\$765,000	\$567,000
September 2017	\$755,000	\$565,000
August 2017	\$747,500	\$560,000

Statistics are calculated over a rolling 12 month period

Recent Median Sale Prices (House)



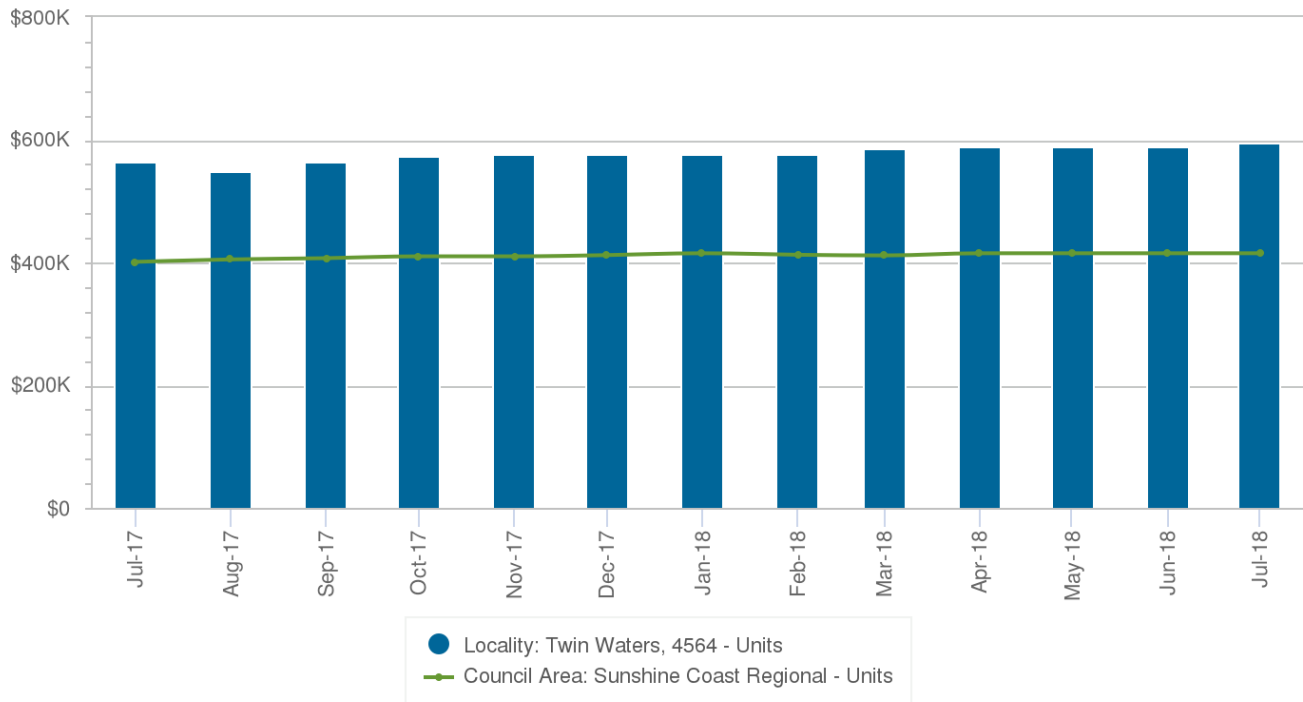
Statistics are calculated over a rolling 12 month period

Recent Median Sale Prices (Unit)

Period	Twin Waters Median Price	Sunshine Coast Regional Median Price
July 2018	\$595,000	\$415,000
June 2018	\$590,000	\$415,000
May 2018	\$590,000	\$415,000
April 2018	\$590,000	\$415,000
March 2018	\$585,000	\$411,450
February 2018	\$577,500	\$412,500
January 2018	\$577,500	\$415,000
December 2017	\$577,500	\$412,000
November 2017	\$577,500	\$410,000
October 2017	\$575,000	\$410,000
September 2017	\$565,000	\$407,000
August 2017	\$549,000	\$405,000

Statistics are calculated over a rolling 12 month period

Recent Median Sale Prices (Unit)



Statistics are calculated over a rolling 12 month period

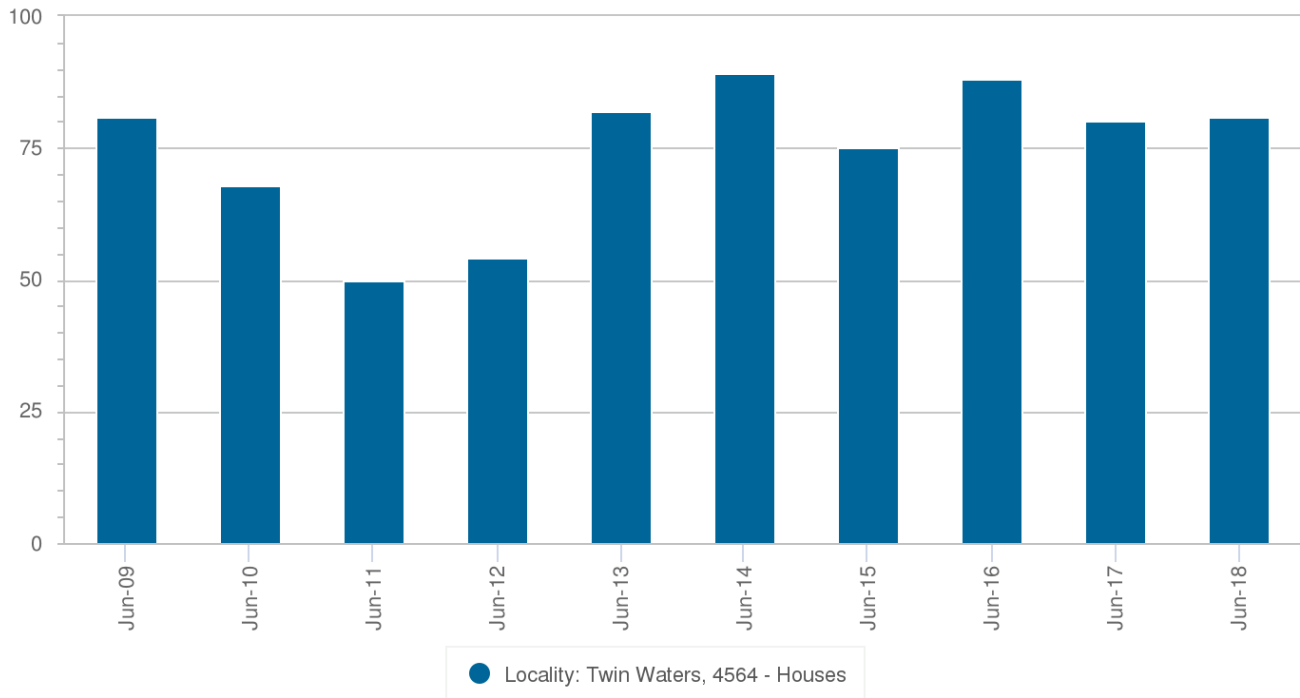
Sales Per Annum

Sales Per Annum (House)

Period Ending	Twin Waters Number
Jun 2018	81
Jun 2017	80
Jun 2016	88
Jun 2015	75
Jun 2014	89
Jun 2013	82
Jun 2012	54
Jun 2011	50
Jun 2010	68
Jun 2009	81

Statistics are calculated over a rolling 12 month period

Sales Per Annum (House)



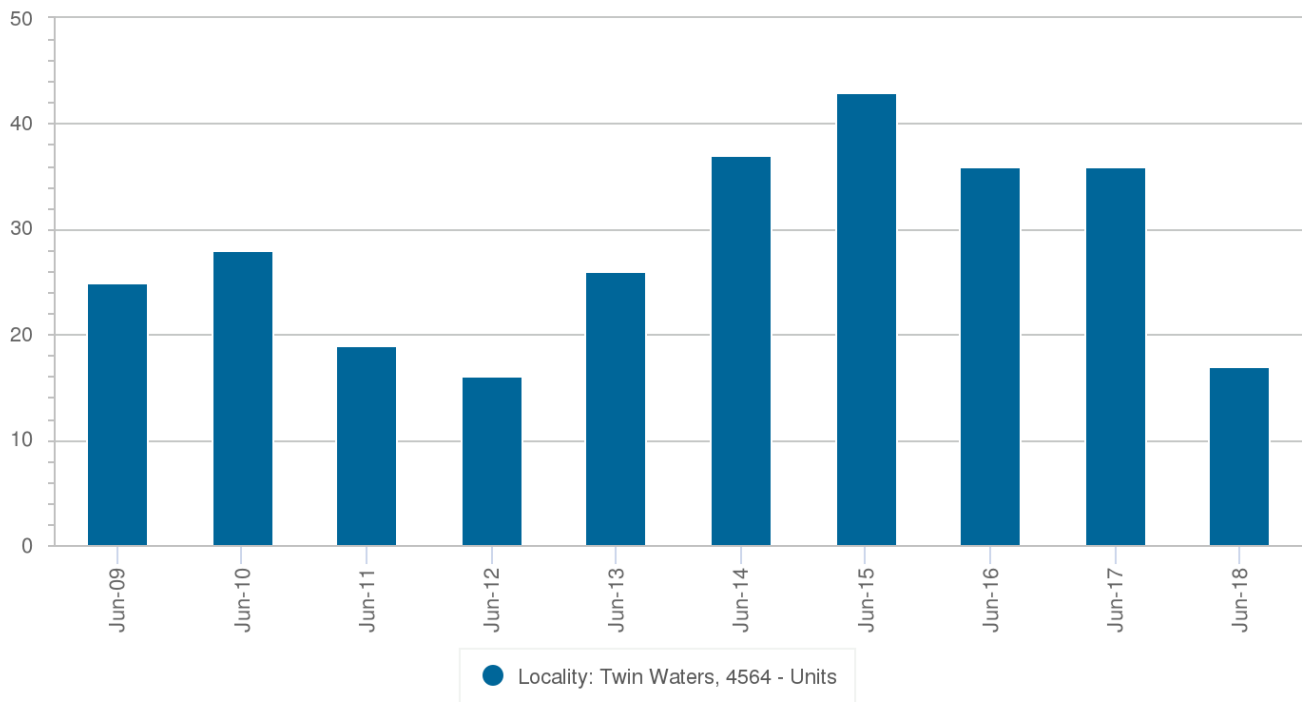
Statistics are calculated over a rolling 12 month period

Sales Per Annum (Unit)

Period Ending	Twin Waters Number
Jun 2018	17
Jun 2017	36
Jun 2016	36
Jun 2015	43
Jun 2014	37
Jun 2013	26
Jun 2012	16
Jun 2011	19
Jun 2010	28
Jun 2009	25

Statistics are calculated over a rolling 12 month period

Sales Per Annum (Unit)



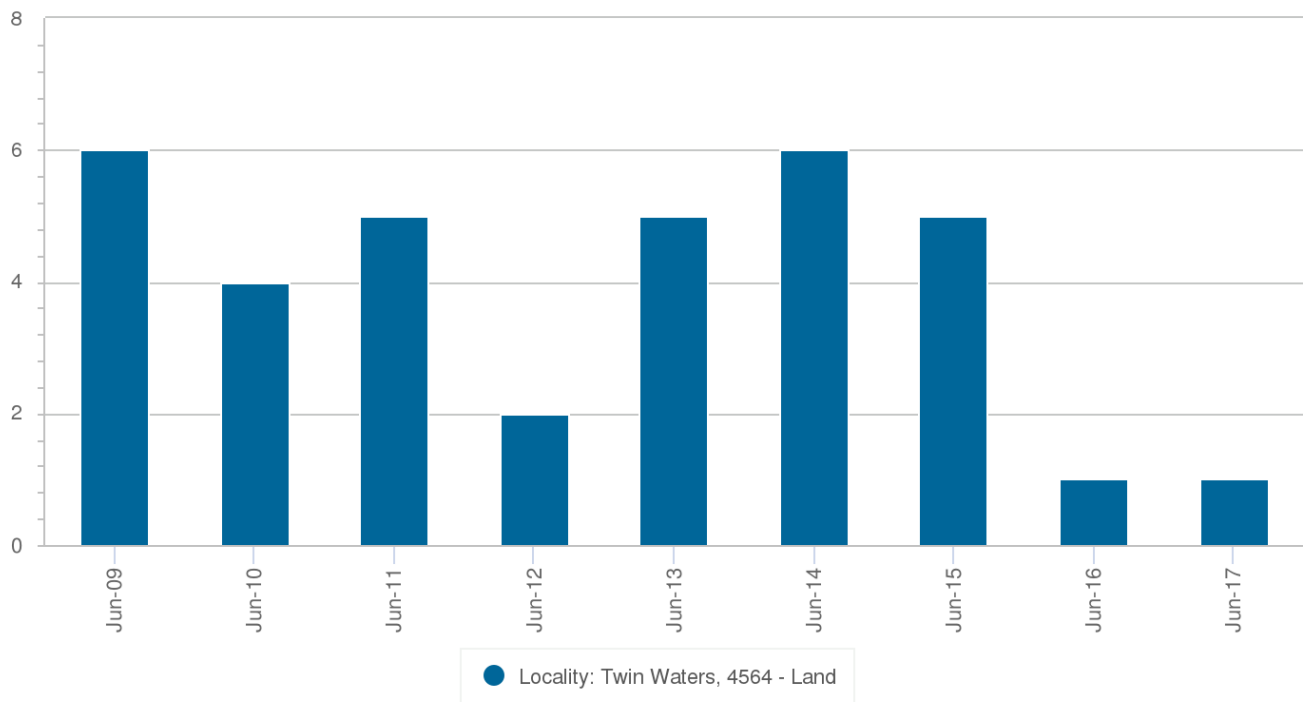
Statistics are calculated over a rolling 12 month period

Sales Per Annum (Land)

Period Ending	Twin Waters Number
Jun 2017	1
Jun 2016	1
Jun 2015	5
Jun 2014	6
Jun 2013	5
Jun 2012	2
Jun 2011	5
Jun 2010	4
Jun 2009	6
Jun 2008	n/a

Statistics are calculated over a rolling 12 month period

Sales Per Annum (Land)



Statistics are calculated over a rolling 12 month period

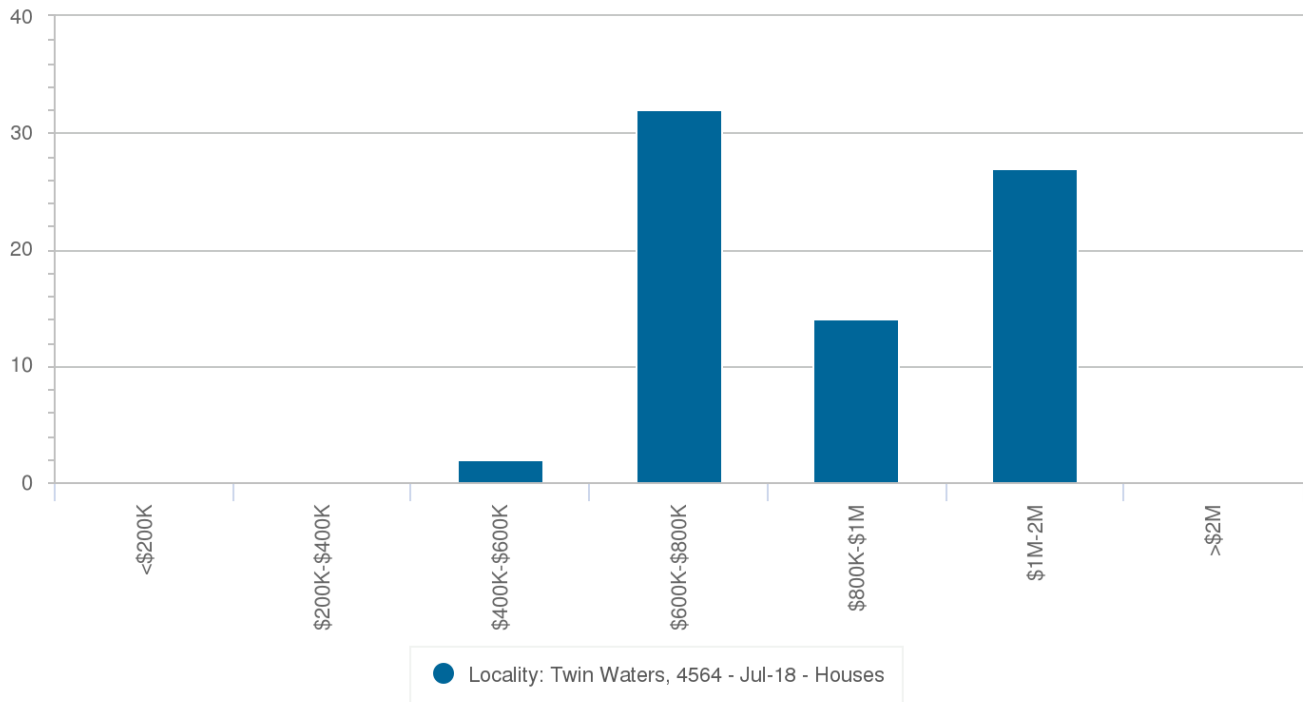
Sales By Price

Sales By Price - 12 months (House)

Price	Twin Waters	
	Number	
<\$200K	0	
\$200K-\$400K	0	
\$400K-\$600K	2	
\$600K-\$800K	32	
\$800K-\$1M	14	
\$1M-\$2M	27	
>\$2M	0	

Statistics are calculated over a rolling 12 month period

Sales By Price - 12 months (House)



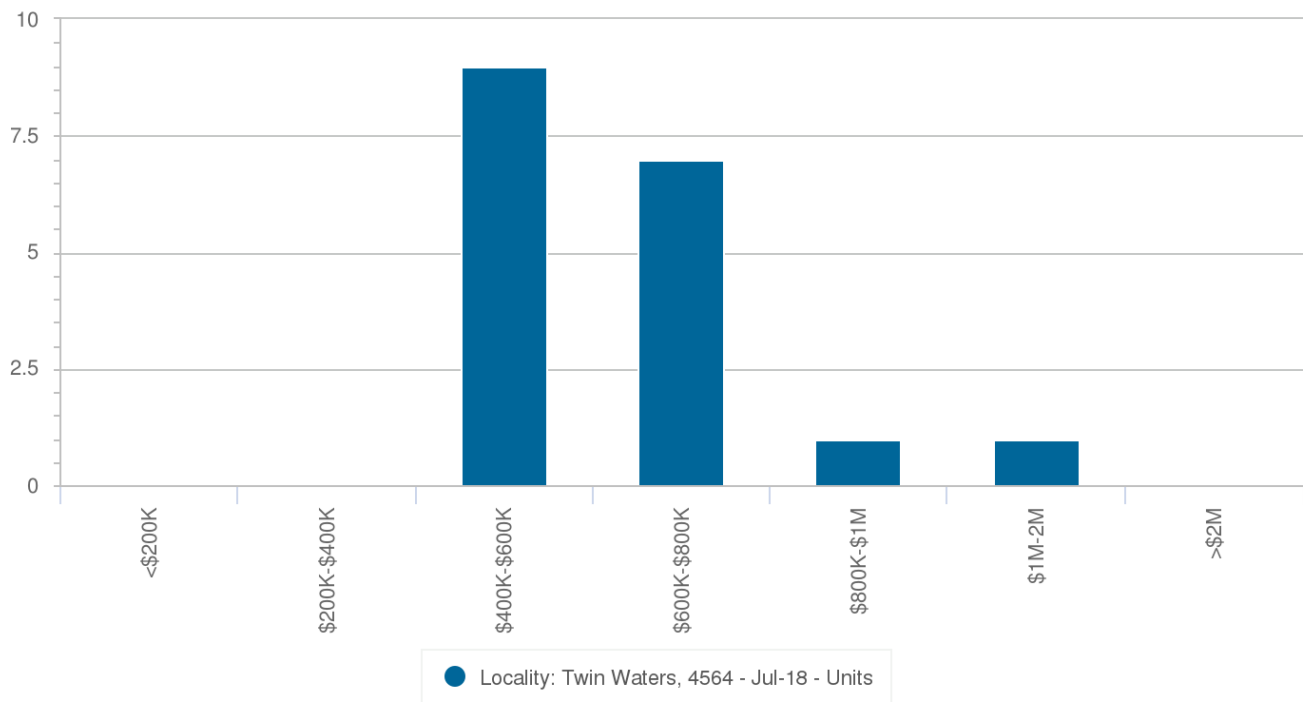
Statistics are calculated over a rolling 12 month period

Sales By Price - 12 months (Unit)

Price	Twin Waters	
	Number	
<\$200K	0	
\$200K-\$400K	0	
\$400K-\$600K	9	
\$600K-\$800K	7	
\$800K-\$1M	1	
\$1M-\$2M	1	
>\$2M	0	

Statistics are calculated over a rolling 12 month period

Sales By Price - 12 months (Unit)



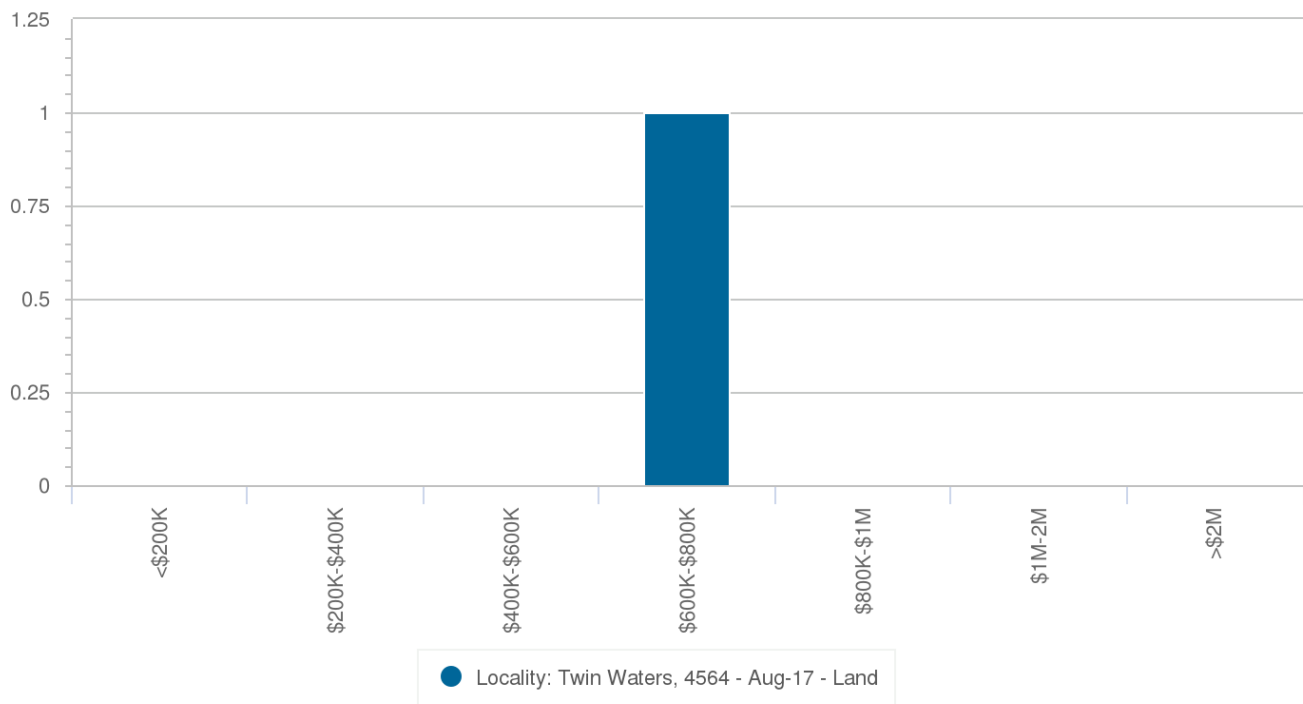
Statistics are calculated over a rolling 12 month period

Sales By Price - 12 months (Land)

Price	Twin Waters	
	Number	
<\$200K	0	
\$200K-\$400K	0	
\$400K-\$600K	0	
\$600K-\$800K	1	
\$800K-\$1M	0	
\$1M-\$2M	0	
>\$2M	0	

Statistics are calculated over a rolling 12 month period

Sales By Price - 12 months (Land)



Statistics are calculated over a rolling 12 month period

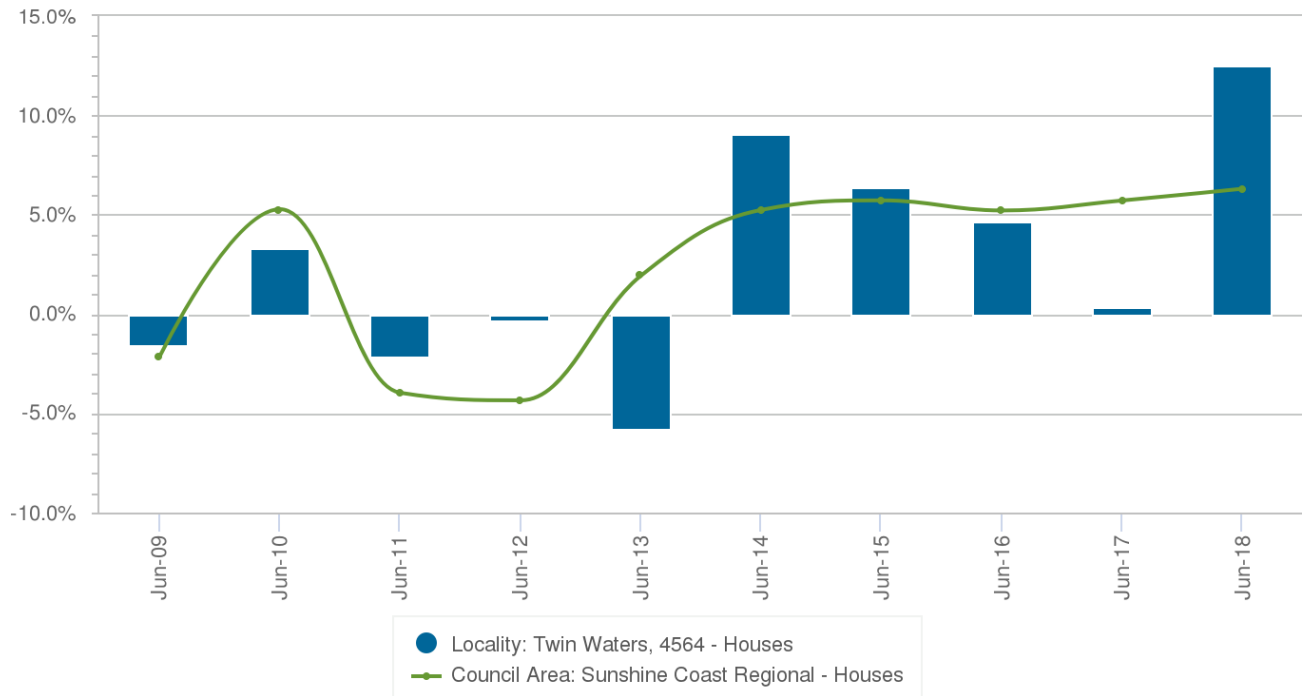
Change in Median Price

Change in Median Price (House)

Period	Twin Waters	Sunshine Coast Regional
	% Change	% Change
Jun 2018	12.5%	6.31%
Jun 2017	0.34%	5.71%
Jun 2016	4.61%	5.21%
Jun 2015	6.42%	5.72%
Jun 2014	9.05%	5.24%
Jun 2013	-5.81%	1.93%
Jun 2012	-0.31%	-4.35%
Jun 2011	-2.12%	-3.97%
Jun 2010	3.28%	5.27%
Jun 2009	-1.54%	-2.15%

Statistics are calculated over a rolling 12 month period

Change in Median Price (House)



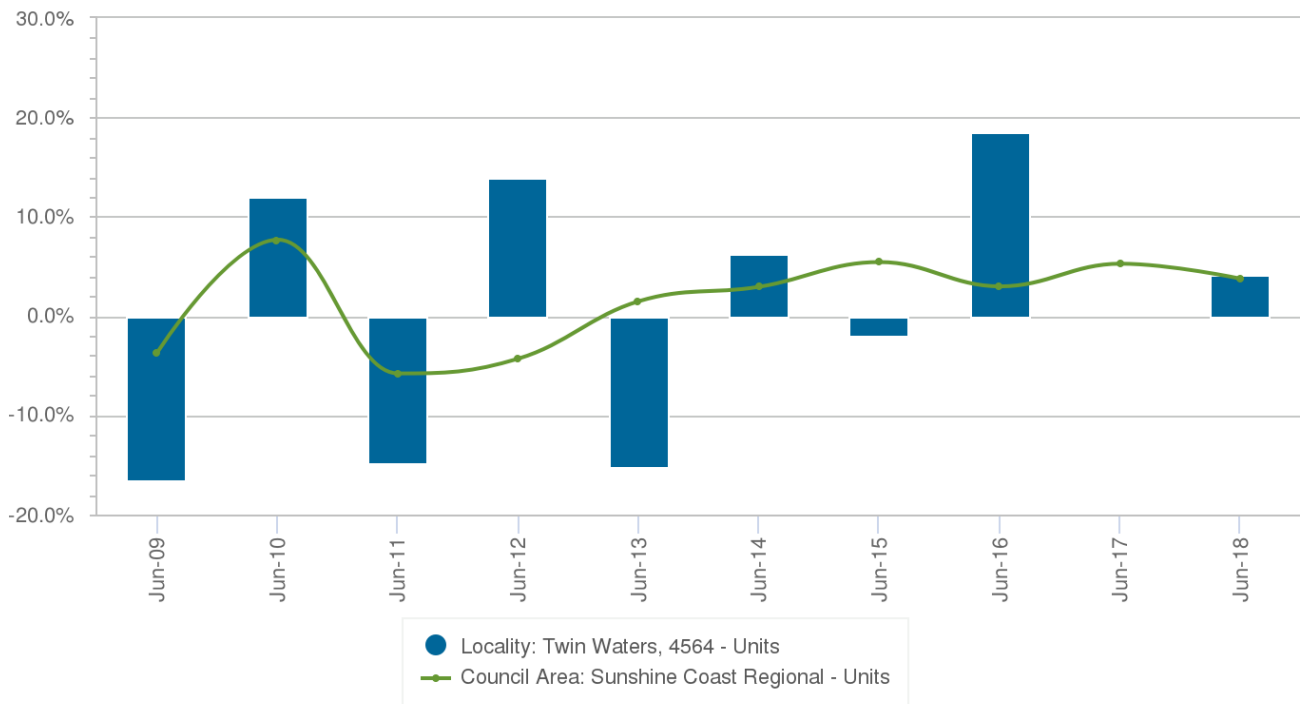
Statistics are calculated over a rolling 12 month period

Change in Median Price (Unit)

Period	Twin Waters % Change	Sunshine Coast Regional % Change
Jun 2018	4.06%	3.75%
Jun 2017	-0.09%	5.26%
Jun 2016	18.48%	2.98%
Jun 2015	-2.04%	5.43%
Jun 2014	6.19%	2.94%
Jun 2013	-15.27%	1.49%
Jun 2012	13.82%	-4.29%
Jun 2011	-14.73%	-5.79%
Jun 2010	12%	7.68%
Jun 2009	-16.53%	-3.63%

Statistics are calculated over a rolling 12 month period

Change in Median Price (Unit)



Statistics are calculated over a rolling 12 month period

Change in Median Price (Land)

Period	Twin Waters % Change	Sunshine Coast Regional % Change
Jun 2017	0%	0%
Jun 2016	0%	3.79%
Jun 2015	0%	4.7%
Jun 2014	0%	-0.31%
Jun 2013	0%	0%
Jun 2012	0%	-9.43%
Jun 2011	0%	4.74%
Jun 2010	0%	5.42%
Jun 2009	0%	2.26%
Jun 2008	0%	0%

Statistics are calculated over a rolling 12 month period

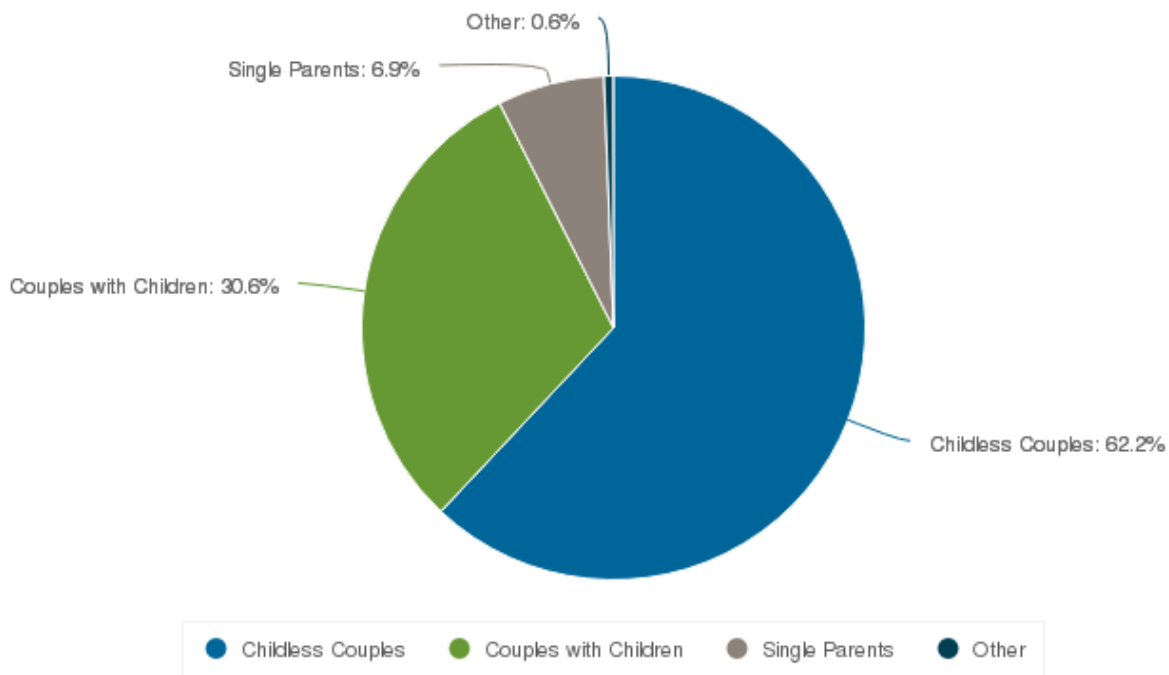
Household

Household Structure

Type	Percent
Childless Couples	62.2
Couples with Children	30.6
Single Parents	6.9
Other	0.6

Statistics are provided by the Australian Bureau of Statistics (ABS)

Household Structure



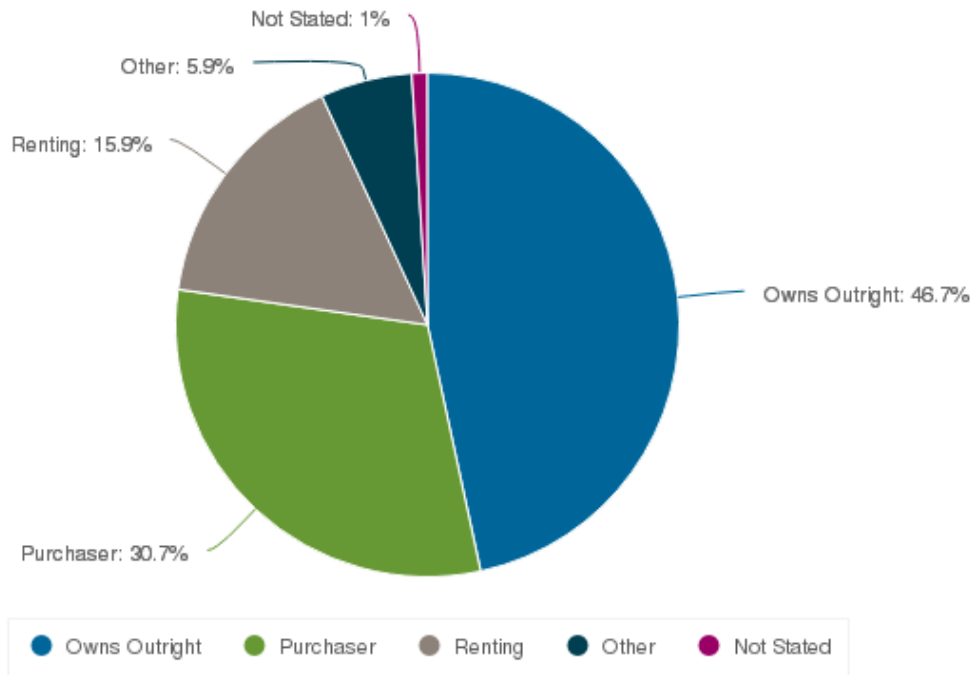
Statistics are provided by the Australian Bureau of Statistics (ABS)

Household Occupancy

Type	Percent
Owens Outright	46.7
Purchaser	30.7
Renting	15.9
Other	5.9
Not Stated	1.0

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Household Occupancy



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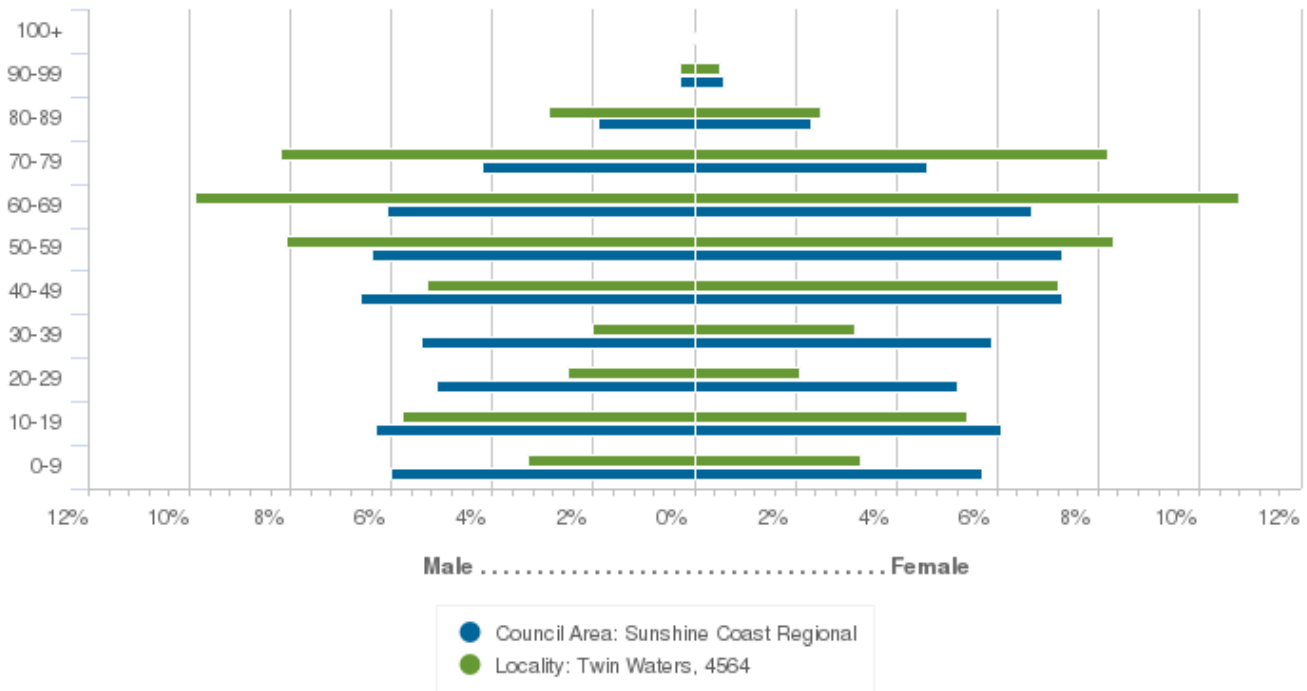
Age Sex Ratio

Age Sex Ratio

Age Group	Twin Waters		Sunshine Coast Regional	
	Male %	Female %	Male %	Female %
0-9	3.3	3.3	6.0	5.7
10-19	5.8	5.4	6.3	6.1
20-29	2.5	2.1	5.1	5.2
30-39	2.0	3.2	5.4	5.9
40-49	5.3	7.2	6.6	7.3
50-59	8.1	8.3	6.4	7.3
60-69	9.9	10.8	6.1	6.7
70-79	8.2	8.2	4.2	4.6
80-89	2.9	2.5	1.9	2.3
90-99	0.3	0.5	0.3	0.6
100+	n/a	n/a	0.0	0.0

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Age Sex Ratio



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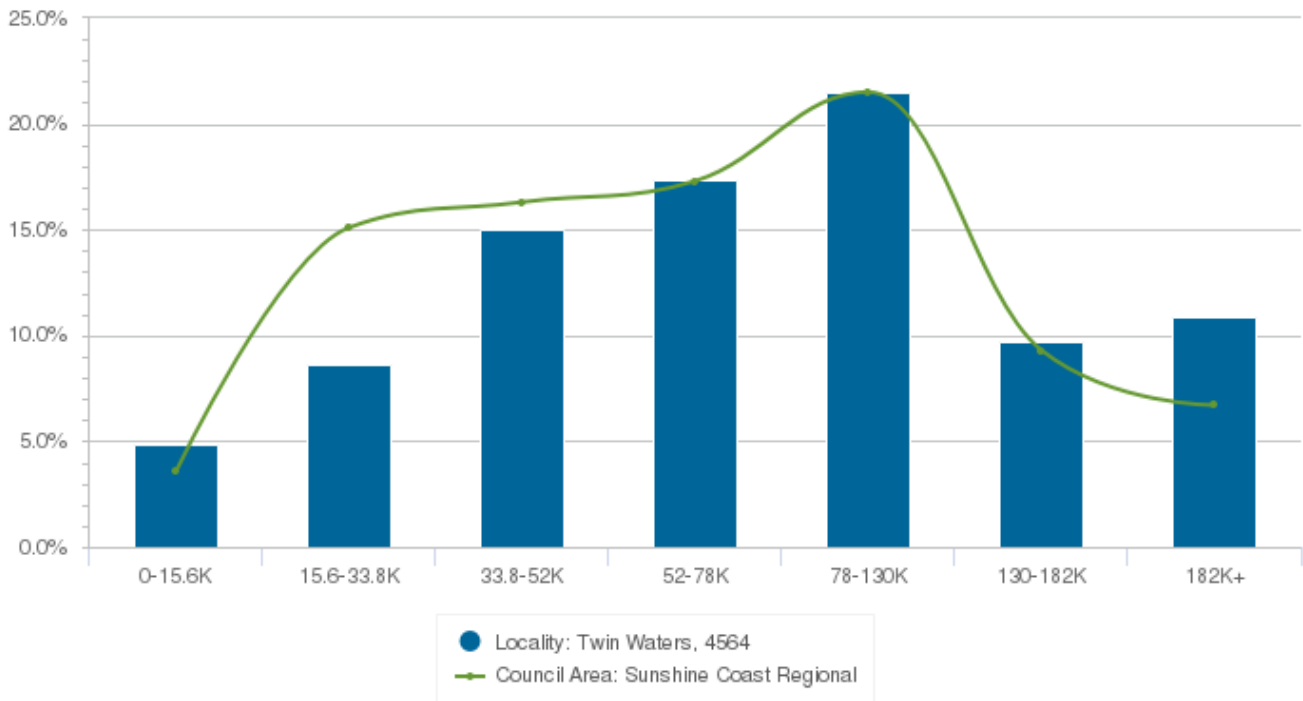
Household Income

Household Income

Income Range	Twin Waters %	Sunshine Coast Regional %
0-15.6K	4.9	3.6
15.6-33.8K	8.6	15.1
33.8-52K	15.0	16.3
52-78K	17.4	17.3
78-130K	21.5	21.5
130-182K	9.7	9.3
182K+	10.9	6.7

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Household Income



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