



SUBURB FLYOVER REPORT

NORTHGATE (HOUSE)

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NORTHGATE - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2008	45	\$ 500,000	0.0 %	\$ 300,000	\$ 1,050,000
2009	69	\$ 520,000	4.0 %	\$ 317,500	\$ 1,530,000
2010	49	\$ 462,500	-11.1 %	\$ 270,000	\$ 1,060,000
2011	53	\$ 470,000	1.6 %	\$ 250,000	\$ 1,110,000
2012	52	\$ 445,500	-5.2 %	\$ 240,000	\$ 1,910,000
2013	72	\$ 550,000	23.5 %	\$ 267,550	\$ 900,000
2014	78	\$ 590,000	7.3 %	\$ 280,000	\$ 1,415,000
2015	77	\$ 637,000	8.0 %	\$ 244,127	\$ 1,200,000
2016	72	\$ 670,000	5.2 %	\$ 407,500	\$ 1,999,000
2017	68	\$ 700,000	4.5 %	\$ 460,000	\$ 2,450,000
2018	62	\$ 678,750	-3.0 %	\$ 390,000	\$ 1,500,000
2019	53	\$ 695,000	2.4 %	\$ 410,000	\$ 3,000,000
2020	74	\$ 665,000	-4.3 %	\$ 450,000	\$ 1,775,000
2021	67	\$ 831,000	25.0 %	\$ 510,000	\$ 2,000,000
2022	58	\$ 1,045,000	25.8 %	\$ 630,000	\$ 2,750,000
2023	54	\$ 950,000	-9.1 %	\$ 540,000	\$ 2,695,000
2024	69	\$ 1,250,000	31.6 %	\$ 650,000	\$ 3,050,000
2025	66	\$ 1,250,000	0.0 %	\$ 770,000	\$ 2,900,000
2026	8	\$ 1,875,000	50.0 %	\$ 1,380,000	\$ 2,300,000

Median Sale Price

\$1.31m

Based on 59 recorded House sales within the last 12 months (Apr '25 - Mar '26)

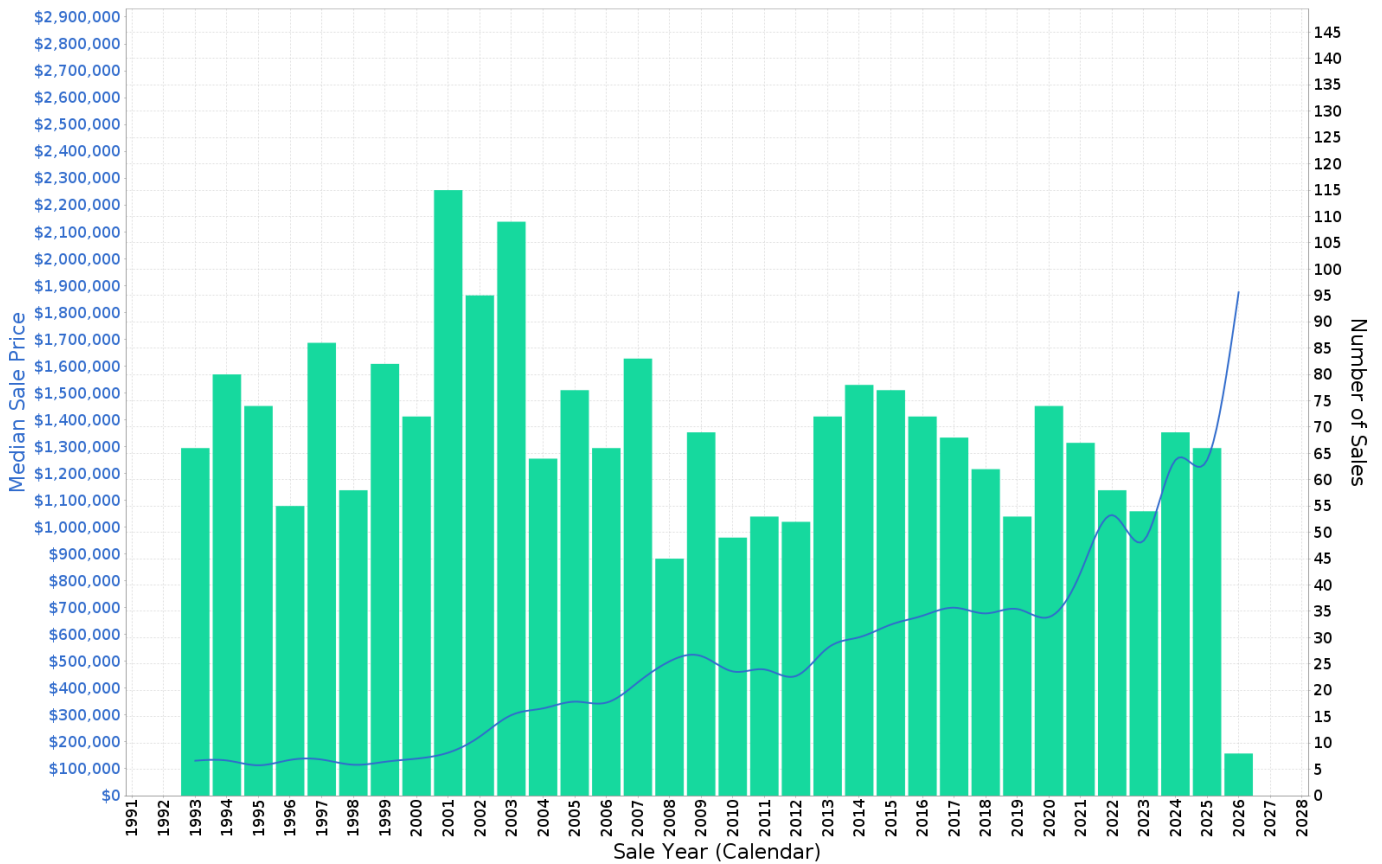
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

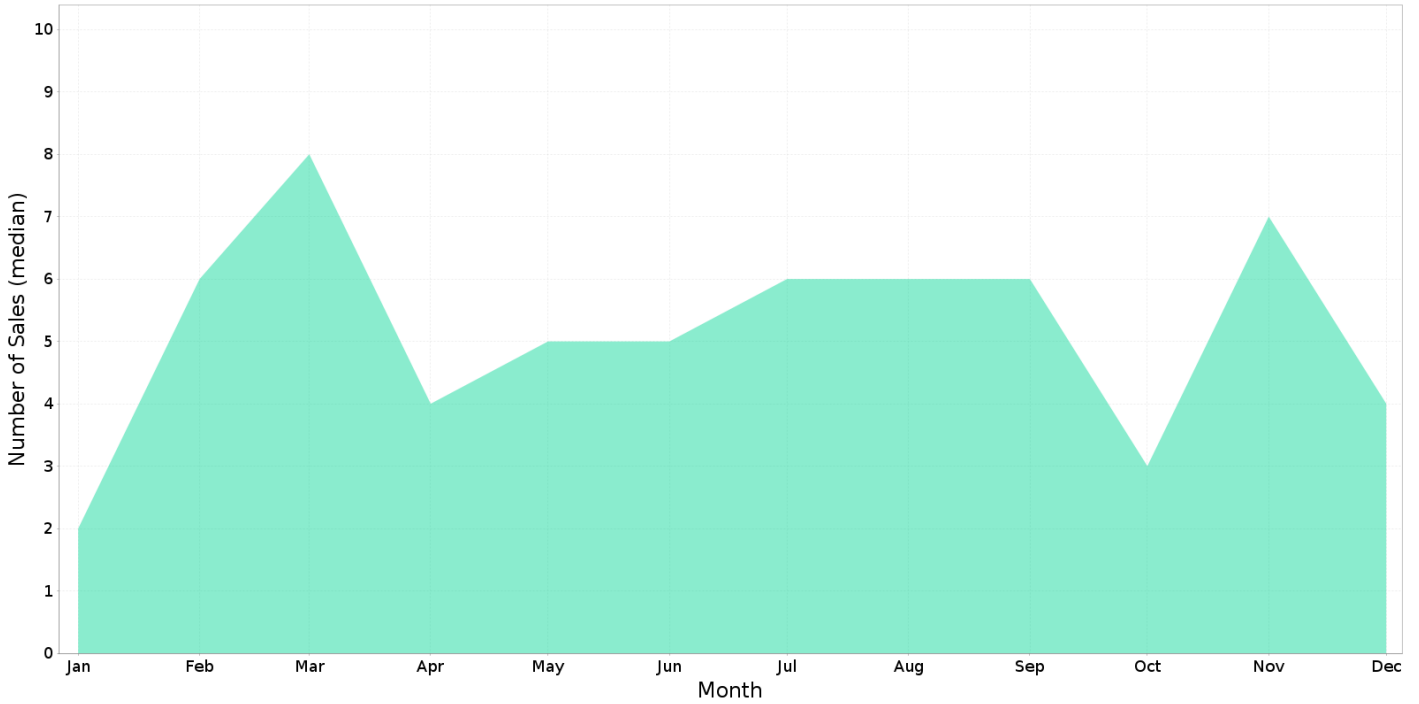
+5.2%

Current Median Price: \$1,315,000
Previous Median Price: \$1,250,000

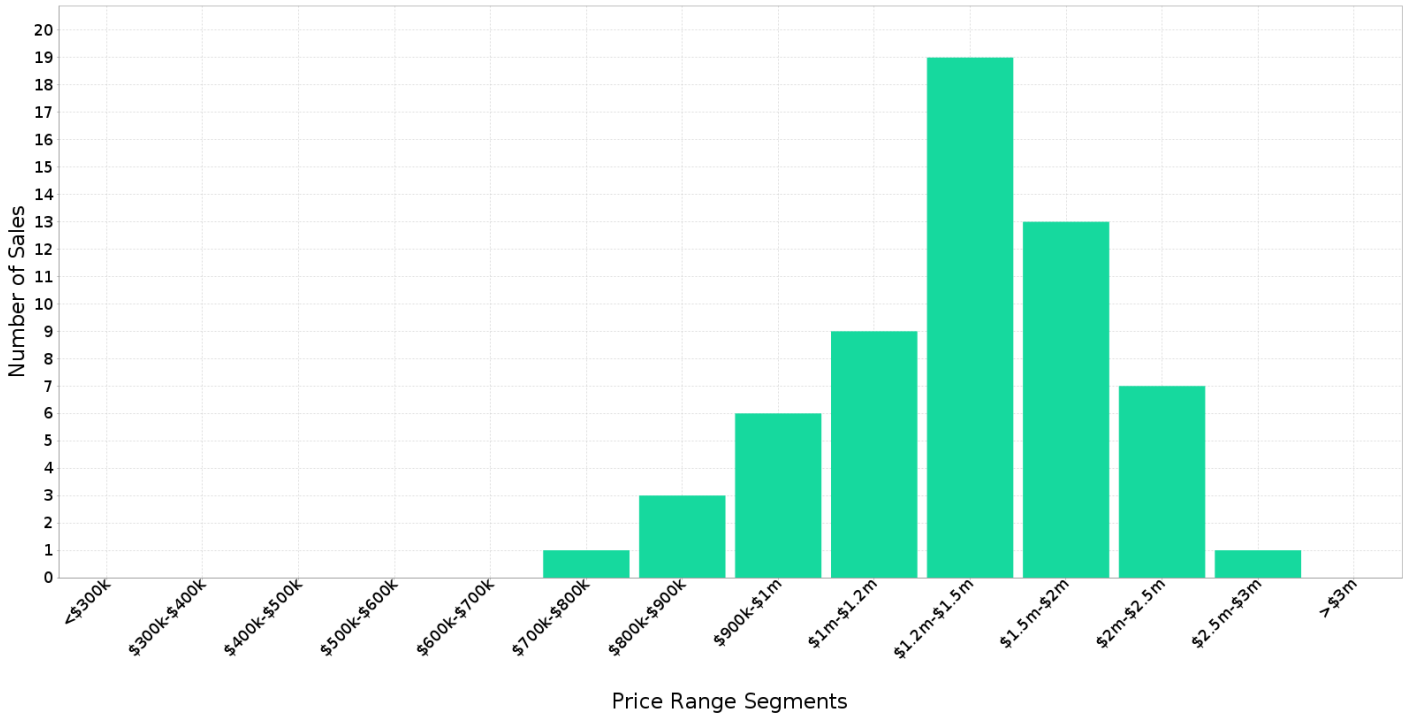
Based on 124 recorded House sales compared over the last two rolling 12 month periods



NORTHGATE - Peak Selling Periods (3 years)



NORTHGATE - Price Range Segments (12 months)



NORTHGATE - Recently Sold Properties

Median Sale Price
\$1.31m

Based on 59 recorded House sales within the last 12 months (Apr '25 - Mar '26)

Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth
+5.2%

Current Median Price: \$1,315,000
Previous Median Price: \$1,250,000

Based on 124 recorded House sales compared over the last two rolling 12 month periods

Sold Properties
59

Based on recorded House sales within the 12 months (Apr '25 - Mar '26)

Based on a rolling 12 month period and may differ from calendar year statistics

9 DAY RD

\$1,160,000

405 m² 3 1 4

Sold Apr 2026 21 Days

104 GYMPIE ST

\$1,800,000

665 m² 4 2 2

Sold Apr 2026 14 Days

19 DAY RD

\$1,610,000

405 m² 5 3 2

Sold Apr 2026 29 Days

51 JUNIOR TCE

\$2,300,000

451 m² 5 3 2

Sold Apr 2026 21 Days

59 OATES PDE

\$1,575,000

3 2 2

Sold Apr 2026 13 Days

8/16 OLIVIA ST

\$999,999

153 m² 2 1 2

Sold Mar 2026 19 Days

18 WESTHOFF RD

\$1,461,100

468 m² 3 2 2

Sold Mar 2026 11 Days

146 NORTHGATE RD

\$1,380,000

612 m² 3 1 1

Sold Mar 2026 12 Days

54 FLOWER ST

\$2,100,000

1,421 m² 2 1 3

Sold Mar 2026 N/A

74 RIDGE ST

\$2,300,000

Feb 2026
23 Days

809 m² 4 2 3

28 SAPSFORD ST

\$1,950,000

Feb 2026
25 Days

419 m² 5 3 2

53 DAY RD

\$1,275,000

Feb 2026
33 Days

434 m² 3 2 2

75 RIDGE ST

\$2,256,000

Feb 2026
93 Days

809 m² 4 2 2

17 FERGUSON AVE

\$1,455,000

Feb 2026
29 Days

405 m² 3 1 2

5 CARTER ST

\$1,510,000

Feb 2026
19 Days

883 m² 4 2 4

5 POLE ST

\$1,501,700

Feb 2026
8 Days

604 m² 3 2 2

26A LARWILL AVE

\$1,800,000

Feb 2026
31 Days

405 m² 4 2 2

2 FLOWER ST

\$1,305,000

Jan 2026
5 Days

photo not available

3 2 2

106 RIDGE ST

\$1,250,000

Dec 2025
N/A

325 m² 3 2 2

783 NUDGE RD

\$1,300,000

Dec 2025
47 Days

789 m² 3 1 3

83 PEARY ST

\$2,900,000

Dec 2025
63 Days

1,214 m² 6 3 2