

# 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.

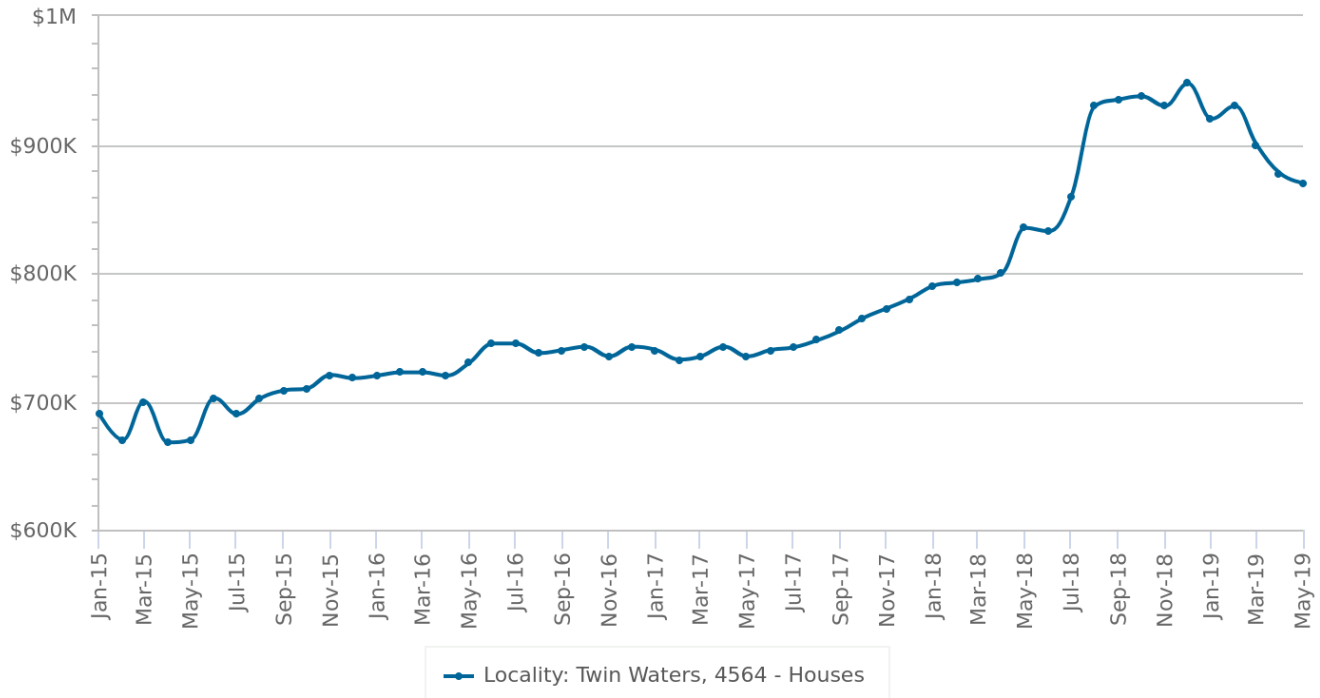
Currently the median sales price of houses in the area is \$870,000.

### Median Sales Price

	Year 2015	Year 2016	Year 2017	Year 2018	Year 2019
Period	Median Price	Median Price	Median Price	Median Price	Median Price
January	\$690,000	\$720,000	\$740,000	\$790,000	\$920,000
February	\$670,000	\$722,500	\$732,500	\$792,500	\$930,000
March	\$700,000	\$722,500	\$735,000	\$795,000	\$900,000
April	\$668,000	\$720,000	\$742,500	\$800,000	\$877,500
May	\$670,000	\$730,000	\$735,000	\$835,000	\$870,000
June	\$702,500	\$745,000	\$740,000	\$832,500	n/a
July	\$690,000	\$745,000	\$742,000	\$860,000	n/a
August	\$702,500	\$737,500	\$747,500	\$930,000	n/a
September	\$708,500	\$740,000	\$755,000	\$935,000	n/a
October	\$710,000	\$742,500	\$765,000	\$937,500	n/a
November	\$720,500	\$735,000	\$772,500	\$930,000	n/a
December	\$718,000	\$742,500	\$780,000	\$947,500	n/a

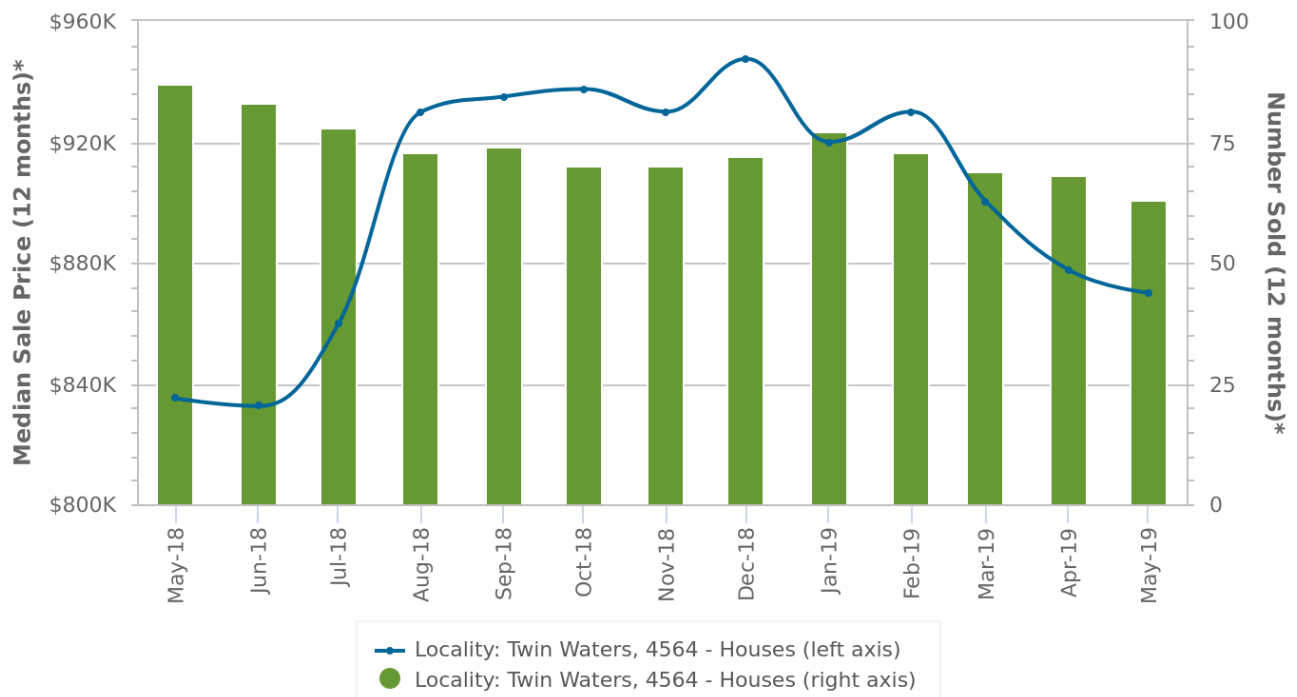
Statistics are calculated over a rolling 12 month period

### 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

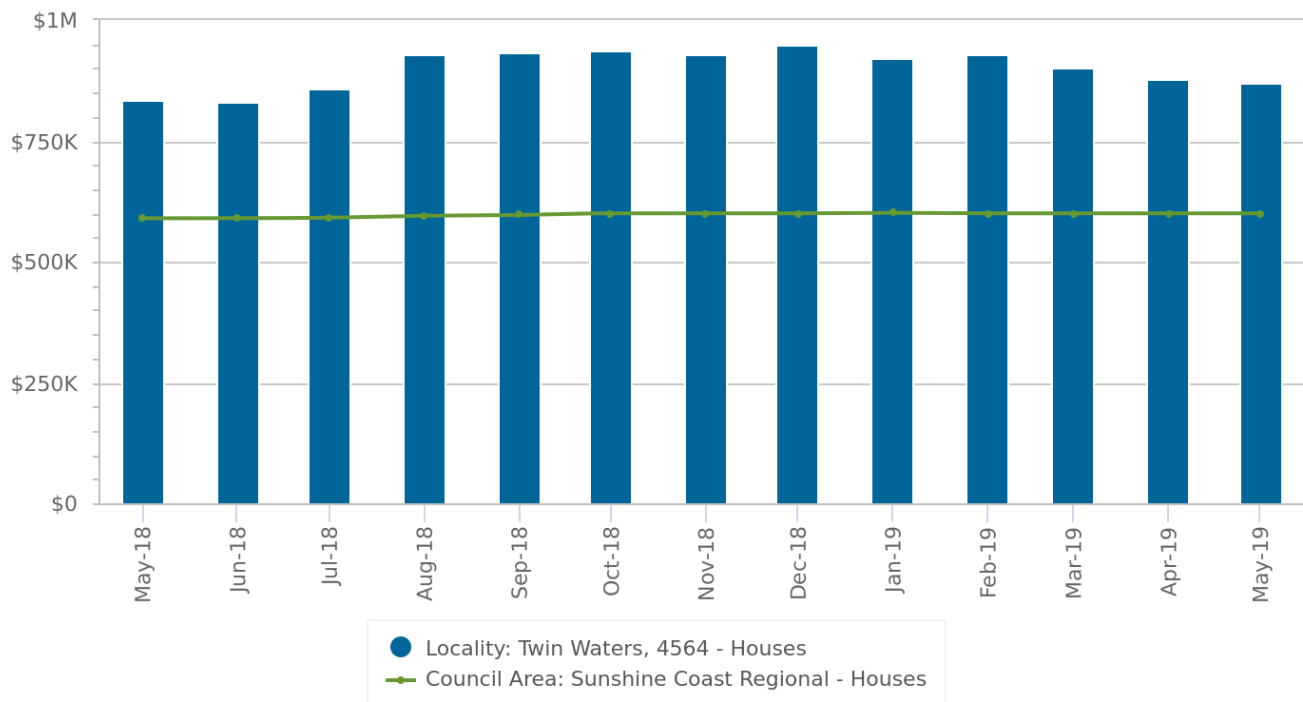
# Recent Median Sale Prices

## Recent Median Sale Prices (House)

Period	Twin Waters Median Price	Sunshine Coast Regional Median Price
May 2019	\$870,000	\$600,000
April 2019	\$877,500	\$600,000
March 2019	\$900,000	\$600,000
February 2019	\$930,000	\$600,000
January 2019	\$920,000	\$601,000
December 2018	\$947,500	\$600,000
November 2018	\$930,000	\$600,000
October 2018	\$937,500	\$600,000
September 2018	\$935,000	\$596,500
August 2018	\$930,000	\$595,000
July 2018	\$860,000	\$591,000
June 2018	\$832,500	\$590,000

Statistics are calculated over a rolling 12 month period

## Recent Median Sale Prices (House)



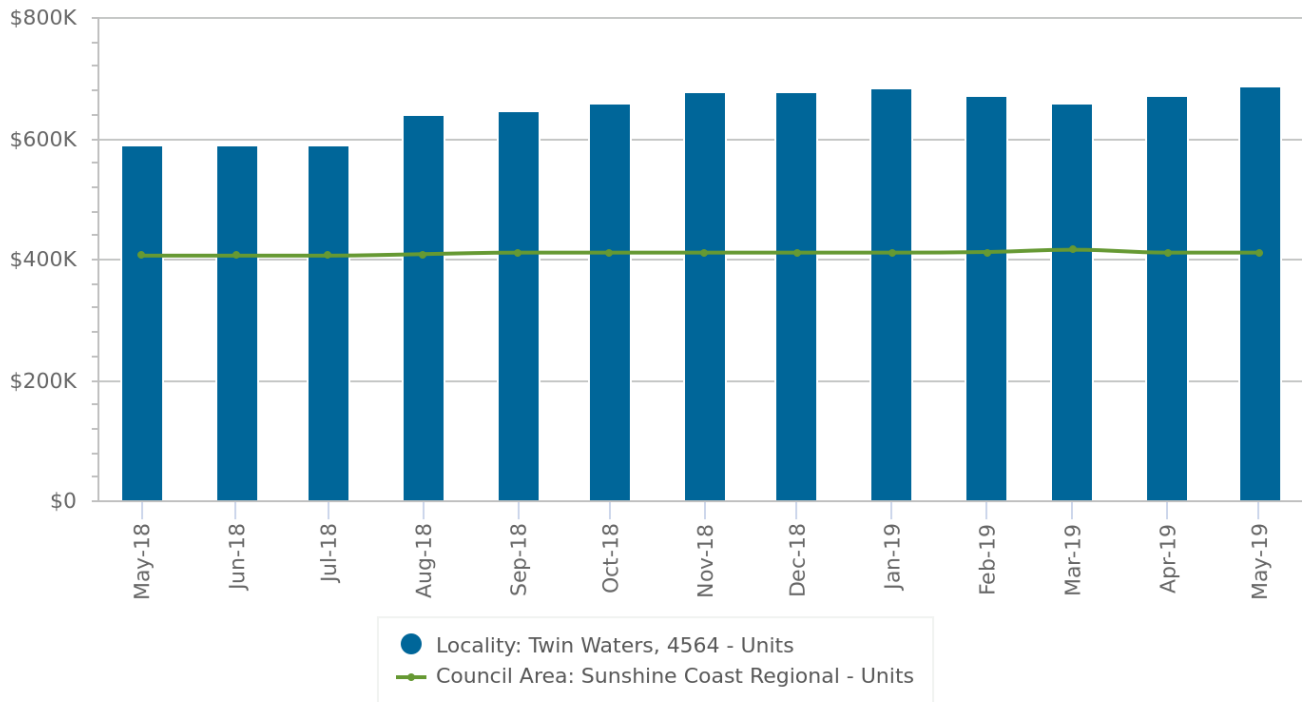
Statistics are calculated over a rolling 12 month period

### Recent Median Sale Prices (Unit)

Period	Twin Waters Median Price	Sunshine Coast Regional Median Price
May 2019	\$686,250	\$410,000
April 2019	\$670,000	\$410,000
March 2019	\$657,500	\$414,750
February 2019	\$670,000	\$411,000
January 2019	\$682,500	\$410,000
December 2018	\$676,250	\$410,000
November 2018	\$676,250	\$410,000
October 2018	\$657,500	\$410,000
September 2018	\$645,000	\$410,000
August 2018	\$640,000	\$407,500
July 2018	\$590,000	\$405,000
June 2018	\$590,000	\$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

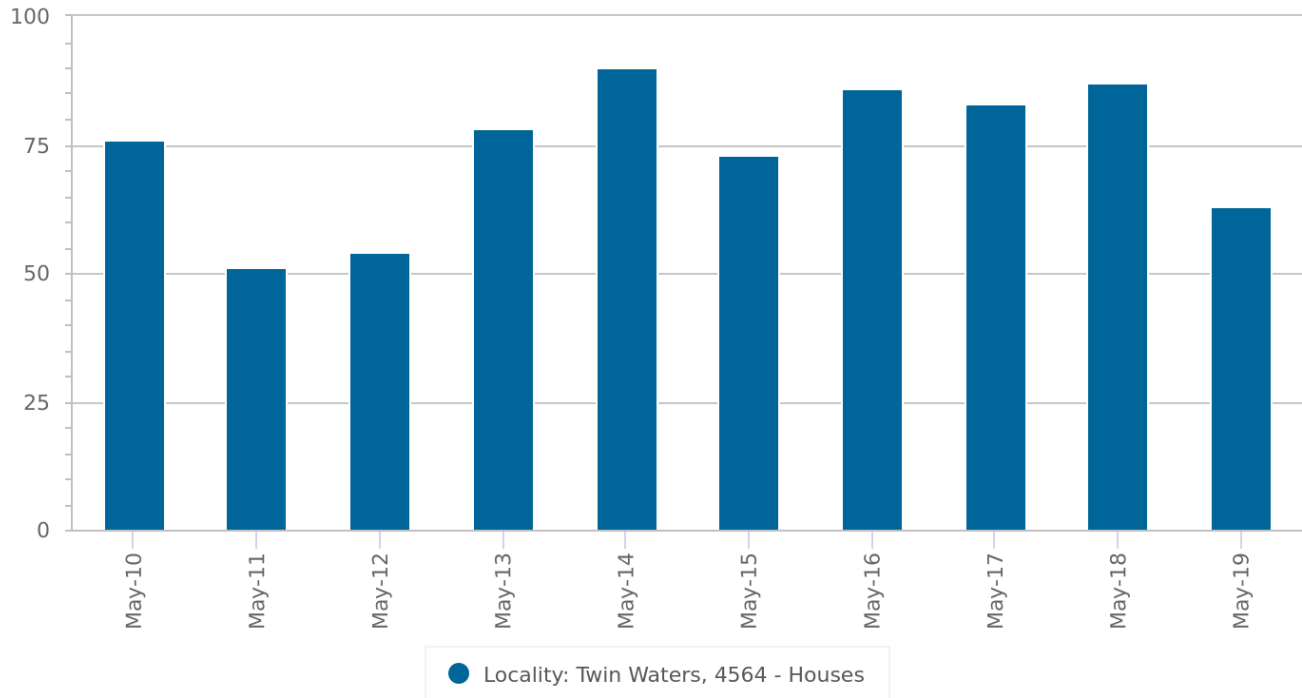
# Sales Per Annum

## Sales Per Annum (House)

Period Ending	Twin Waters Number
May 2019	63
May 2018	87
May 2017	83
May 2016	86
May 2015	73
May 2014	90
May 2013	78
May 2012	54
May 2011	51
May 2010	76

Statistics are calculated over a rolling 12 month period

## Sales Per Annum (House)



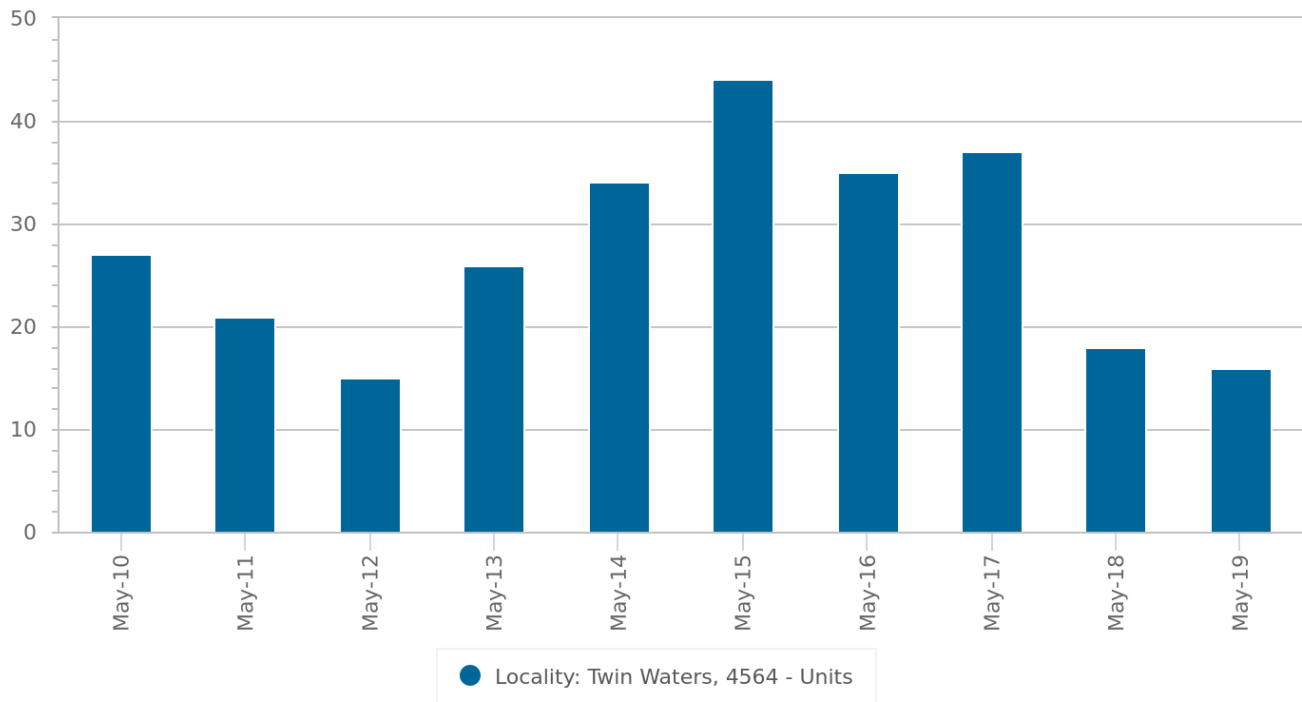
Statistics are calculated over a rolling 12 month period

### Sales Per Annum (Unit)

Period Ending	Twin Waters Number
May 2019	16
May 2018	18
May 2017	37
May 2016	35
May 2015	44
May 2014	34
May 2013	26
May 2012	15
May 2011	21
May 2010	27

Statistics are calculated over a rolling 12 month period

### Sales Per Annum (Unit)



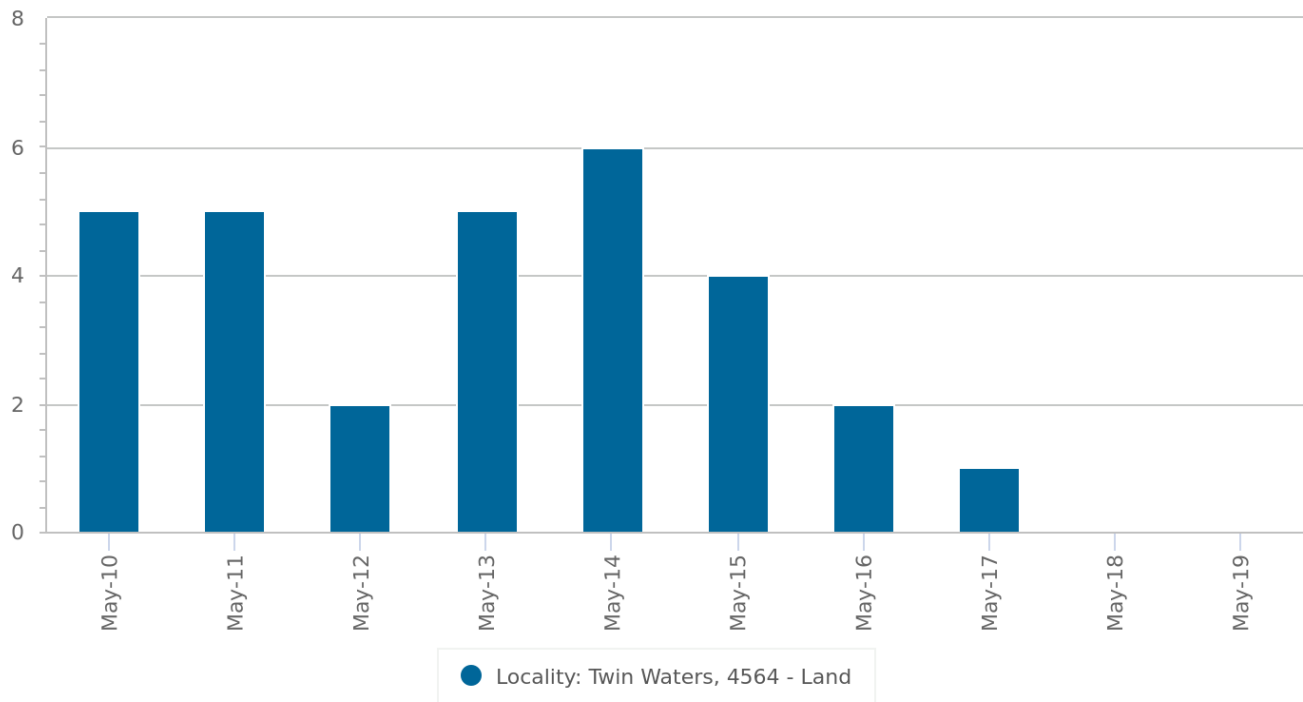
Statistics are calculated over a rolling 12 month period

### Sales Per Annum (Land)

Period Ending	Twin Waters Number
May 2019	0
May 2018	0
May 2017	1
May 2016	2
May 2015	4
May 2014	6
May 2013	5
May 2012	2
May 2011	5
May 2010	5

Statistics are calculated over a rolling 12 month period

### Sales Per Annum (Land)



Statistics are calculated over a rolling 12 month period



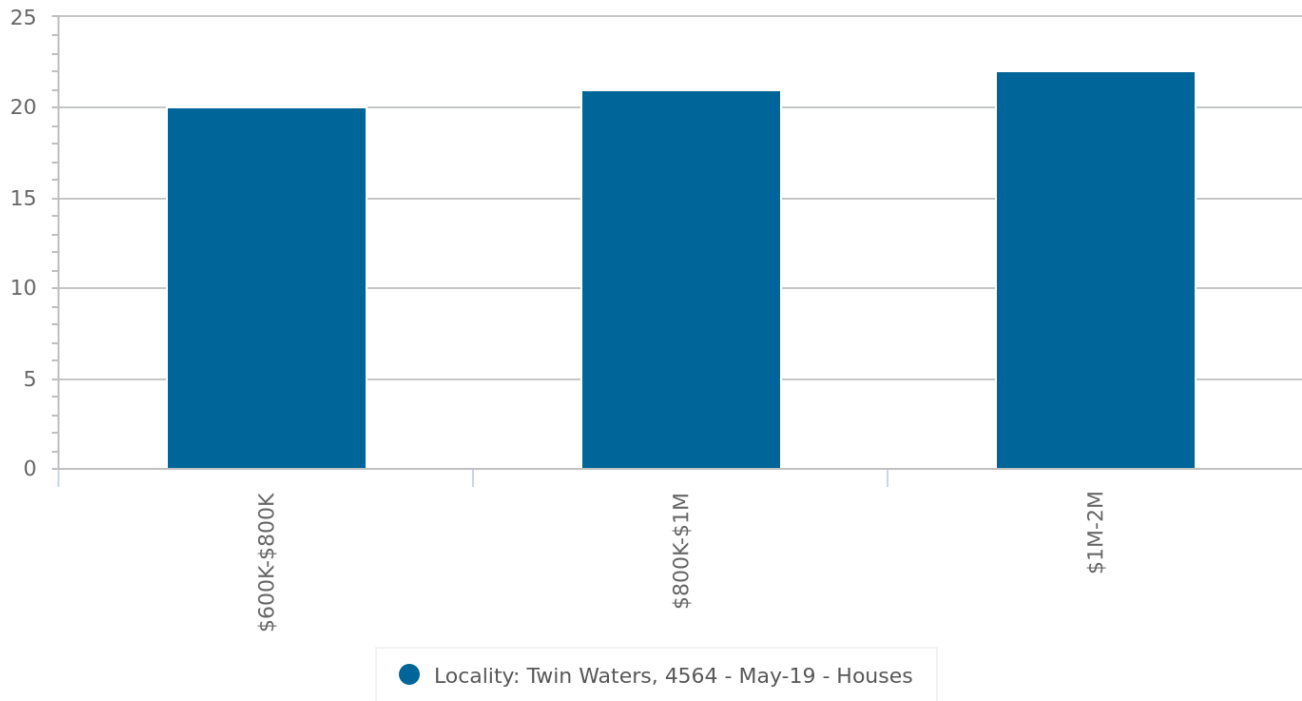
## Sales By Price

### Sales By Price - 12 months (House)

Price	Twin Waters	
	Number	
\$600K-\$800K	20	
\$800K-\$1M	21	
\$1M-\$2M	22	

Statistics are calculated over a rolling 12 month period

### Sales By Price - 12 months (House)



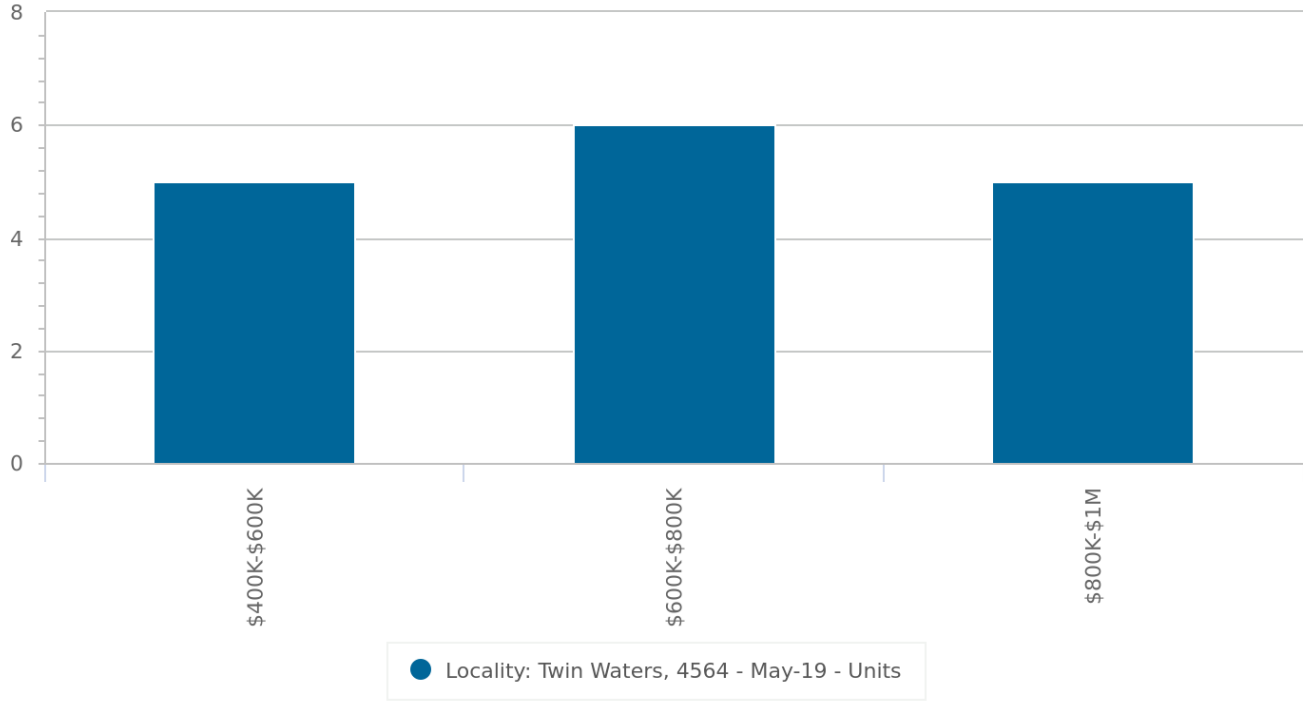
Statistics are calculated over a rolling 12 month period

### Sales By Price - 12 months (Unit)

Price	Twin Waters	
	Number	
\$400K-\$600K	5	
\$600K-\$800K	6	
\$800K-\$1M	5	

Statistics are calculated over a rolling 12 month period

### Sales By Price - 12 months (Unit)



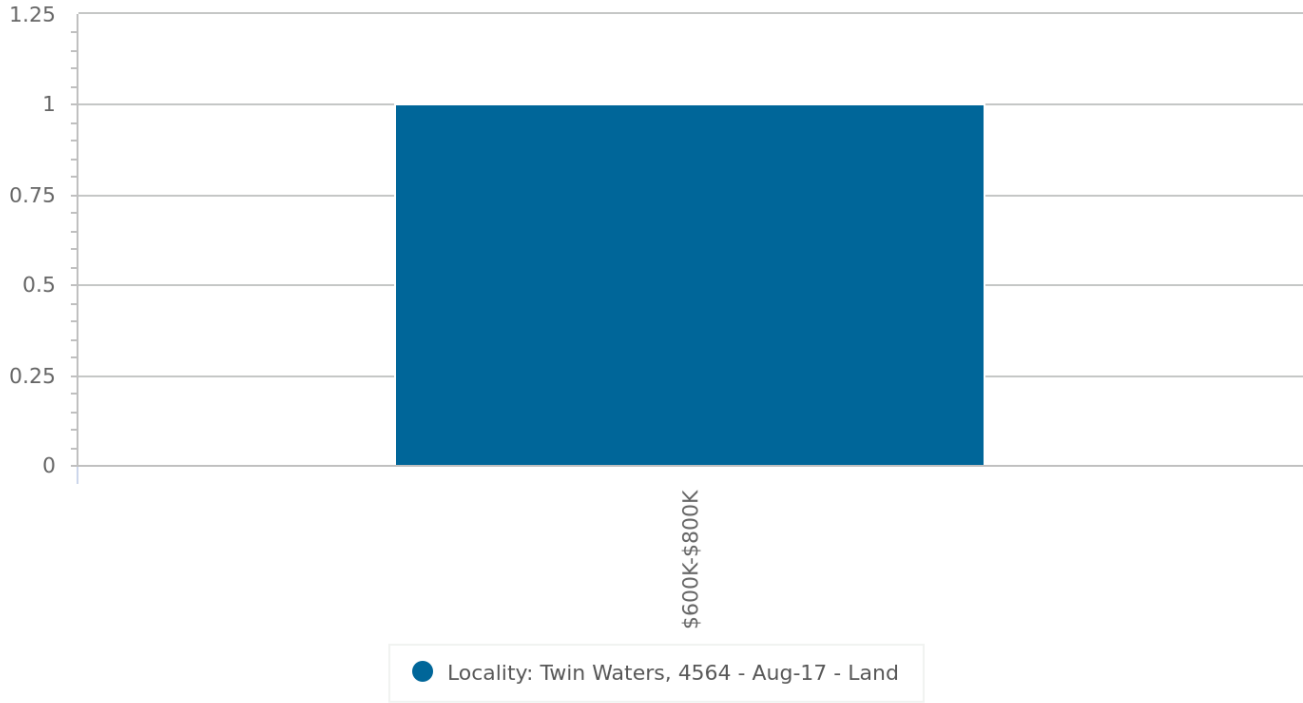
Statistics are calculated over a rolling 12 month period

### Sales By Price - 12 months (Land)

Price	Twin Waters	
	Number	
\$600K-\$800K	1	

Statistics are calculated over a rolling 12 month period

### Sales By Price - 12 months (Land)



Statistics are calculated over a rolling 12 month period

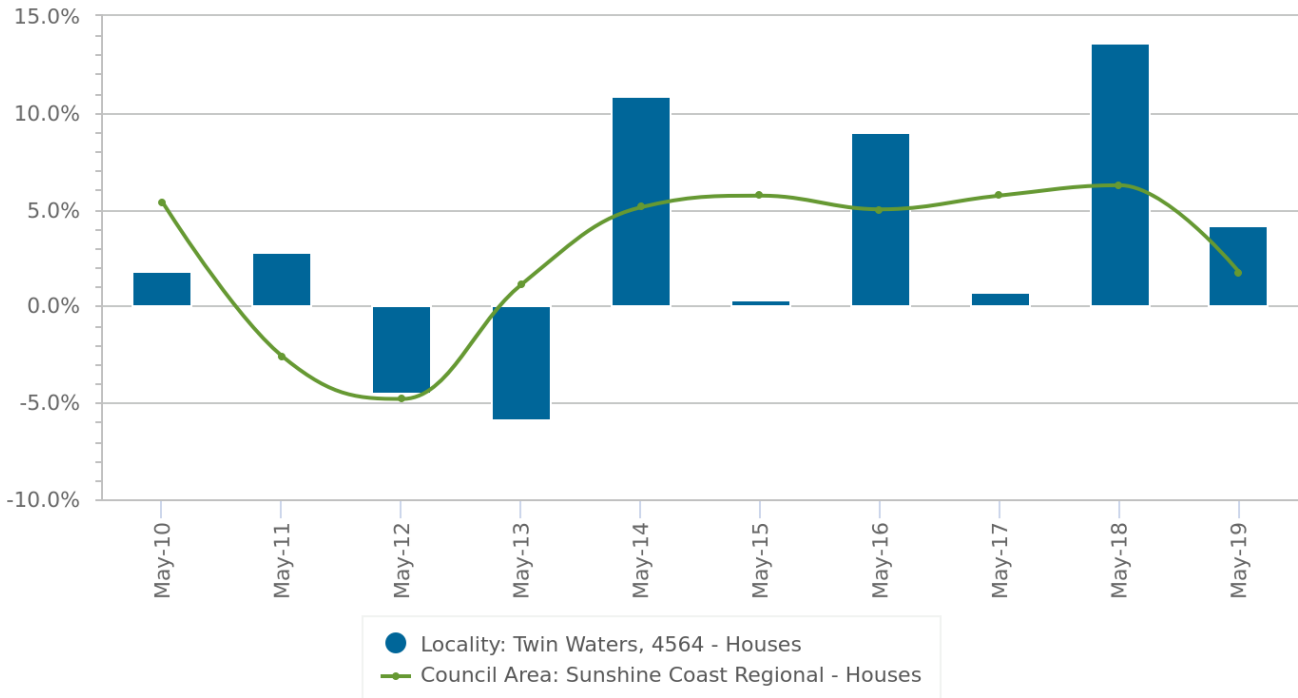
# Change in Median Price

## Change in Median Price (House)

Period	Twin Waters	Sunshine Coast Regional
	% Change	% Change
May 2019	4.19%	1.75%
May 2018	13.61%	6.25%
May 2017	0.68%	5.71%
May 2016	8.96%	5%
May 2015	0.34%	5.71%
May 2014	10.83%	5.11%
May 2013	-5.86%	1.12%
May 2012	-4.48%	-4.81%
May 2011	2.84%	-2.6%
May 2010	1.8%	5.35%

Statistics are calculated over a rolling 12 month period

## Change in Median Price (House)



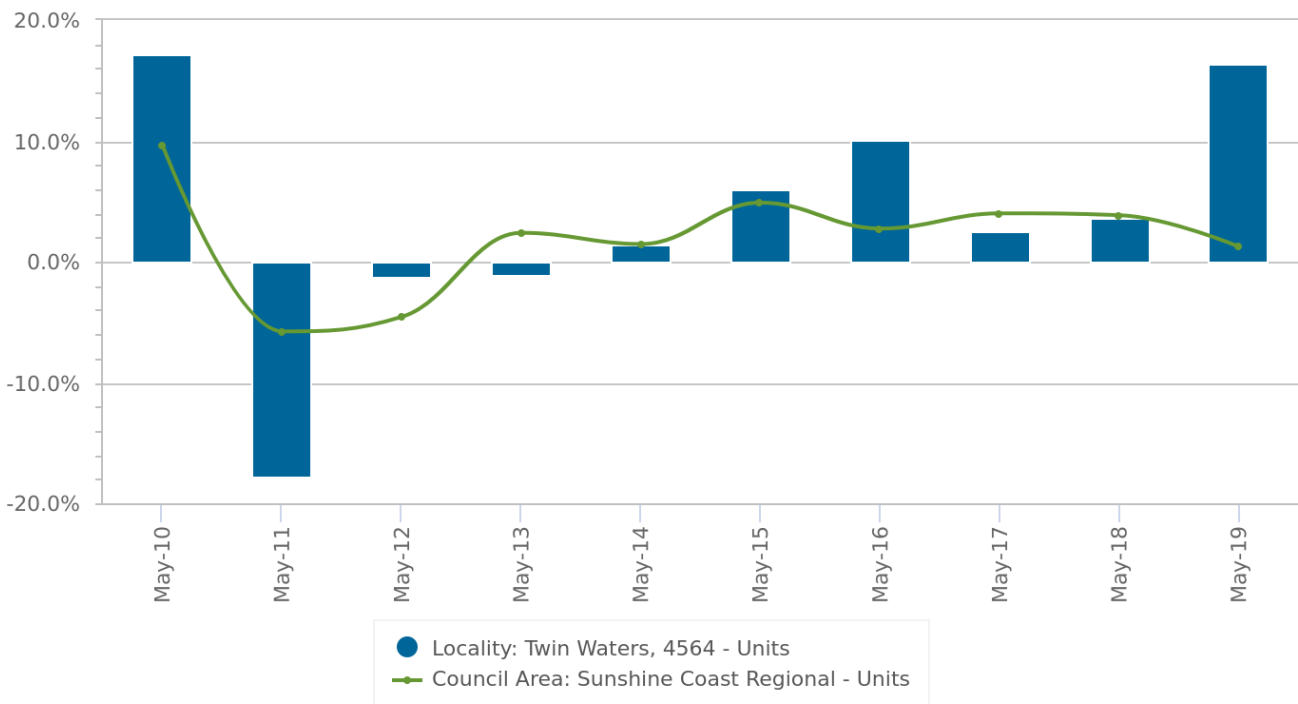
Statistics are calculated over a rolling 12 month period

### Change in Median Price (Unit)

Period	Twin Waters % Change	Sunshine Coast Regional % Change
May 2019	16.31%	1.23%
May 2018	3.69%	3.85%
May 2017	2.52%	4%
May 2016	10.01%	2.74%
May 2015	5.99%	4.89%
May 2014	1.38%	1.46%
May 2013	-1.16%	2.39%
May 2012	-1.25%	-4.56%
May 2011	-17.78%	-5.77%
May 2010	17.12%	9.56%

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
May 2018	0%	4.85%
May 2017	0%	-0.96%
May 2016	0%	4.63%
May 2015	0%	5.34%
May 2014	0%	-2.72%
May 2013	0%	-1.02%
May 2012	0%	-7.2%
May 2011	0%	4.76%
May 2010	0%	5%
May 2009	0%	0%

Statistics are calculated over a rolling 12 month period

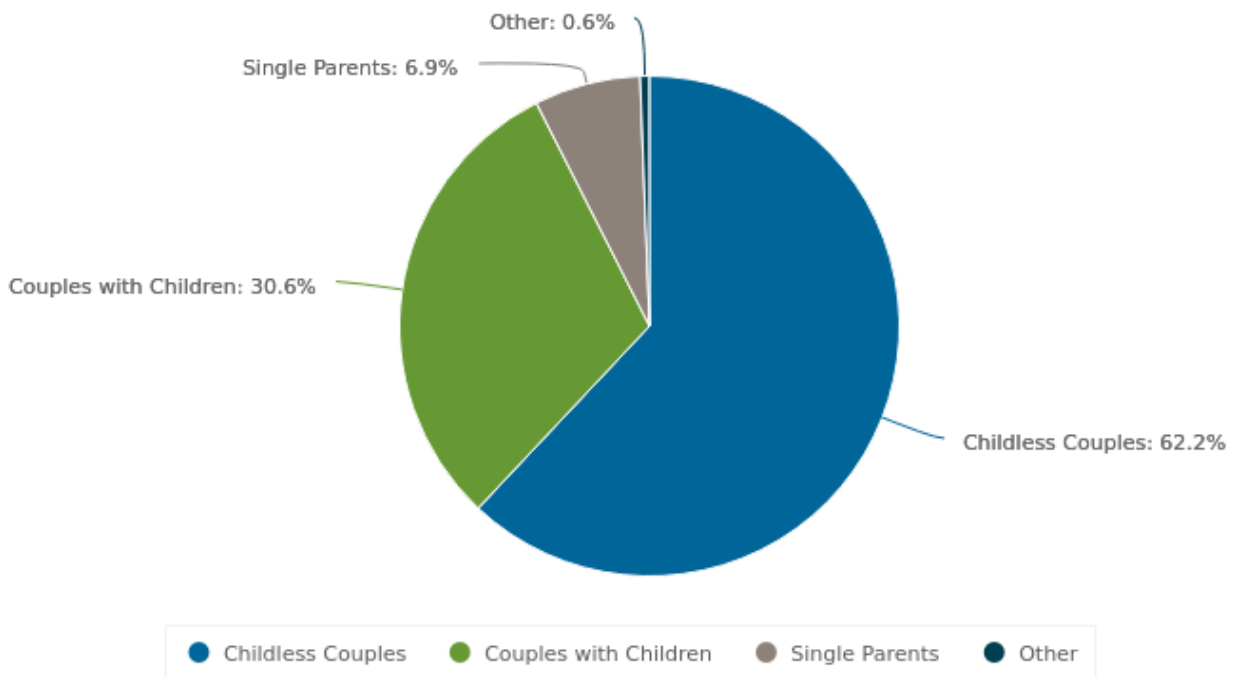
# Household

## 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



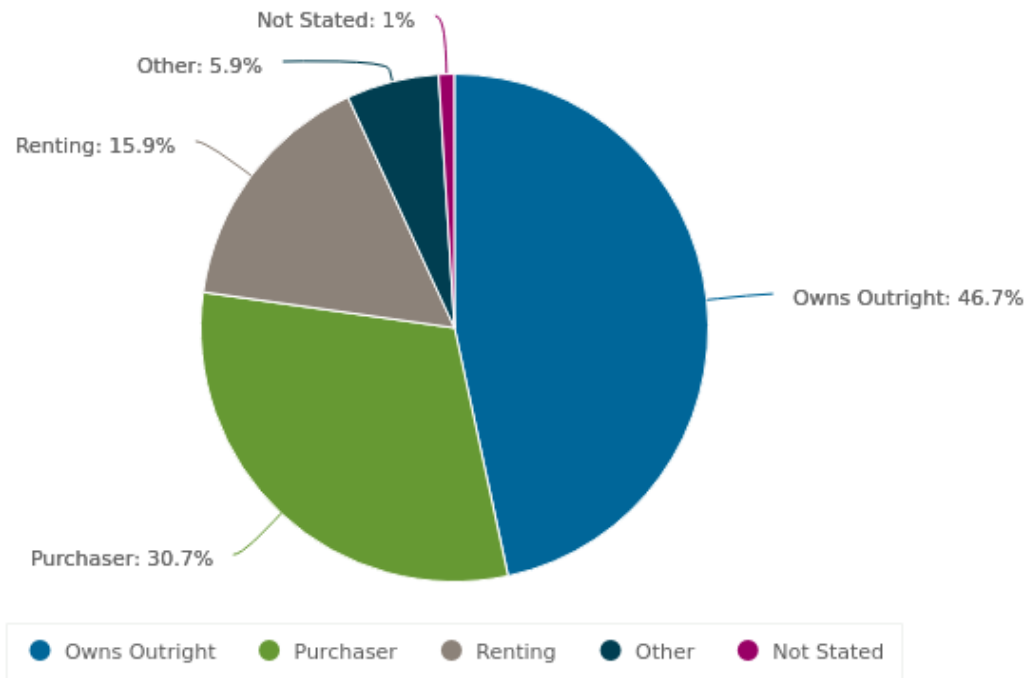
Statistics are provided by the Australian Bureau of Statistics (ABS)

## Household Occupancy

Type	Percent
Owns 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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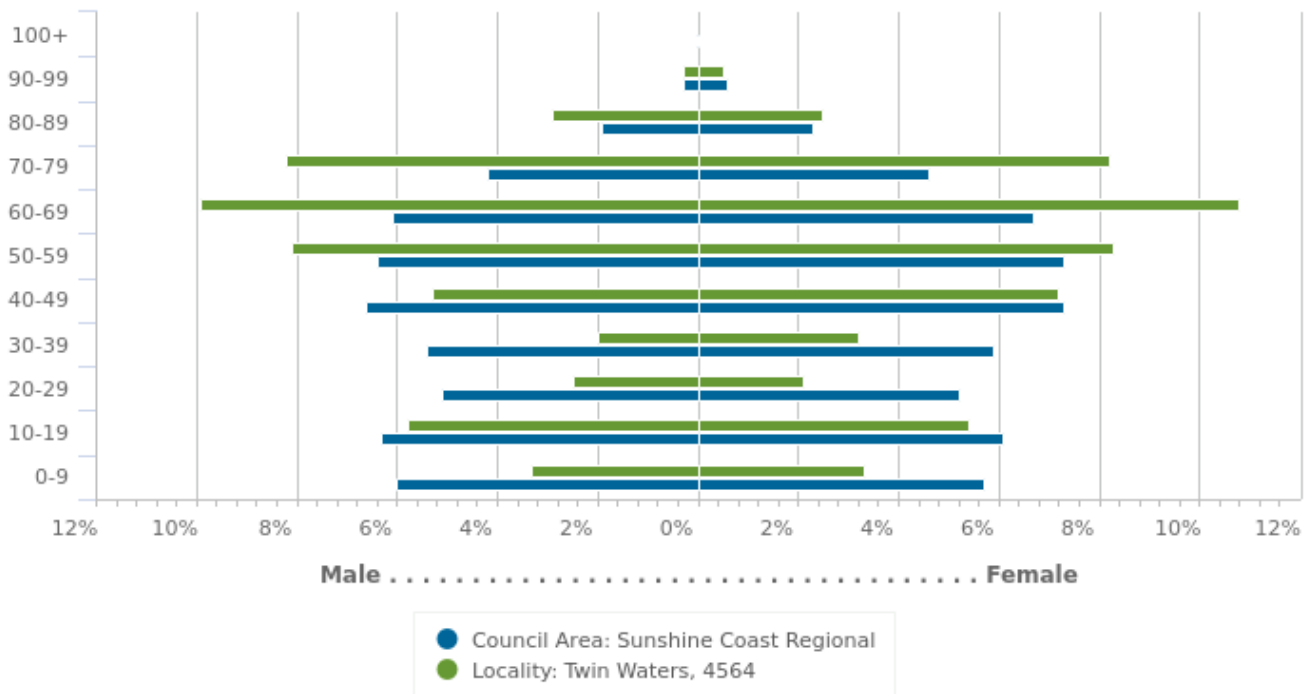
# Age Sex Ratio

## 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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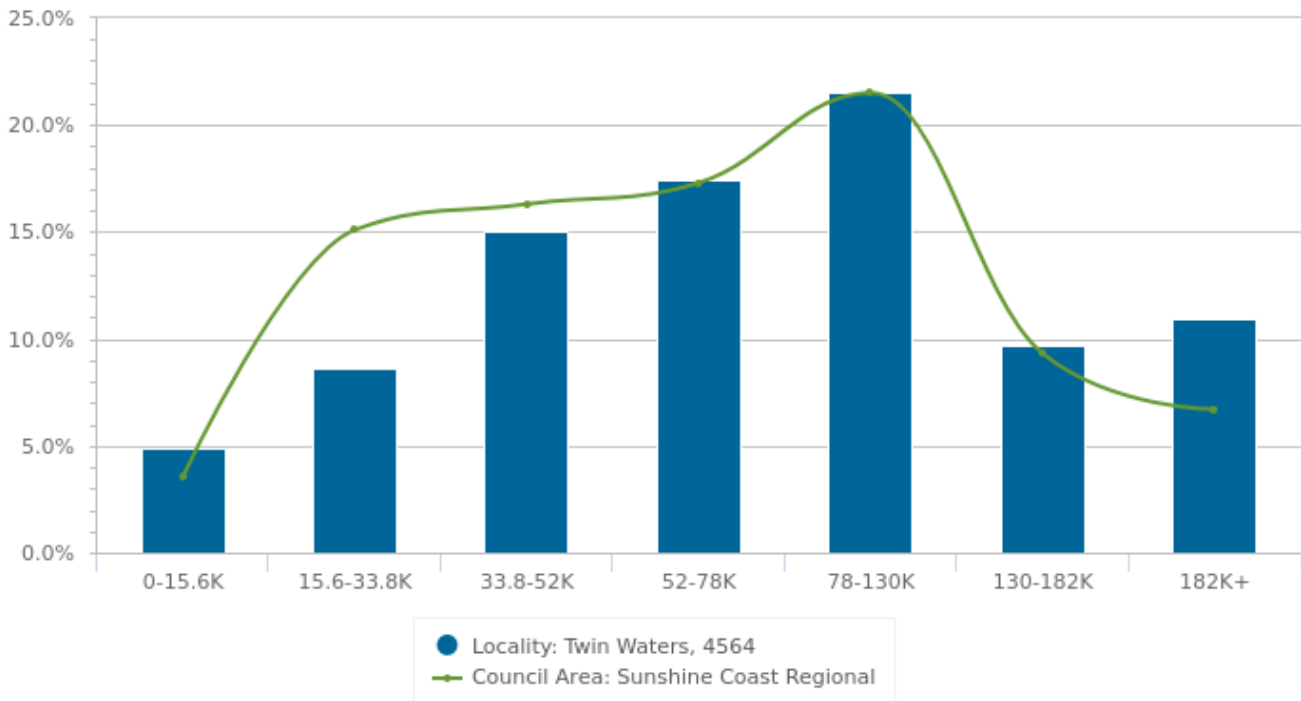
# Household Income

## 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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