



**KINGSCLIFF**  
SUBURB STATISTICS



**SELL + BUY + RENT**

[WWW.RAYREALESTATE.COM.AU](http://WWW.RAYREALESTATE.COM.AU)

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Distance from GPO



7.5k

Population

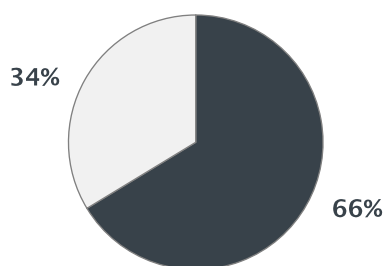
↑ 17.0%

5 year population change



10 years

Average length of ownership



■ Owner Occupiers ■ Renters



The size of Kingscliff is approximately 6.5 square kilometres. It has 9 parks covering nearly 7.2% of total area. The population of Kingscliff in 2011 was 6,392 people. By 2016 the population was 7,480 showing a population growth of 17.0% in the area during that time. The predominant age group in Kingscliff is 50-59 years. Households in Kingscliff are primarily childless couples and are likely to be repaying \$1800 - \$2399 per month on mortgage repayments. In general, people in Kingscliff work in a professional occupation. In 2011, 60.1% of the homes in Kingscliff were owner-occupied compared with 64.6% in 2016. Currently the median sales price of houses in the area is \$1,100,000.

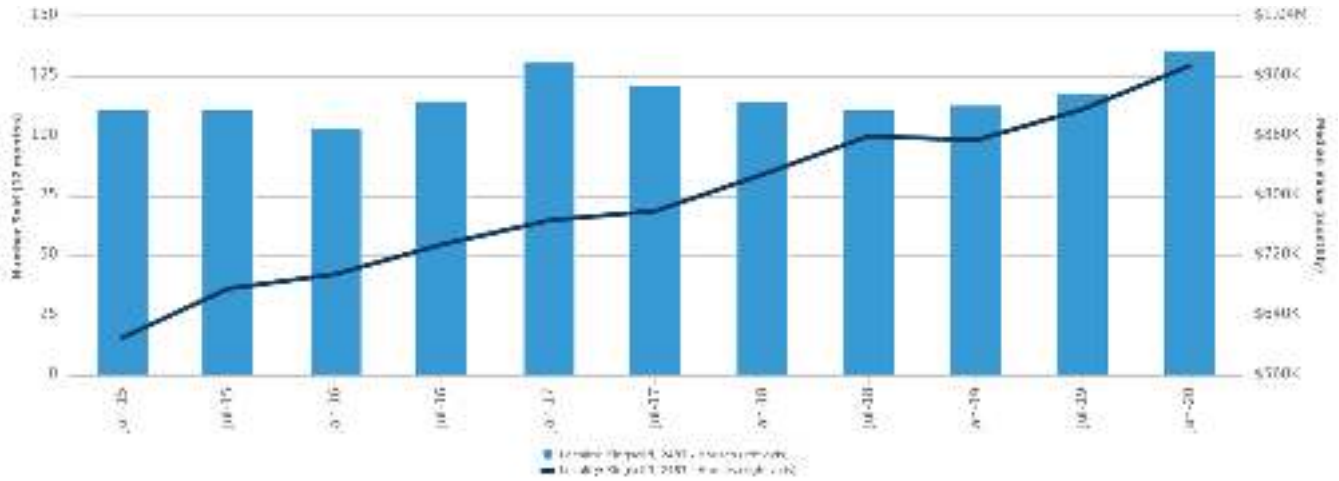
	Total dwellings	Total new listings*	Median Value	Total number currently listed
	1,914	122	\$1,008,392	31
	1,984	82	\$546,510	20

\*Total number of unique properties listed for sale over the past 12 months.

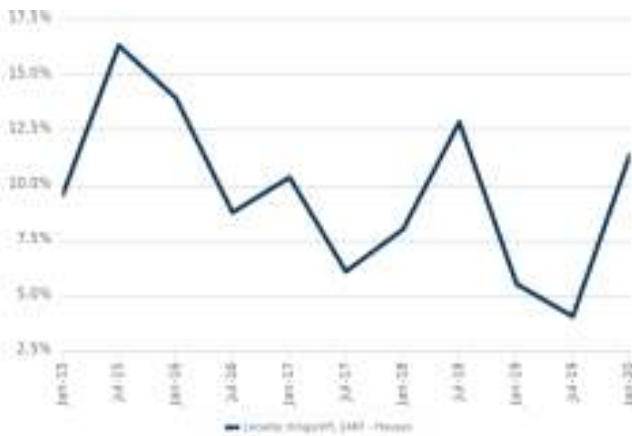


## Houses: For Sale

Number Sold vs. Median Value (monthly)



Change in Median Value



Median Days on Market vs. Median Vendor Discount



\$\$\$

Upper Quartile Price\*

\$1,326,500

The 75th percentile sale price of sales over the past 12 months within the suburb.

\$\$

Median Price\*

\$1,100,000

The middle sale price of all transactions recorded over the past 12 months within the suburb. Note that sale prices lower than \$10,000 and higher than \$80,000,000 are excluded from the analysis.

\$

Lower Quartile Price\*

\$880,000

The 25th percentile sale price of sales over the past 12 months within the suburb.

\*Statistics are calculated over a rolling 12 month period

# Houses: Market Activity Snapshot

## On The Market

## Recently Sold

4

2  
BEDROOMS

9



**78 Pearl Street Kingscliff  
NSW 2487**

Listed on 10 Apr 2020  
PRICED TO SELL

1  
 1  
 538m<sup>2</sup>



**8 Kingscliff Street Kingscliff  
NSW 2487**

Sold on 04 Mar 2020  
\$1,260,000\*

3  
 1  
 548m<sup>2</sup>



**1/34 Sand Street Kingscliff  
NSW 2487**

Listed on 08 Apr 2020  
Price adjustment \$514,000

1  
 1  
 629m<sup>2</sup>



**3 Ozone Street Kingscliff  
NSW 2487**

Sold on 11 Feb 2020  
\$1,060,000

2  
 2  
 715m<sup>2</sup>

6

3  
BEDROOMS

6



**6 Marine Parade Kingscliff  
NSW 2487**

Listed on 14 Apr 2020  
\$1,325,000

2  
 2  
 402m<sup>2</sup>



**1-6/176 Marine Parade  
Kingscliff NSW 2487**

Sold on 13 Jan 2020  
\$2,045,000

2  
 2  
 803m<sup>2</sup>



**2/64 Cylinders Drive  
Kingscliff NSW 2487**

Listed on 10 Apr 2020  
PRICED TO SELL

2  
 2  
 240m<sup>2</sup>



**25 Nautilus Way Kingscliff  
NSW 2487**

Sold on 10 Jan 2020  
\$875,000\*

2  
 2  
 385m<sup>2</sup>

12

4  
BEDROOMS

28



**3 Drift Court Kingscliff  
NSW 2487**

Listed on 10 Apr 2020  
\$1,380,000 to \$1,480,000

2  
 3  
 532m<sup>2</sup>



**22 Banzai Street Kingscliff  
NSW 2487**

Sold on 13 Mar 2020  
Not Disclosed

2  
 2  
 525m<sup>2</sup>



**56 Sailfish Way Kingscliff  
NSW 2487**

Listed on 10 Apr 2020  
PRICED TO SELL

2  
 2  
 503m<sup>2</sup>



**6 Shipstern Street  
Kingscliff NSW 2487**

Sold on 12 Mar 2020  
\$1,690,000

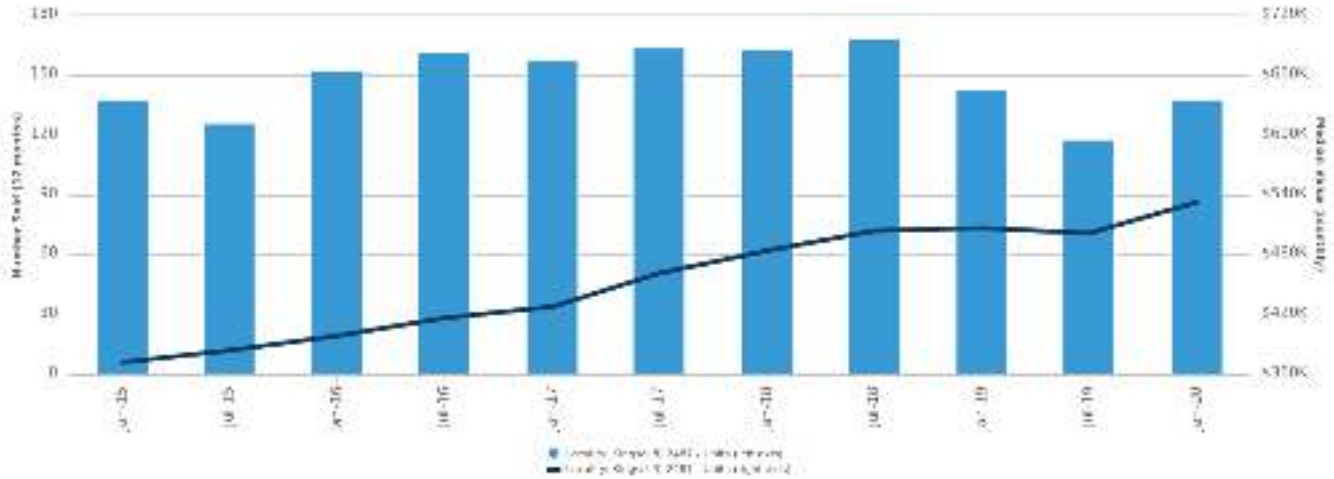
2  
 2  
 672m<sup>2</sup>

= number of houses currently On the Market or Sold within the last 6 months

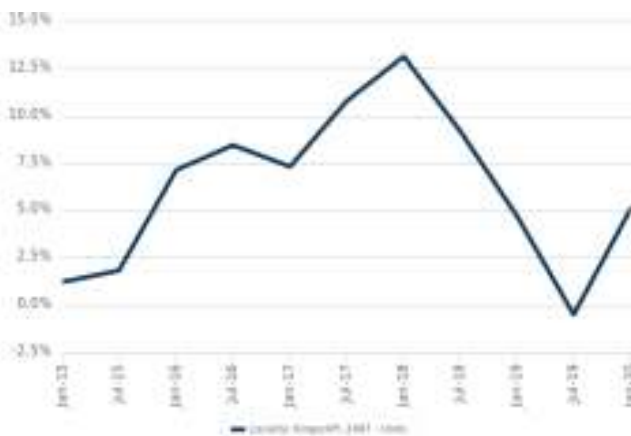
\*Agent advised

## Units: For Sale

Number Sold vs. Median Value (monthly)



Change in Median Value



Median Days on Market vs. Median Vendor Discount



\$\$\$

Upper Quartile Price\*

\$675,000

The 75th percentile sale price of sales over the past 12 months within the suburb.

\$\$

Median Price\*

\$520,000

The middle sale price of all transactions recorded over the past 12 months within the suburb. Note that sale prices lower than \$10,000 and higher than \$80,000,000 are excluded from the analysis.

\$

Lower Quartile Price\*

\$347,000

The 25th percentile sale price of sales over the past 12 months within the suburb.

\*Statistics are calculated over a rolling 12 month period

## Units: Market Activity Snapshot

### On The Market

### Recently Sold

2

1  
BEDROOMS

5



**68/9 Gunnamatta Avenue  
Kingscliff NSW**

Listed on 10 Apr 2020  
\$495,000



**13/9 Gunnamatta Avenue  
Kingscliff NSW**

Sold on 07 Feb 2020  
\$237,500



**87/9 Gunnamatta Avenue  
Kingscliff NSW**

Listed on 09 Apr 2020  
\$305,000



**16/9 Gunnamatta Avenue  
Kingscliff NSW**

Sold on 23 Jan 2020  
\$259,000



8

2  
BEDROOMS

21



**10/32 Kingscliff Street  
Kingscliff NSW 2487**

Listed on 14 Apr 2020  
AUCTION



**2/77 Pearl Street Kingscliff  
NSW 2487**

Sold on 26 Mar 2020  
\$565,000\*



**6/258 Marine Parade  
Kingscliff NSW 2487**

Listed on 14 Apr 2020  
AUCTION



**3/22-24 Kingscliff Street  
Kingscliff NSW 2487**

Sold on 09 Mar 2020  
\$417,000



9

3  
BEDROOMS

24



**3/19 Murphys Road  
Kingscliff NSW 2487**

Listed on 10 Apr 2020  
Auction guide \$930K-\$1.02M



**2/7 Hungerford Lane  
Kingscliff NSW 2487**

Sold on 18 Mar 2020  
Not Disclosed



**4/144 Marine Parade  
Kingscliff NSW 2487**

Listed on 03 Apr 2020  
\$1,285,000



**3/19 Blue Jay Circuit  
Kingscliff NSW 2487**

Sold on 17 Feb 2020  
\$688,000\*

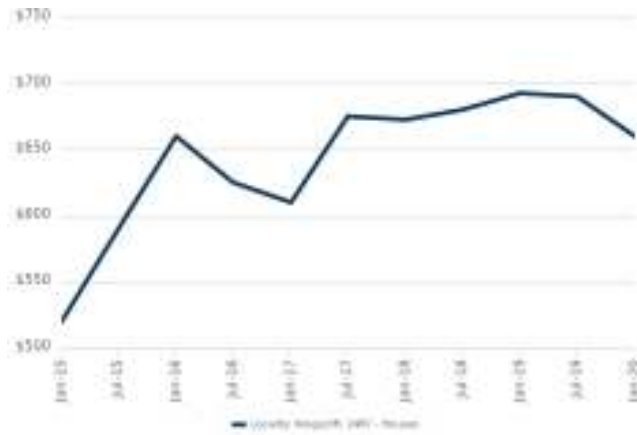


= number of units currently On the Market or Sold within the last 6 months

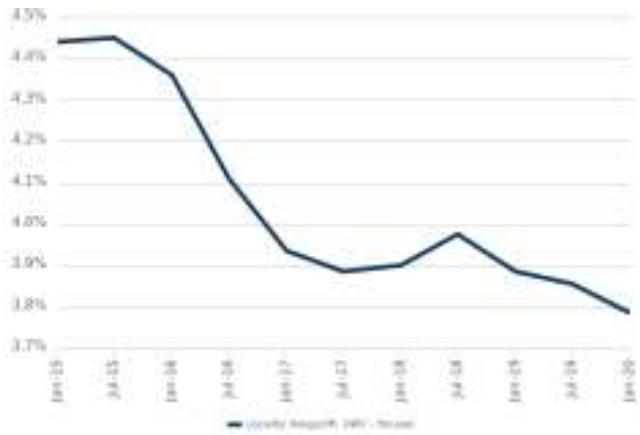
\*Agent advised

## Houses: For Rent

Median Asking Rent (12 months)



Indicative Gross Rental Yield (12 months)



## Houses: Rental Activity Snapshot

### For Rent

2

2  
BEDROOMS



**1/25 Terrace Street  
Kingscliff NSW 2487**

Listed on 11 Apr 2020  
\$370/W

2  
 2  
 2  
638m<sup>2</sup>



**1/34 Sand Street Kingscliff  
NSW 2487**

Listed on 09 Apr 2020  
\$350/W

1  
 1  
 1  
629m<sup>2</sup>

9

3  
BEDROOMS



**9 Julius Place Kingscliff  
NSW 2487**

Listed on 08 Apr 2020  
\$660/W

2  
 1  
 1  
689m<sup>2</sup>



**19 Dawes Avenue Kingscliff  
NSW 2487**

Listed on 07 Apr 2020  
\$640/W

1  
 1  
 1  
743m<sup>2</sup>

10

4  
BEDROOMS



**32 Longboard Circuit  
Kingscliff NSW 2487**

Listed on 14 Apr 2020  
\$890/W

2  
 3  
 3  
918m<sup>2</sup>



**12 Banzai Street Kingscliff  
NSW 2487**

Listed on 10 Apr 2020  
\$900/W

2  
 3  
 3  
525m<sup>2</sup>



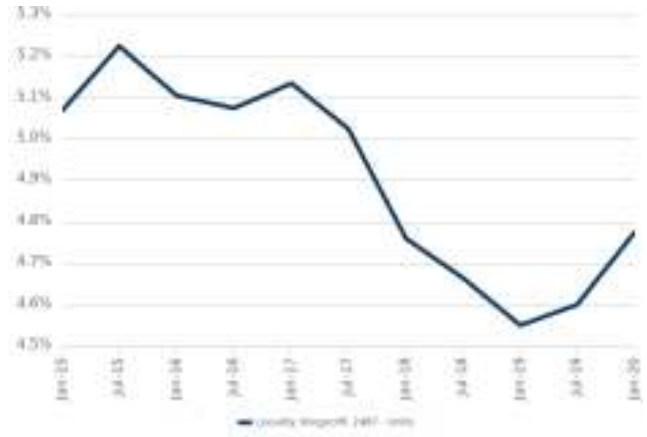
= number of houses observed as On the Market for Rent within the last month

## Units: For Rent

Median Asking Rent (12 months)



Indicative Gross Rental Yield (12 months)



## Units: Rental Activity Snapshot

### For Rent

3

1  
BEDROOMS



**8 Boomerang Street  
Kingscliff NSW 2487**

Listed on 03 Apr 2020  
\$250/W



**25 Sailfish Way Kingscliff  
NSW 2487**

Listed on 31 Mar 2020  
\$420/W



11

2  
BEDROOMS



**1/2 Pearl Street Kingscliff  
NSW 2487**

Listed on 15 Apr 2020  
\$500/W



**7/11-13 Kingscliff Street  
Kingscliff NSW 2487**

Listed on 10 Apr 2020  
\$370/W



14

3  
BEDROOMS



**3/262 Marine Parade  
Kingscliff NSW 2487**

Listed on 13 Apr 2020  
\$540/W



**1/24B Kingscliff Street  
Kingscliff NSW 2487**

Listed on 07 Apr 2020  
\$530/W



= number of units observed as On the Market for Rent within the last month



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