

Suburb Statistics Report

Christine Holowiecki
Mob: 0422 399 943
Ph: (08) 8351 2776
Email: christine@keepingitrealty.com.au



Area Profile

The size of Blakeview is approximately 7 square kilometres.

It has 24 parks covering nearly 2.8% of total area.

The population of Blakeview in 2011 was 5,092 people.

By 2016 the population was 7,227 showing a population growth of 41.9% in the area during that time.

The predominant age group in Blakeview is 20-29 years.

Households in Blakeview are primarily couples with children and are likely to be repaying \$1400 - \$1799 per month on mortgage repayments.

In general, people in Blakeview work in a trades occupation.

In 2011, 73.8% of the homes in Blakeview were owner-occupied compared with 65% in 2016.

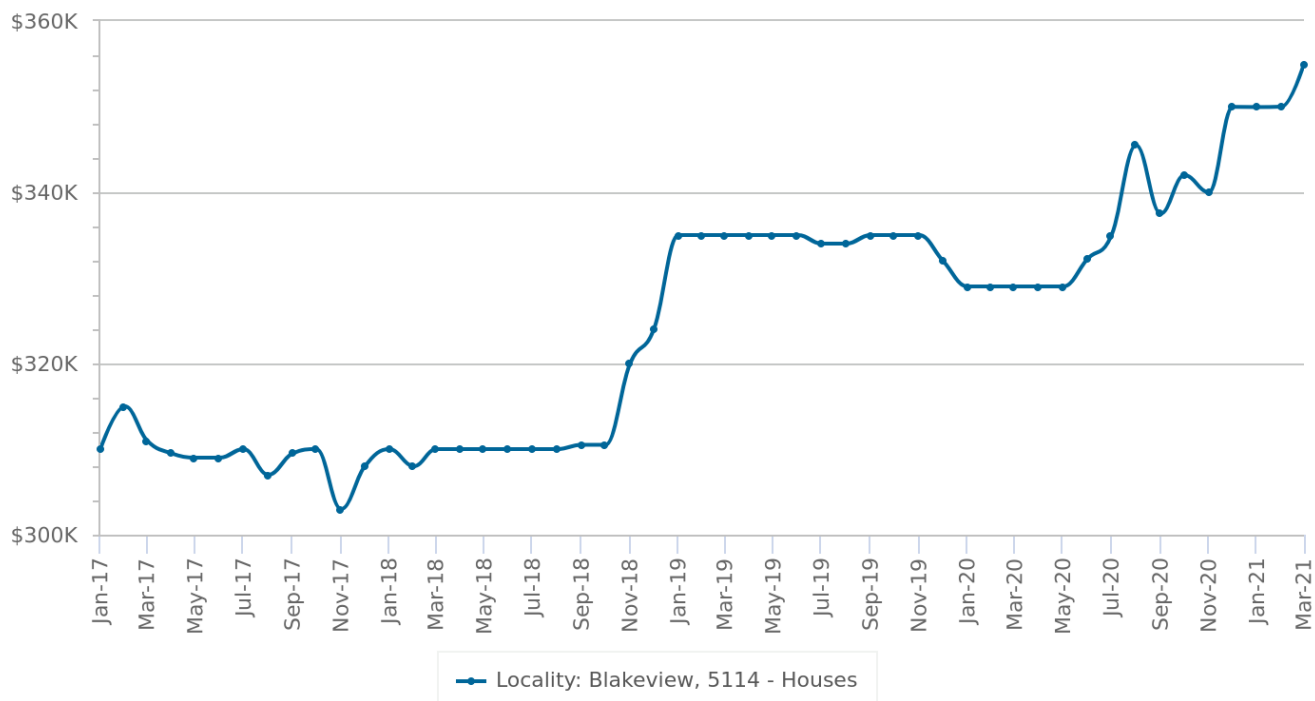
Currently the median sales price of houses in the area is \$355,000.

Median Sales Price

	Year 2017	Year 2018	Year 2019	Year 2020	Year 2021
Period	Median Price	Median Price	Median Price	Median Price	Median Price
January	\$310,000	\$310,000	\$335,000	\$329,000	\$349,950
February	\$315,000	\$308,000	\$335,000	\$329,000	\$350,000
March	\$311,000	\$310,000	\$335,000	\$329,000	\$355,000
April	\$309,500	\$310,000	\$335,000	\$329,000	n/a
May	\$309,000	\$310,000	\$335,000	\$329,000	n/a
June	\$309,000	\$310,000	\$335,000	\$332,250	n/a
July	\$310,000	\$310,000	\$334,000	\$335,000	n/a
August	\$307,000	\$310,000	\$334,000	\$345,500	n/a
September	\$309,500	\$310,500	\$335,000	\$337,500	n/a
October	\$310,000	\$310,500	\$335,000	\$342,000	n/a
November	\$303,000	\$320,000	\$335,000	\$340,000	n/a
December	\$308,000	\$324,000	\$332,000	\$349,975	n/a

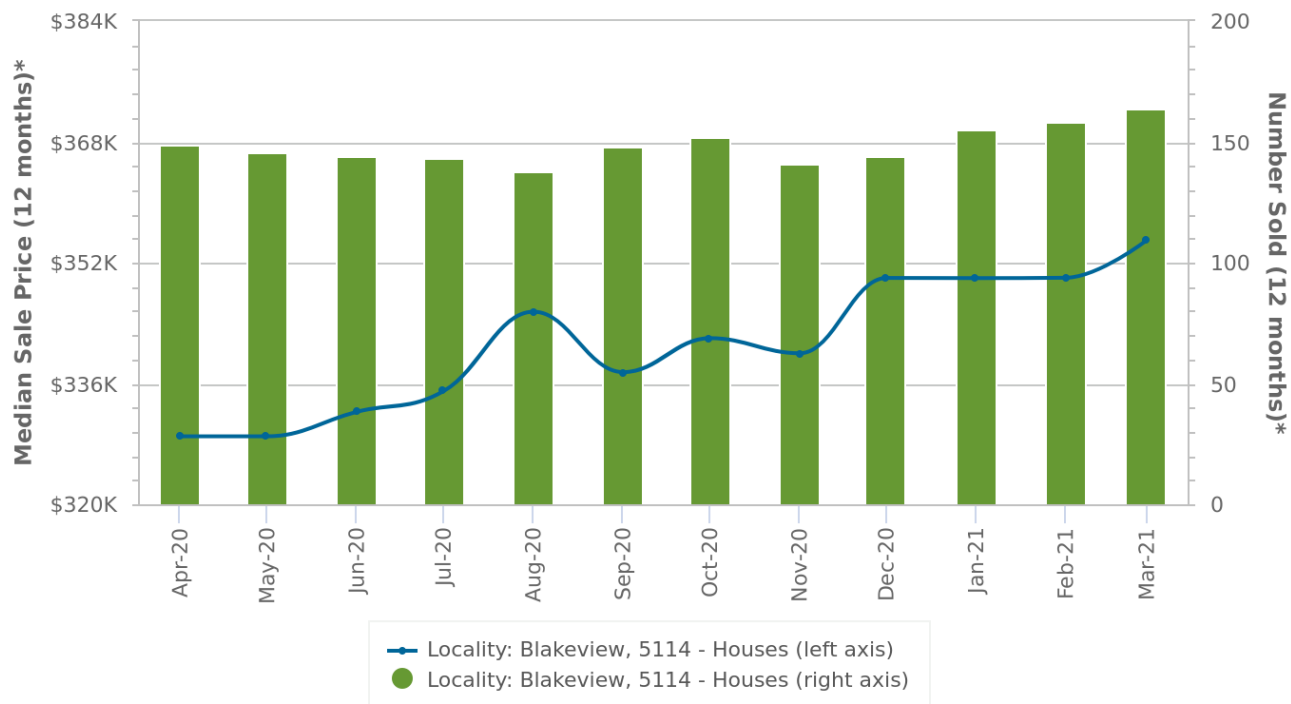
Statistics are calculated over a rolling 12 month period

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

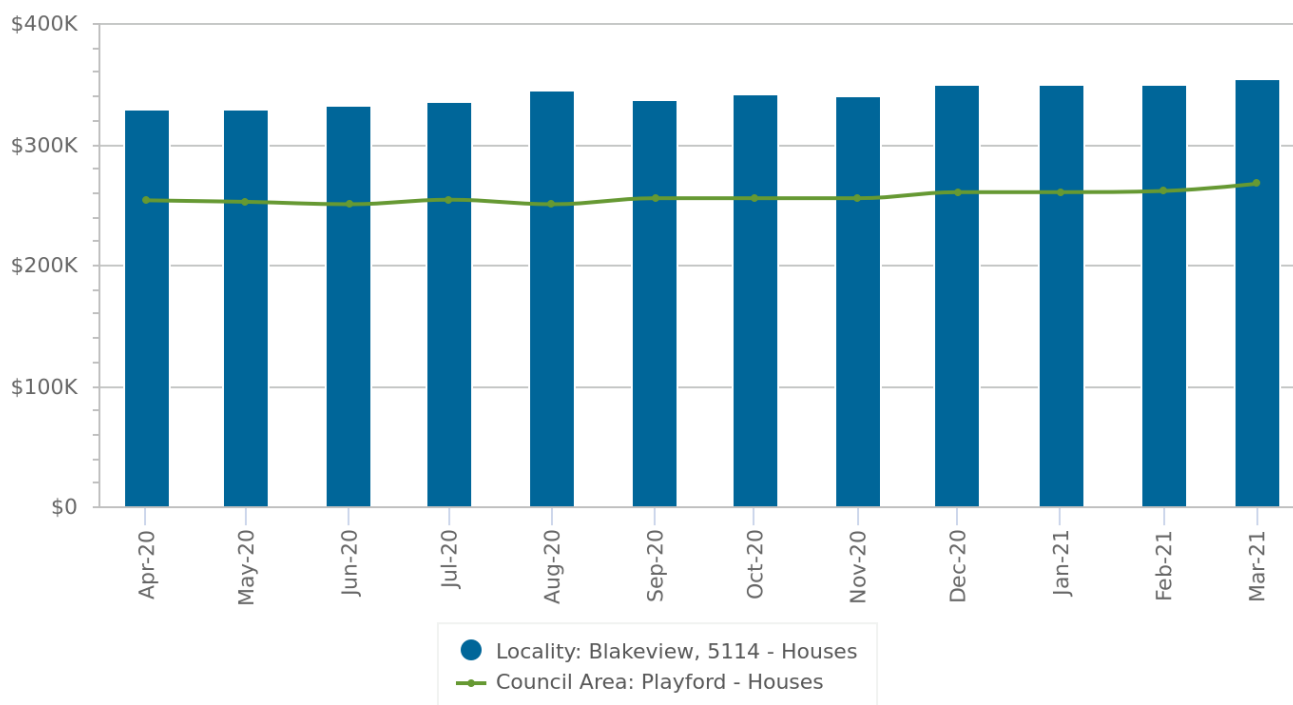
Recent Median Sale Prices

Recent Median Sale Prices (House)

Period	Blakeview	Playford
	Median Price	Median Price
March 2021	\$355,000	\$267,000
February 2021	\$350,000	\$261,000
January 2021	\$349,950	\$260,000
December 2020	\$349,975	\$260,000
November 2020	\$340,000	\$255,000
October 2020	\$342,000	\$255,000
September 2020	\$337,500	\$255,000
August 2020	\$345,500	\$250,000
July 2020	\$335,000	\$253,750
June 2020	\$332,250	\$250,000
May 2020	\$329,000	\$252,000
April 2020	\$329,000	\$253,250

Statistics are calculated over a rolling 12 month period

Recent Median Sale Prices (House)



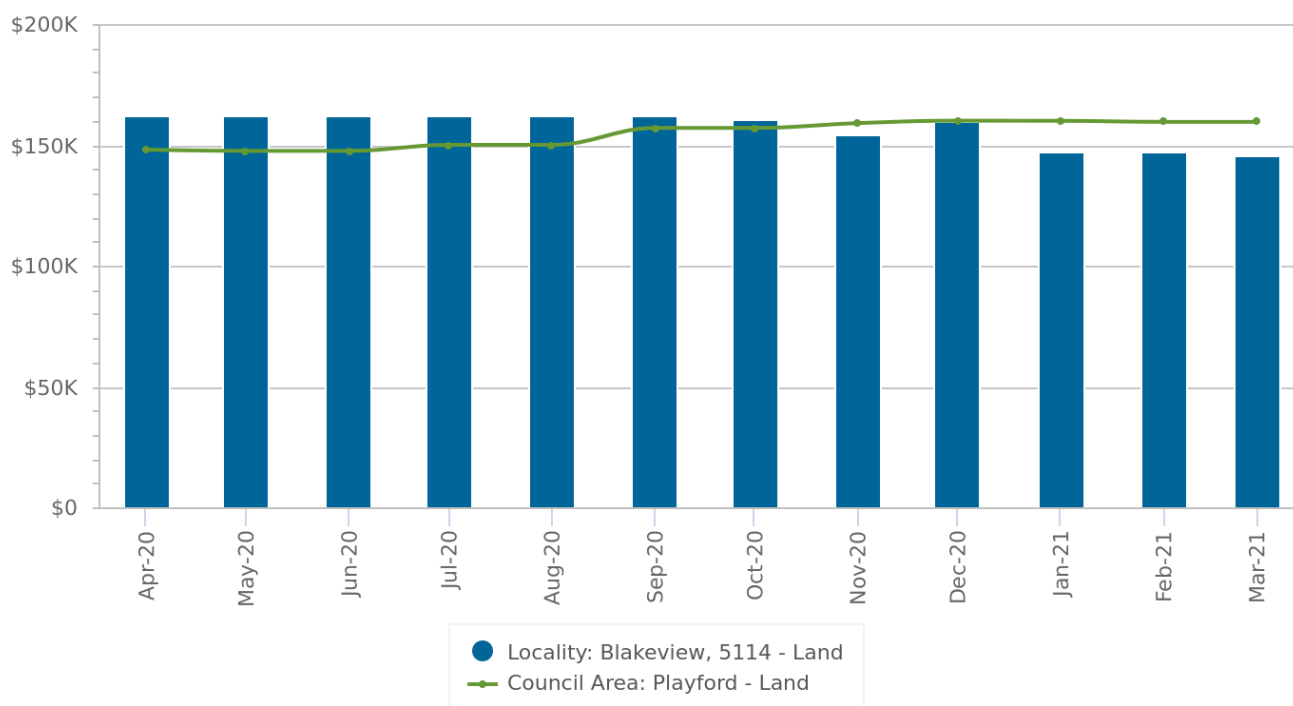
Statistics are calculated over a rolling 12 month period

Recent Median Sale Prices (Land)

Period	Blakeview Median Price	Playford Median Price
March 2021	\$146,000	\$159,500
February 2021	\$147,000	\$159,500
January 2021	\$147,000	\$159,950
December 2020	\$160,000	\$160,000
November 2020	\$154,500	\$159,000
October 2020	\$161,000	\$157,000
September 2020	\$162,000	\$157,000
August 2020	\$162,000	\$150,000
July 2020	\$162,000	\$150,000
June 2020	\$162,000	\$147,500
May 2020	\$162,000	\$147,500
April 2020	\$162,000	\$148,000

Statistics are calculated over a rolling 12 month period

Recent Median Sale Prices (Land)



Statistics are calculated over a rolling 12 month period

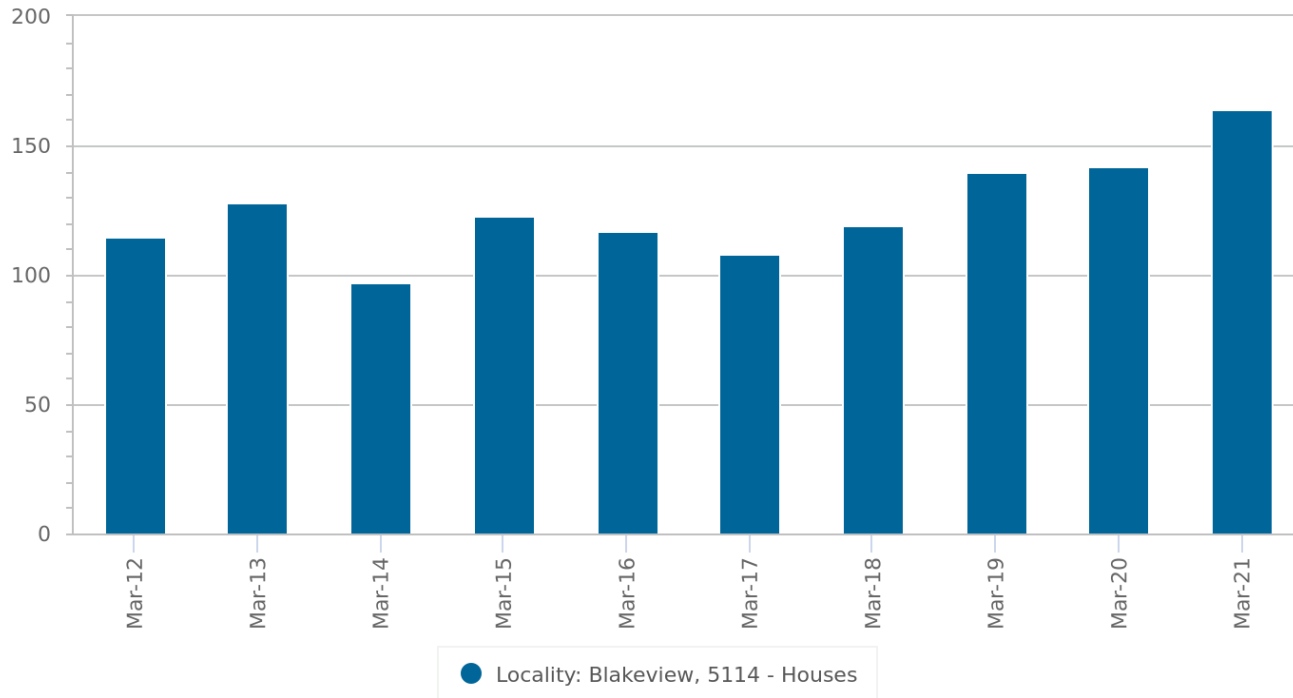
Sales Per Annum

Sales Per Annum (House)

Period Ending	Blakeview
	Number
Mar 2021	164
Mar 2020	142
Mar 2019	140
Mar 2018	119
Mar 2017	108
Mar 2016	117
Mar 2015	123
Mar 2014	97
Mar 2013	128
Mar 2012	115

Statistics are calculated over a rolling 12 month period

Sales Per Annum (House)



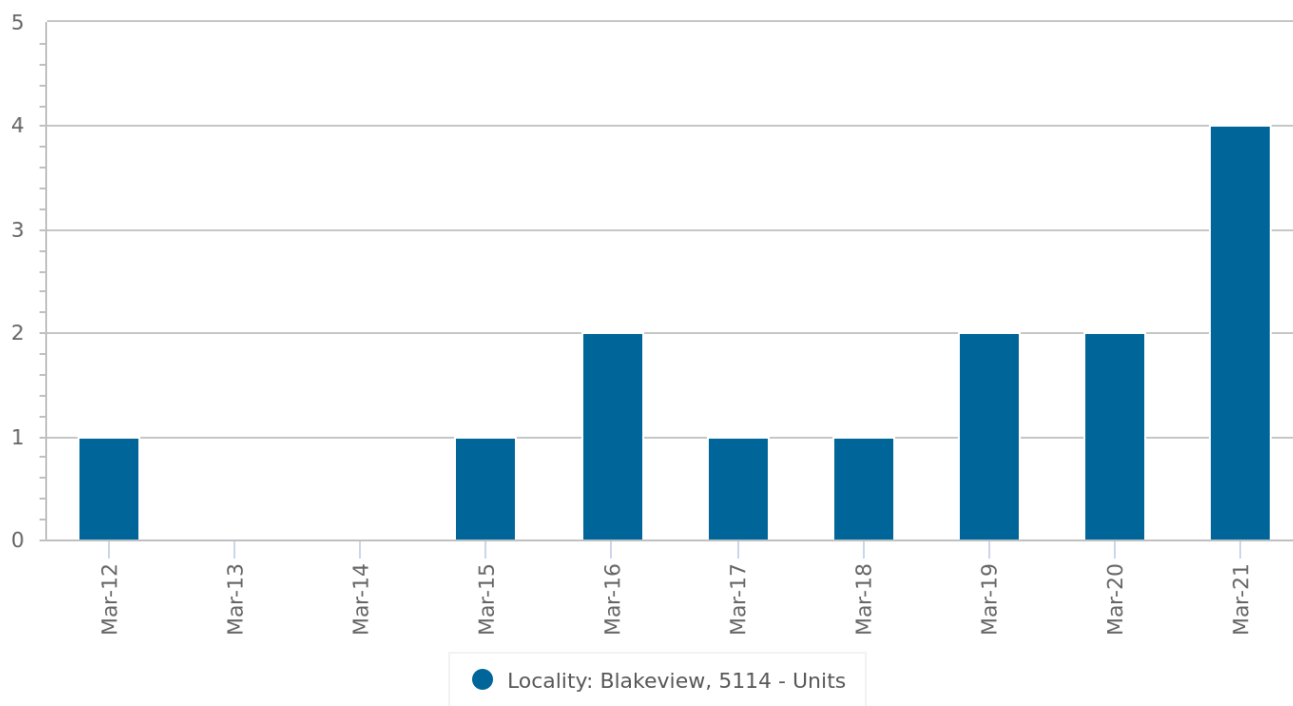
Statistics are calculated over a rolling 12 month period

Sales Per Annum (Unit)

Period Ending	Blakeview Number
Mar 2021	4
Mar 2020	2
Mar 2019	2
Mar 2018	1
Mar 2017	1
Mar 2016	2
Mar 2015	1
Mar 2014	0
Mar 2013	0
Mar 2012	1

Statistics are calculated over a rolling 12 month period

Sales Per Annum (Unit)



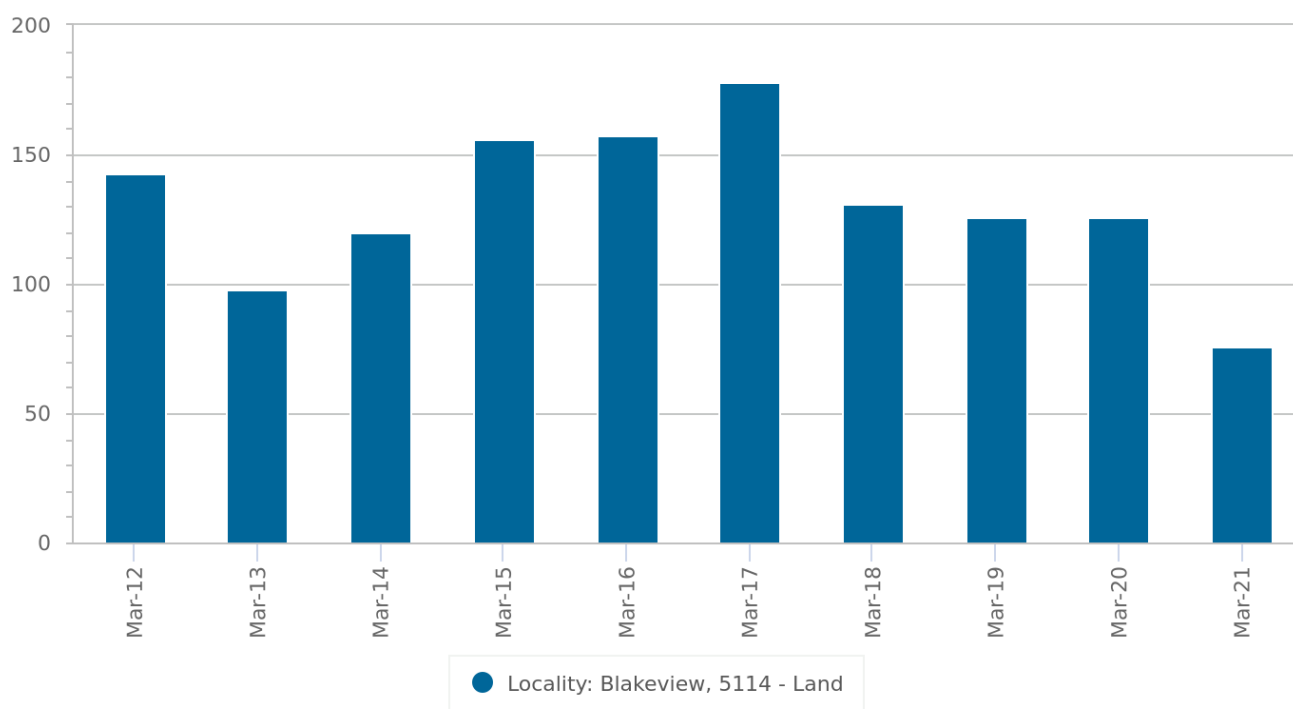
Statistics are calculated over a rolling 12 month period

Sales Per Annum (Land)

Period Ending	Blakeview Number
Mar 2021	76
Mar 2020	126
Mar 2019	126
Mar 2018	131
Mar 2017	178
Mar 2016	157
Mar 2015	156
Mar 2014	120
Mar 2013	98
Mar 2012	143

Statistics are calculated over a rolling 12 month period

Sales Per Annum (Land)



Statistics are calculated over a rolling 12 month period

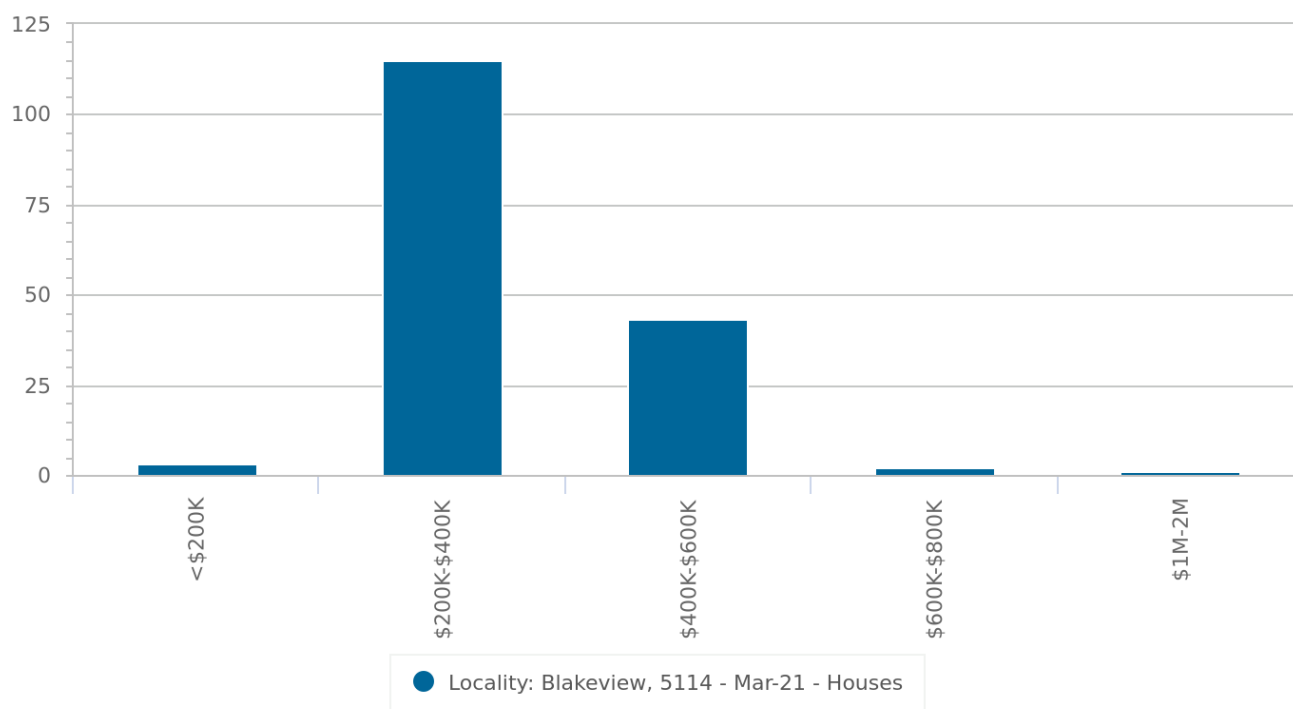
Sales By Price

Sales By Price - 12 months (House)

Price	Blakeview	
	Number	
<\$200K	3	
\$200K-\$400K	115	
\$400K-\$600K	43	
\$600K-\$800K	2	
\$1M-\$2M	1	

Statistics are calculated over a rolling 12 month period

Sales By Price - 12 months (House)



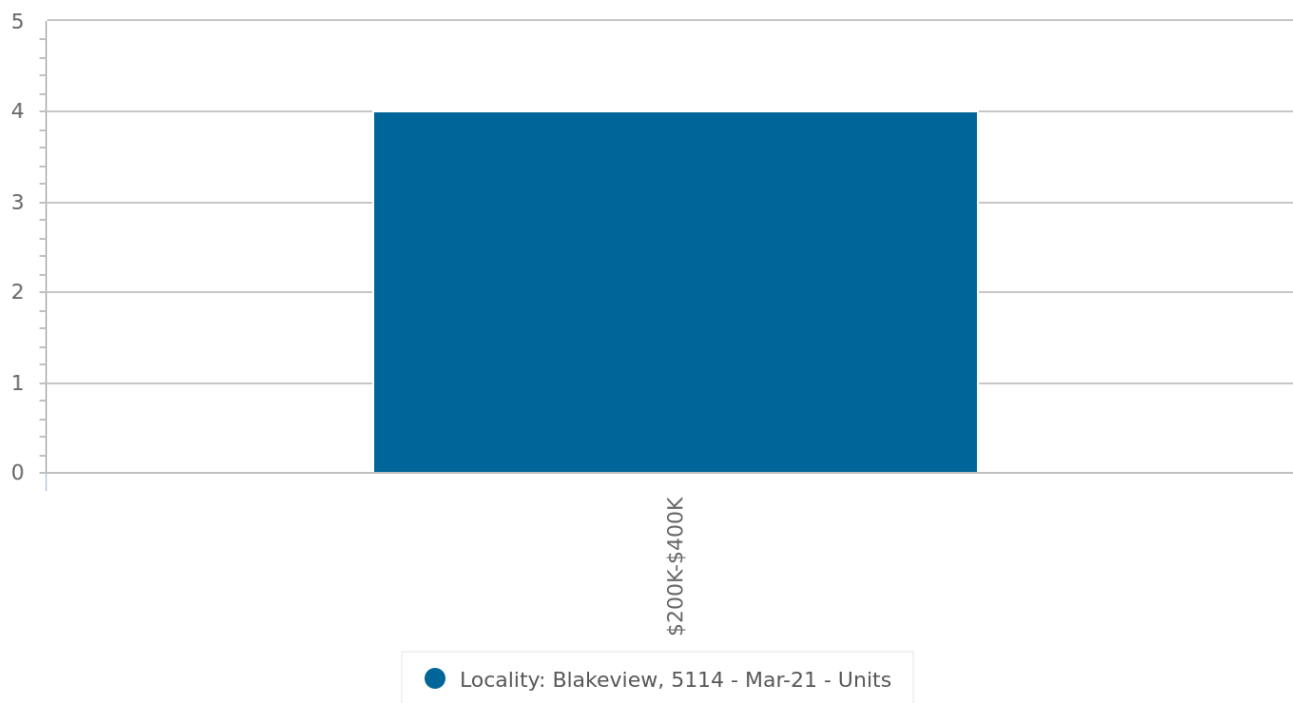
Statistics are calculated over a rolling 12 month period

Sales By Price - 12 months (Unit)

Price	Blakeview	
	Number	
\$200K-\$400K	4	

Statistics are calculated over a rolling 12 month period

Sales By Price - 12 months (Unit)



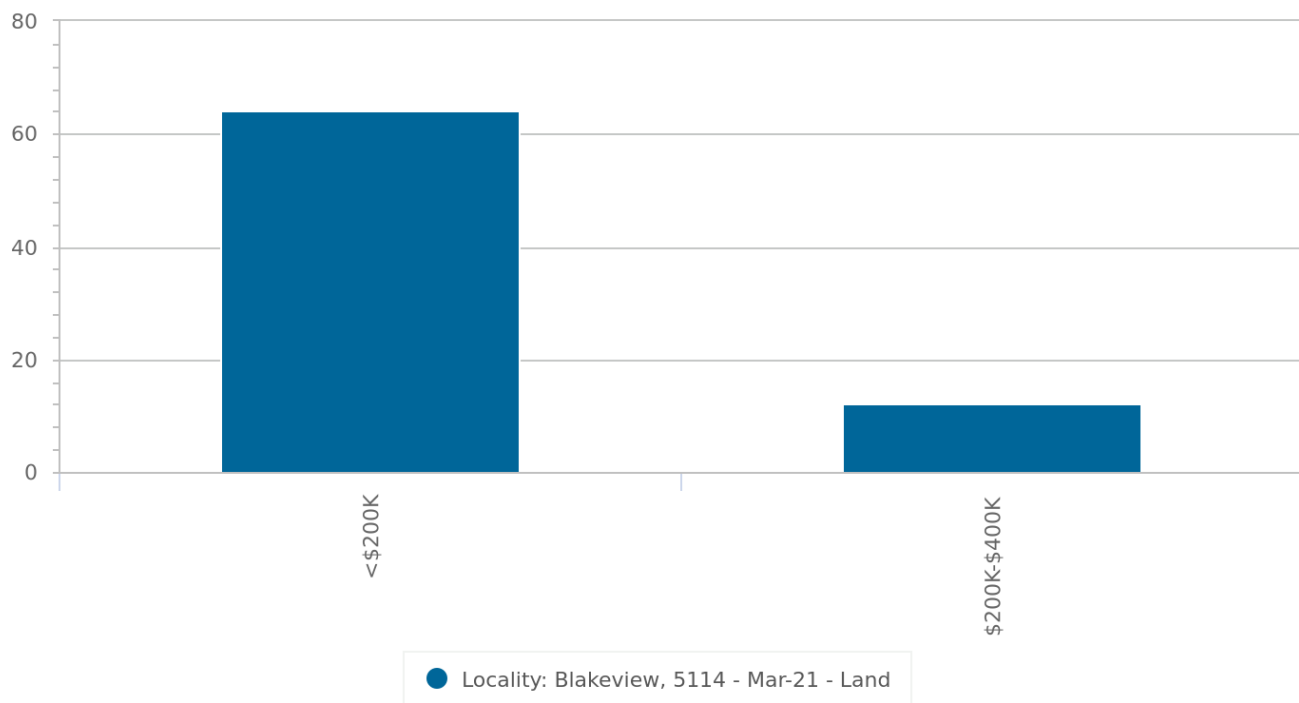
Statistics are calculated over a rolling 12 month period

Sales By Price - 12 months (Land)

Price	Blakeview	
	Number	
<\$200K	64	
\$200K-\$400K	12	

Statistics are calculated over a rolling 12 month period

Sales By Price - 12 months (Land)



Statistics are calculated over a rolling 12 month period

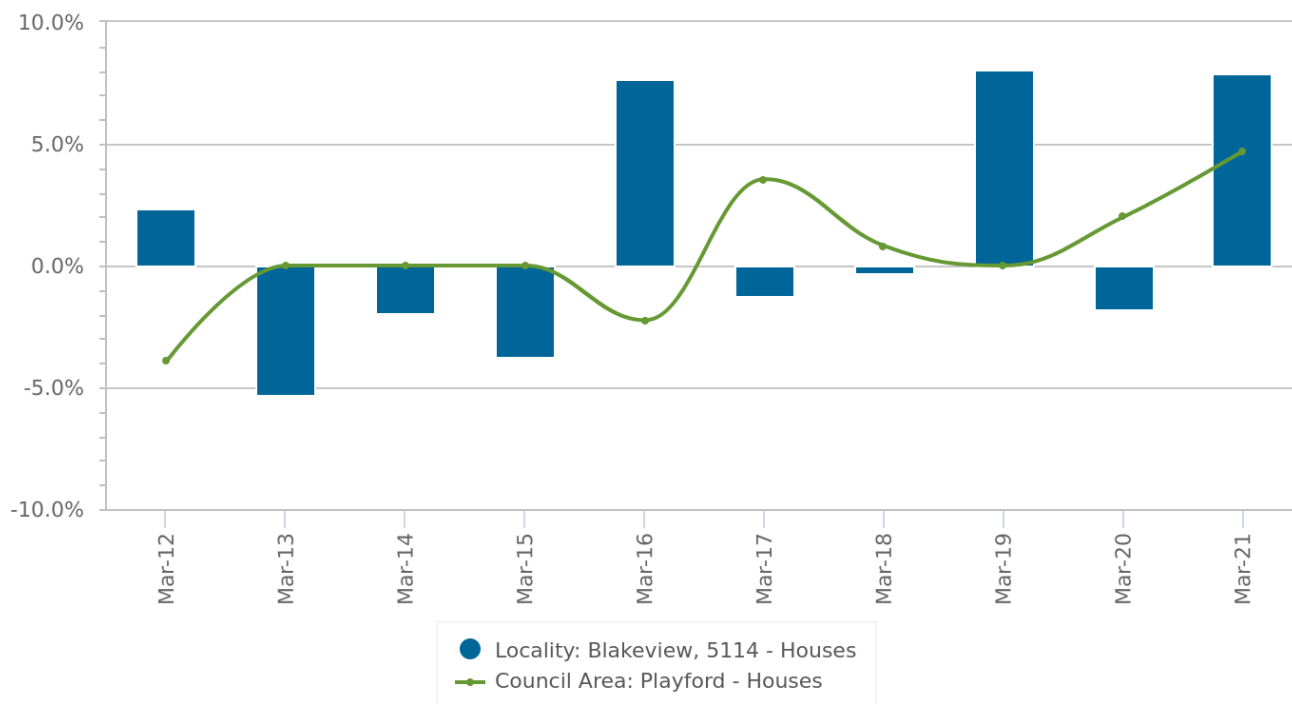
Change in Median Price

Change in Median Price (House)

Period	Blakeview	Playford
	% Change	% Change
Mar 2021	7.9%	4.71%
Mar 2020	-1.79%	2%
Mar 2019	8.06%	0%
Mar 2018	-0.32%	0.81%
Mar 2017	-1.27%	3.55%
Mar 2016	7.69%	-2.24%
Mar 2015	-3.78%	0%
Mar 2014	-1.94%	0%
Mar 2013	-5.34%	0%
Mar 2012	2.34%	-3.92%

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	Blakeview % Change	Playford % Change
Mar 2020	0%	2.51%
Mar 2019	0%	-13.63%
Mar 2018	0%	8.51%
Mar 2017	0%	-9%
Mar 2016	0%	9.47%
Mar 2015	0%	-2.66%
Mar 2014	0%	-4.48%
Mar 2013	0%	5.77%
Mar 2012	0%	12.39%
Mar 2011	0%	0%

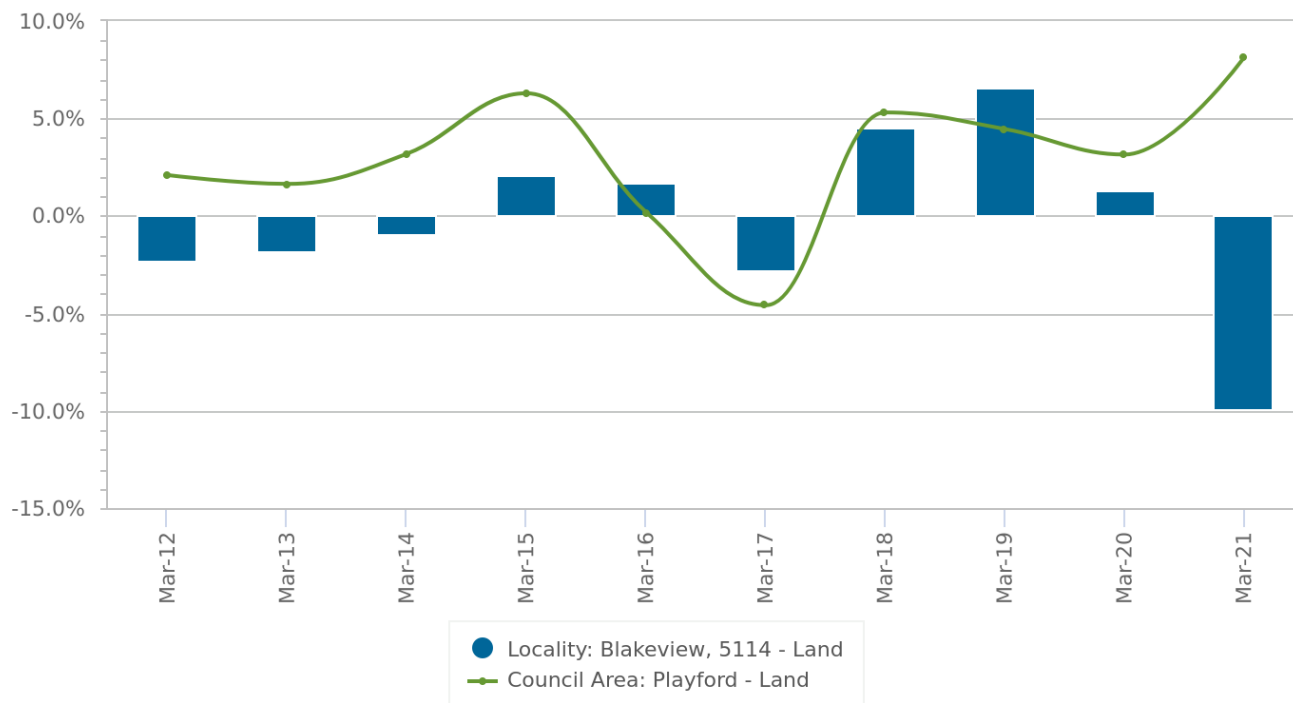
Statistics are calculated over a rolling 12 month period

Change in Median Price (Land)

Period	Blakeview % Change	Playford % Change
Mar 2021	-9.88%	8.14%
Mar 2020	1.31%	3.15%
Mar 2019	6.6%	4.46%
Mar 2018	4.57%	5.31%
Mar 2017	-2.75%	-4.59%
Mar 2016	1.72%	0.18%
Mar 2015	2.11%	6.29%
Mar 2014	-0.94%	3.19%
Mar 2013	-1.82%	1.64%
Mar 2012	-2.34%	2.09%

Statistics are calculated over a rolling 12 month period

Change in Median Price (Land)



Statistics are calculated over a rolling 12 month period

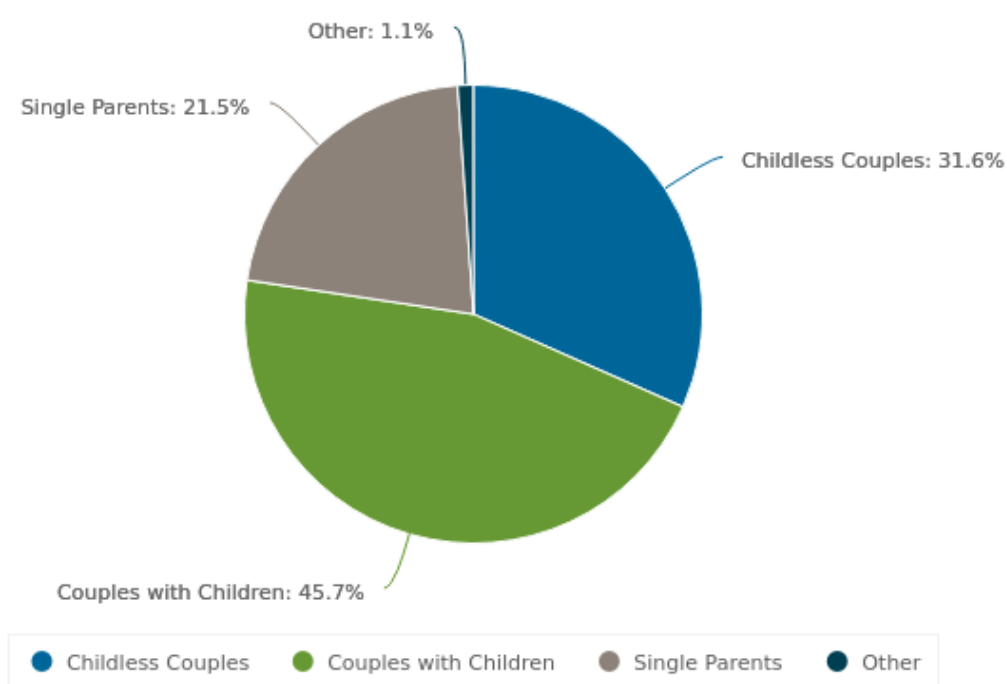
Household

Household Structure

Type	Percent
Couples with Children	45.7
Childless Couples	31.6
Single Parents	21.5
Other	1.1

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

Household Structure



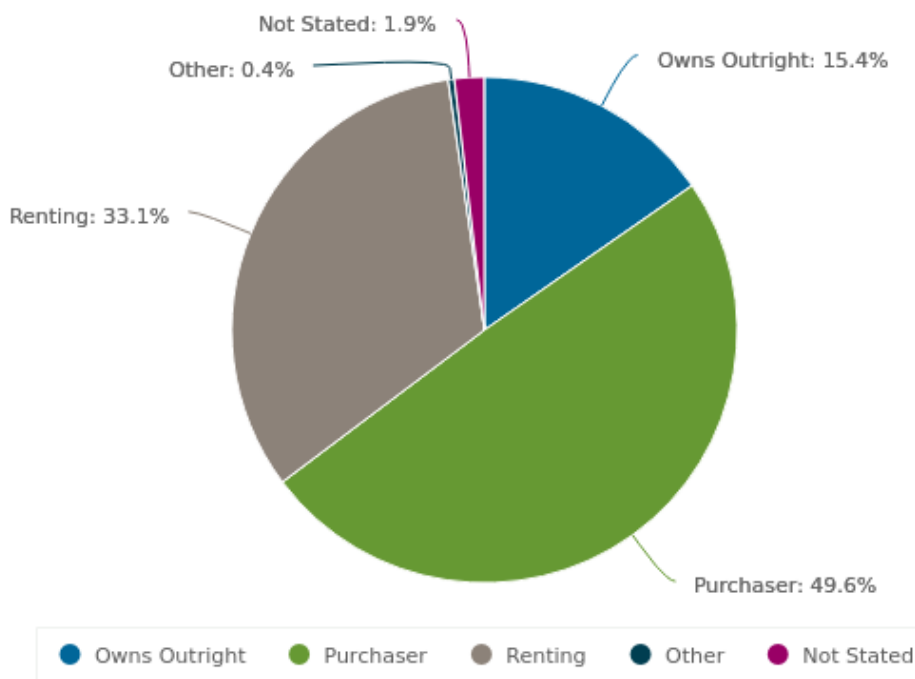
Statistics are provided by the Australian Bureau of Statistics (ABS)

Household Occupancy

Type	Percent
Purchaser	49.6
Renting	33.1
Owns Outright	15.4
Not Stated	1.9
Other	0.4

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

Household Occupancy



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

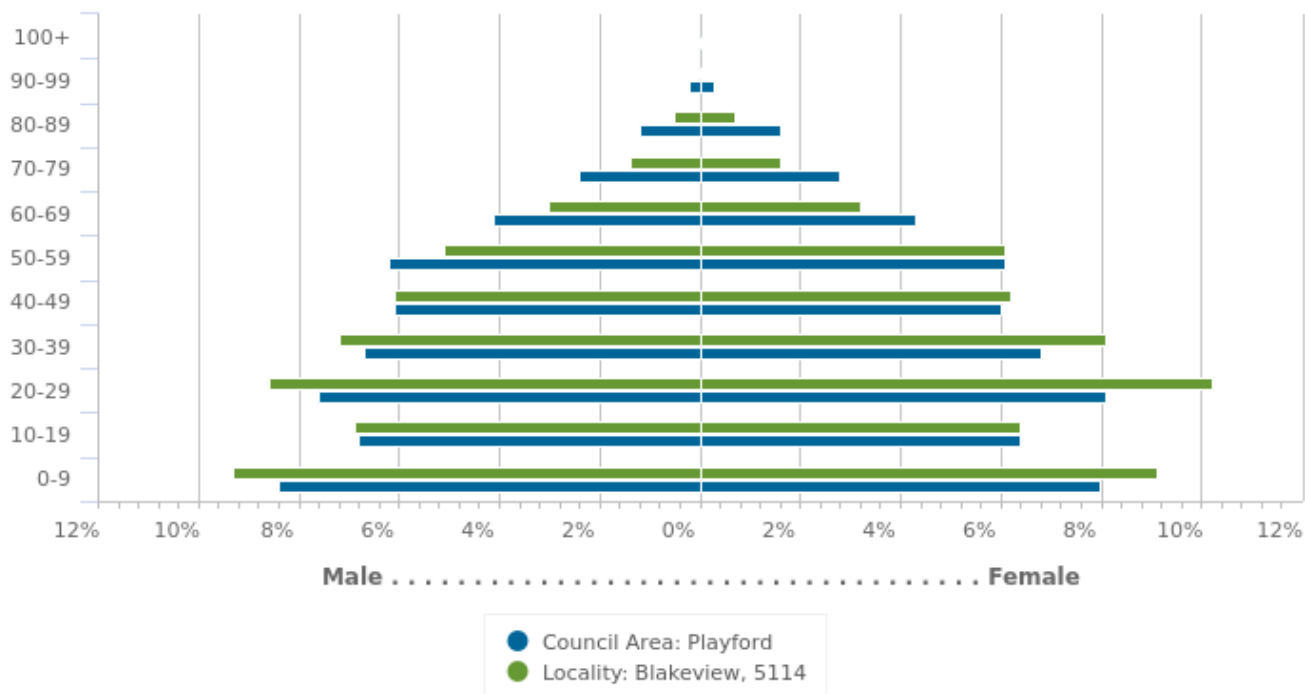
Age Sex Ratio

Age Sex Ratio

Age Group	Blakeview		Playford	
	Male %	Female %	Male %	Female %
0-9	9.3	9.1	8.4	8.0
10-19	6.9	6.4	6.8	6.4
20-29	8.6	10.2	7.6	8.1
30-39	7.2	8.1	6.7	6.8
40-49	6.1	6.2	6.1	6.0
50-59	5.1	6.1	6.2	6.1
60-69	3.0	3.2	4.1	4.3
70-79	1.4	1.6	2.4	2.8
80-89	0.5	0.7	1.2	1.6
90-99	0.0	0.0	0.2	0.3
100+	n/a	n/a	0.0	0.0

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

Age Sex Ratio



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

Household Income

Household Income

Income Range	Blakeview %	Playford %
0-15.6K	2.1	5.2
15.6-33.8K	10.4	19.8
33.8-52K	15.8	19.7
52-78K	19.6	18.1
78-130K	30.2	19.5
130-182K	9.2	5.8
182K+	3.1	2.4

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

Household Income



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

Disclaimer

Whilst all reasonable effort is made to ensure the information in this publication is current, CoreLogic does not warrant the accuracy or completeness of the data and information contained in this publication and to the full extent not prohibited by law excludes all for any loss or damage arising in connection with the data and information contained in this publication.

© 2021 Copyright in this information belongs to the South Australian Government and the South Australian Government does not accept any responsibility for the accuracy or completeness of the information or its suitability for purpose.