



Cornubia

January 2026



SALE STATISTICS (Houses)

Year	# Sales	Median	Growth	Low	High
2008	117	\$ 473,000	0.0 %	\$ 265,000	\$ 1,410,000
2009	147	\$ 477,500	1.0 %	\$ 282,000	\$ 1,180,000
2010	83	\$ 510,000	6.8 %	\$ 197,000	\$ 1,240,000
2011	70	\$ 470,000	-7.8 %	\$ 260,000	\$ 892,500
2012	86	\$ 502,000	6.8 %	\$ 250,000	\$ 1,150,000
2013	124	\$ 481,500	-4.1 %	\$ 235,000	\$ 1,225,000
2014	132	\$ 535,000	11.1 %	\$ 210,000	\$ 1,875,000
2015	142	\$ 533,994	-0.2 %	\$ 311,000	\$ 1,275,000
2016	136	\$ 580,000	8.6 %	\$ 250,000	\$ 1,300,000
2017	128	\$ 614,750	6.0 %	\$ 265,000	\$ 2,310,000
2018	109	\$ 610,000	-0.8 %	\$ 240,000	\$ 1,755,000
2019	110	\$ 623,750	2.3 %	\$ 327,100	\$ 2,800,000
2020	132	\$ 627,500	0.6 %	\$ 360,000	\$ 1,615,000
2021	167	\$ 780,000	24.3 %	\$ 377,000	\$ 1,870,000
2022	131	\$ 897,000	15.0 %	\$ 490,000	\$ 3,950,000
2023	96	\$ 977,500	9.0 %	\$ 350,000	\$ 5,000,000
2024	114	\$ 1,070,000	9.5 %	\$ 420,000	\$ 3,056,000
2025	97	\$ 1,120,000	4.7 %	\$ 640,000	\$ 3,200,000
2026	0				

Median Sale Price

\$1.12m

Based on 97 recorded house sales within the last 12 months (2025)

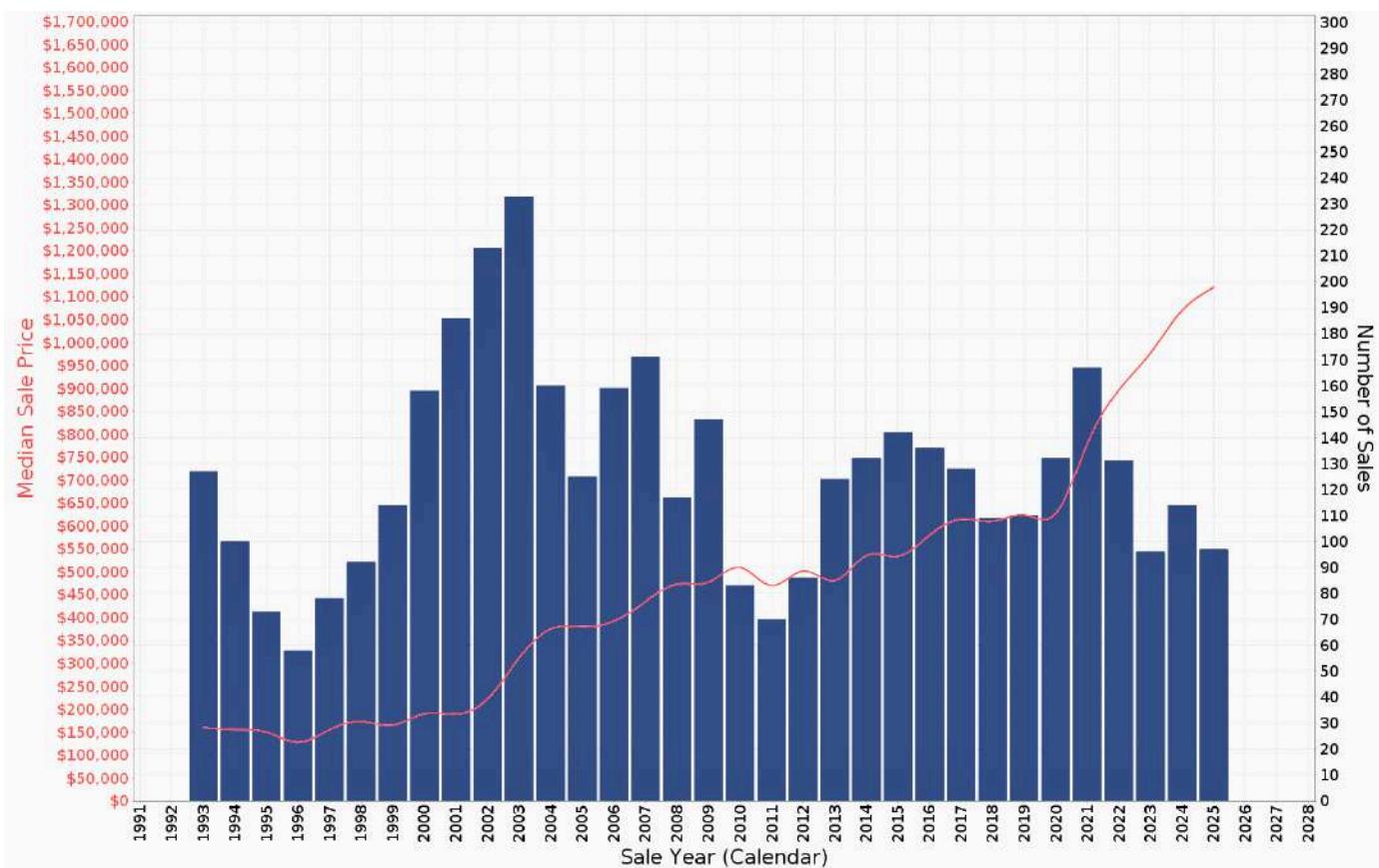
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

+4.7%

Current Median Price: \$1,120,000
Previous Median Price: \$1,070,000

Based on 211 recorded House sales compared over the last two rolling 12 month periods

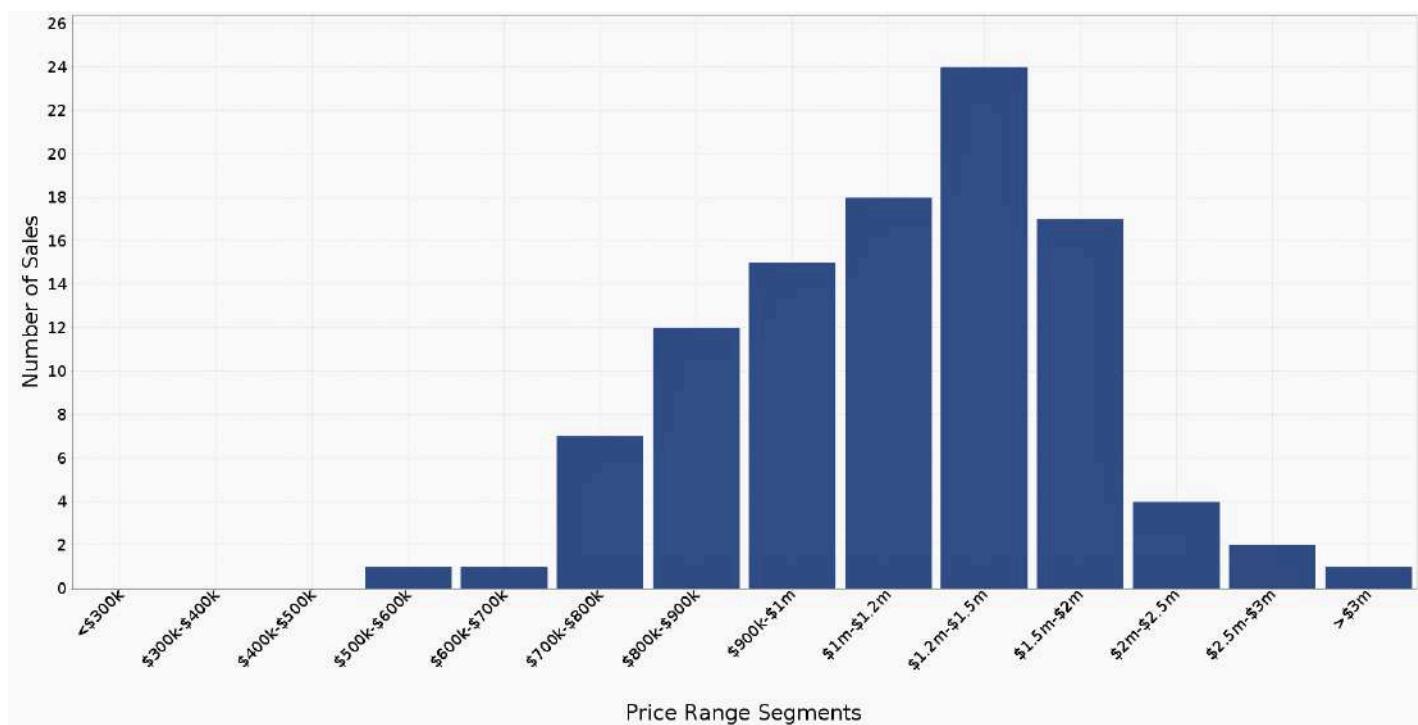


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PEAK SELLING PERIODS (3 years)



CORNUBIA – Price Range Segments (12 months)



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RECENTLY SOLD PROPERTIES

Median Sale Price

\$1.12m

Based on 97 recorded House sales within the last 12 months (2025)

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

Suburb Growth

+4.7%

Current Median Price: \$1,120,000
Previous Median Price: \$1,070,000

Based on 211 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

97

Based on recorded House sales within the 12 months (2025)

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

12A Utrecht ST

\$590,000

502 m² • 4 • 2 • 1

204-208 CARBROOK RD

\$1,375,000

7,586 m² • 4 • 2 • 8

Dec 2025 64 Days

42 WATERCRESS AVE

\$1,200,000

610 m² • 4 • 2 • 2

Dec 2025 32 Days

11 TORRELLIANA CRT

\$1,900,000

5 • 3 • 3

Nov 2025 147 Days

32 PENELOPE DR

\$1,070,000

1,481 m² • 4 • 2 • 2

Nov 2025 47 Days

11 TRUDY CRES

\$1,255,000

1384 m² • 5 • 2 • 7

Nov 2025 8 Days

202 BRYANTS RD

\$990,000

602 m² • 3 • 2 • 1

Nov 2025 10 Days

6 ALPINIA ST

\$1,425,000

720 m² • 4 • 2 • 5

Nov 2025 59 Days

71 SAINT ANDREWS DR

\$1,300,000

834 m² • 4 • 2 • 2

Nov 2025 21 Days

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RECENTLY SOLD PROPERTIES

41 INNES CRES



\$1,450,000

SOLD 19 NOV 2025 19 Days

2,053 m² | 5 Bed | 2 Bath | 3 Car

10 CARNoustie CT



\$1,450,000

SOLD 6 NOV 2025 6 Days

1,000 m² | 4 Bed | 2 Bath | 2 Car

9 RIVIERA CT



\$1,375,000

SOLD 27 OCT 2025 57 Days

876 m² | 4 Bed | 2 Bath | 2 Car

87-89 PARKVIEW CRES



\$1,100,000

SOLD 14 OCT 2025 14 Days

1,001 m² | 4 Bed | 2 Bath | 2 Car

34 TRUDY CRES



\$1,500,000

SOLD 14 OCT 2025 14 Days

1,339 m² | 6 Bed | 4 Bath | 4 Car

34 SAINT ANDREWS DR



\$1,230,000

SOLD 13 OCT 2025 135 Days

1,000 m² | 4 Bed | 2 Bath | 2 Car

2 CHRISTELLA CT



\$1,340,500

SOLD 6 OCT 2025 6 Days

818 m² | 3 Bed | 2 Bath | 2 Car

3 CORNUBIA ST



\$850,000

SOLD 2 OCT 2025 2 Days

635 m² | 3 Bed | 1 Bath | 1 Car

14 MISTY CT



\$895,000

SOLD 14 OCT 2025 N/A

833 m² | 3 Bed | 1 Bath | 2 Car

167 TO 171 CARBROOK RD



\$2,650,000

SOLD 7 OCT 2025 7 Days

5,186 m² | 8 Bed | 3 Bath | 9 Car

148 RODERICK ST



\$1,950,000

SOLD 48 OCT 2025 48 Days

1,000 m² | 5 Bed | 4 Bath | 3 Car

2-10 OGILVY CT



\$1,950,000

SOLD 28 OCT 2025 28 Days

5,157 m² | 4 Bed | 2 Bath | 6 Car

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PROPERTIES FOR RENT

Median Rental Price

\$780 /w

Based on 59 recorded House rentals within the last 12 months (2025)

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

Rental Yield

+3.6%

Current Median Price: \$1,120,000
Current Median Rent: \$780

Based on 97 recorded House sales and 59 House rentals compared over the last 12 months

Number of Rentals

59

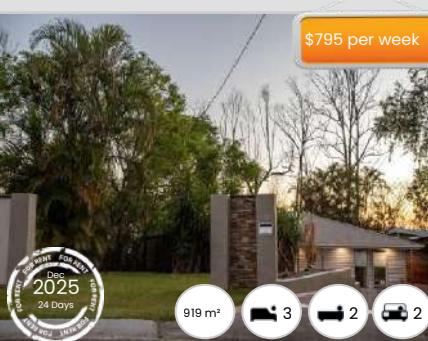
Based on recorded House rentals within the last 12 months (2025)

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

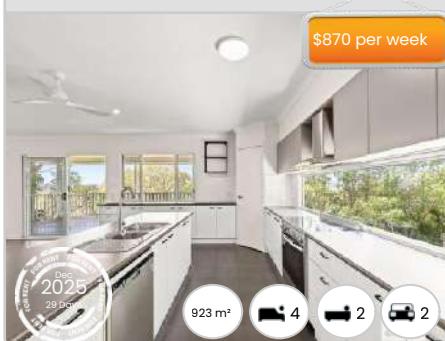
17 CYCAS COURT



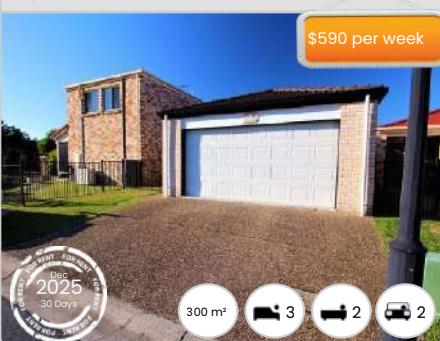
9 MISTY COURT



9 PENELOPE DRIVE



23/10 PENINA CIRCUIT



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