



MEADOWBROOK

October 2026



SALE STATISTICS (Houses)

Year	# Sales	Median	Growth	Low	High
2008	44	\$ 375,000	0.0%	\$ 310,000	\$ 550,000
2009	50	\$ 392,000	4.5%	\$ 321,000	\$ 480,000
2010	27	\$ 392,500	0.1%	\$ 313,500	\$ 465,000
2011	42	\$ 370,000	-5.7%	\$ 300,000	\$ 580,000
2012	33	\$ 360,000	-2.7%	\$ 278,000	\$ 461,000
2013	44	\$ 352,000	-2.2%	\$ 290,000	\$ 1,550,000
2014	44	\$ 375,500	6.7%	\$ 300,000	\$ 598,000
2015	50	\$ 380,750	1.4%	\$ 308,000	\$ 1,925,000
2016	42	\$ 415,000	9.0%	\$ 320,000	\$ 498,000
2017	50	\$ 427,500	3.0%	\$ 340,000	\$ 570,000
2018	32	\$ 441,000	3.2%	\$ 175,000	\$ 700,000
2019	25	\$ 425,000	-3.6%	\$ 355,000	\$ 489,000
2020	43	\$ 467,000	9.9%	\$ 335,000	\$ 653,000
2021	60	\$ 544,500	16.6%	\$ 435,000	\$ 1,800,000
2022	35	\$ 655,000	20.3%	\$ 520,000	\$ 1,760,000
2023	32	\$ 700,000	6.9%	\$ 330,000	\$ 852,000
2024	36	\$ 825,000	17.9%	\$ 660,000	\$ 1,190,000
2025	38	\$ 913,500	10.7%	\$ 450,000	\$ 1,220,000
2026	17	\$ 990,000	8.4%	\$ 875,000	\$ 1,305,000

Median Sale Price

\$980k

Based on 30 recorded House sales within the last 12 months (Oct '25 - Sep '26)

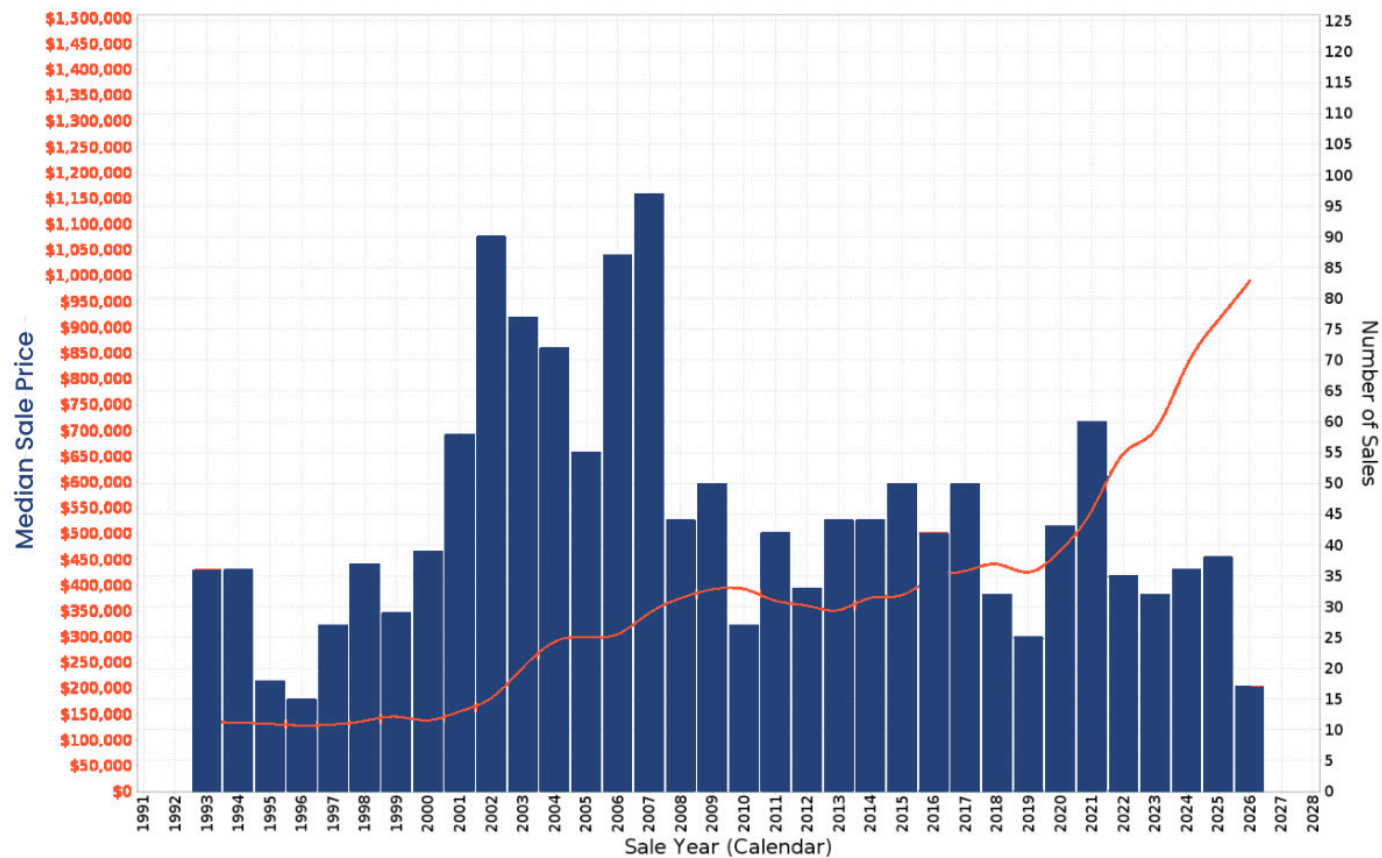
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

+12.6%

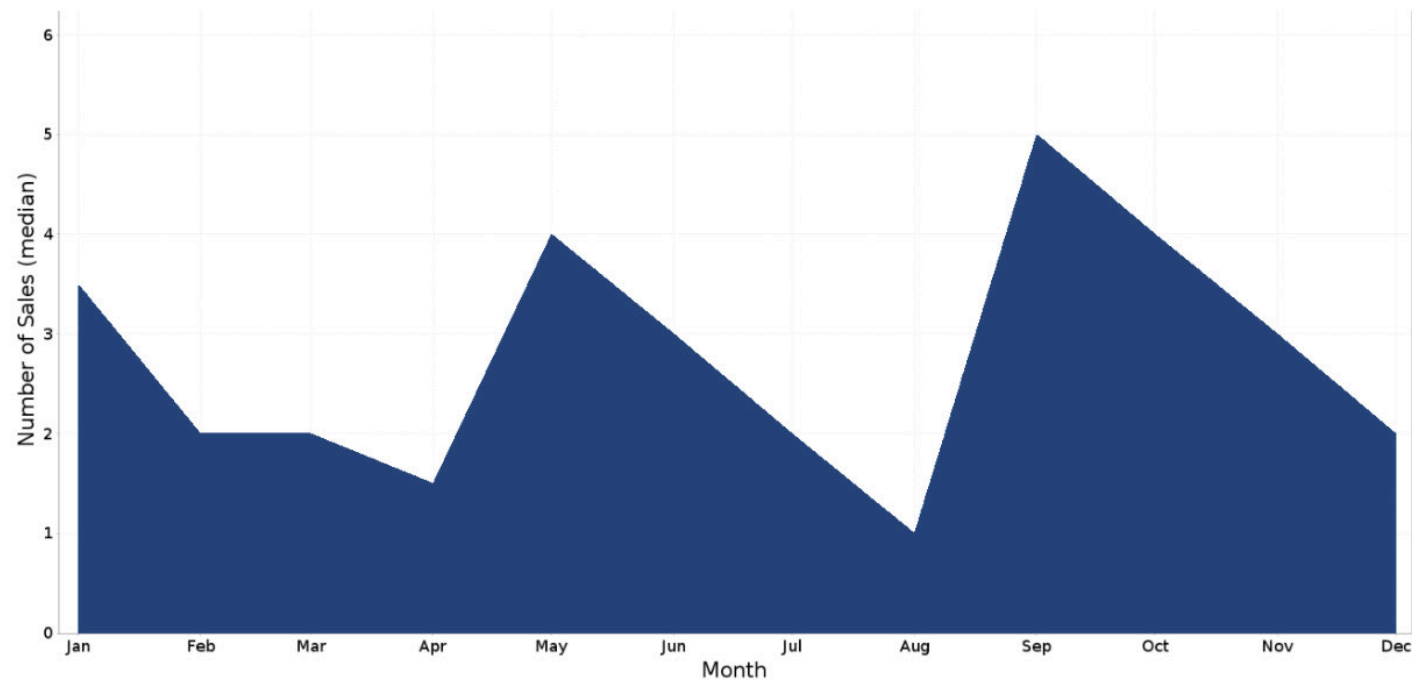
Current Median Price: \$980,000
Previous Median Price: \$870,000

Based on 66 recorded House sales compared over the last two rolling 12 month periods

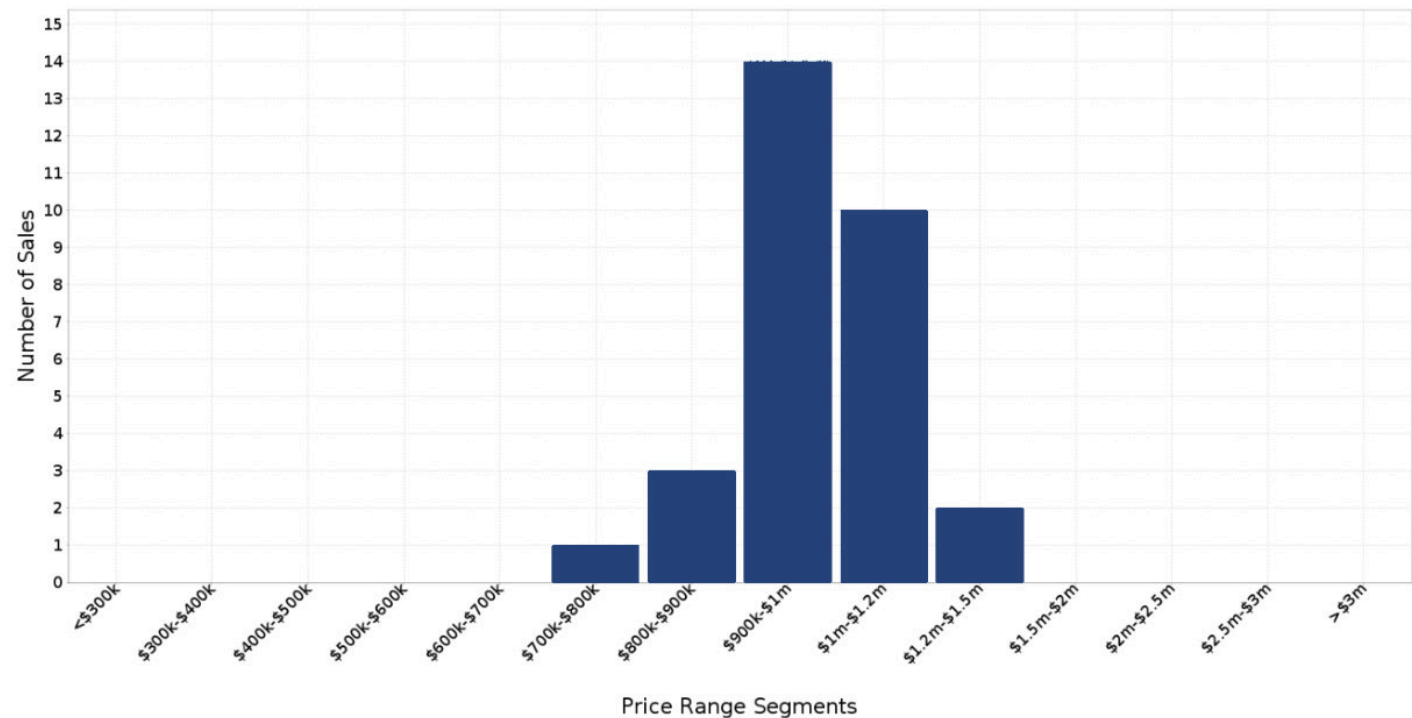


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PEAK SELLING PERIODS (3 years)



MEADOWBROOK – Price Range Segments (12 months)



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RECENTLY SOLD PROPERTIES

Median Sale Price

\$980k

Based on 30 recorded House sales within the last 12 months (Oct '25 - Sep '26)

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

Suburb Growth

+12.6%

Current Median Price: \$980,000
Previous Median Price: \$870,000

Based on 66 recorded House sales compared over the last two rolling 12 month periods

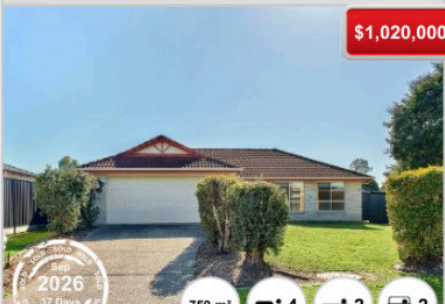
Sold Properties

30

Based on recorded House sales within the last 12 months (Oct '25 - Sep '26)

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

12 FULLER AVE



\$1,020,000

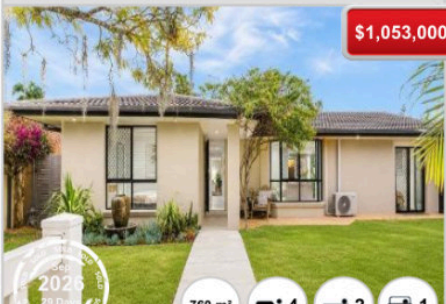
2026

Sep

37 Days

759 m² 4 2 2

81 EDENLEA DR



\$1,053,000

2026

Aug

28 Days

760 m² 4 2 1

5 KLEBER PL



\$1,010,000

2026

Aug

16 Days

668 m² 4 2 4

3 ELBE PL



\$1,100,000

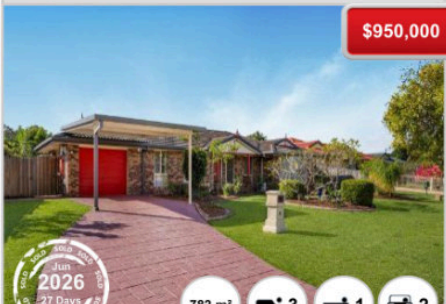
2026

Aug

16 Days

640 m² 5 2 3

10 MEILAND PL



\$950,000

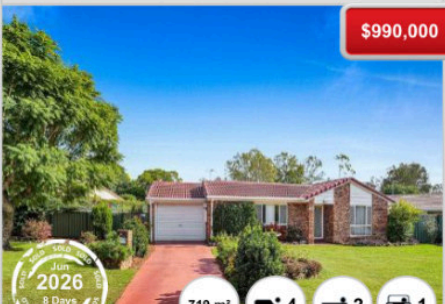
2026

Jun

27 Days

782 m² 3 1 2

3 HAYMER CT



\$990,000

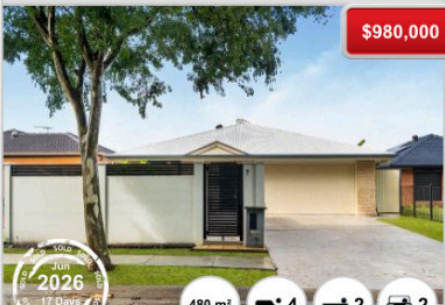
2026

Jun

8 Days

719 m² 4 2 1

7 ALLENBY DR



\$980,000

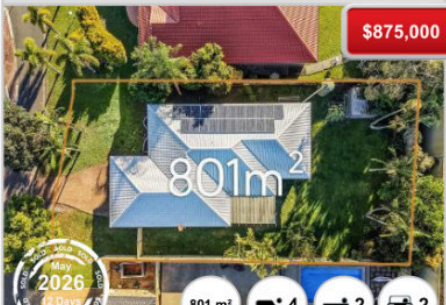
2026

Jun

17 Days

480 m² 4 2 2

16 ELBE PL



\$875,000

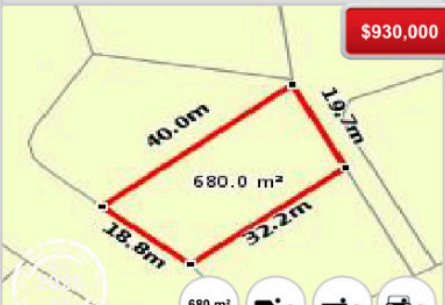
2026

May

14 Days

801 m² 4 2 2

44 KILSAY CRES



\$930,000

2026

May

14 Days

680 m² - - -

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RECENTLY SOLD PROPERTIES

24 KILSAY CRES

\$1,025,000



May 2026
7 Days

820 m²

4

2

3

77 EDENLEA DR

\$980,000



Apr 2026
24 Days

760 m²

3

1

4

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PROPERTIES FOR RENT

Median Rental Price
N/A

Rental Yield
N/A

Number of Rentals
N/A

10 TORINA PLACE



\$580 per week

Sep 2026
23 Days

698 m²

3

1

2

8 CULLA COURT



\$580 per week

Sep 2026
23 Days

817 m²

4

2

1

16 STUDY COURT



\$700 per week

Sep 2026
25 Days

755 m²

4

2

2

6 CALLINAR COURT



\$750 per week

Aug 2026
53 Days

802 m²

4

2

1



Please contact us to discuss your real estate goals



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