



Report date: Fri Feb 3, 2012

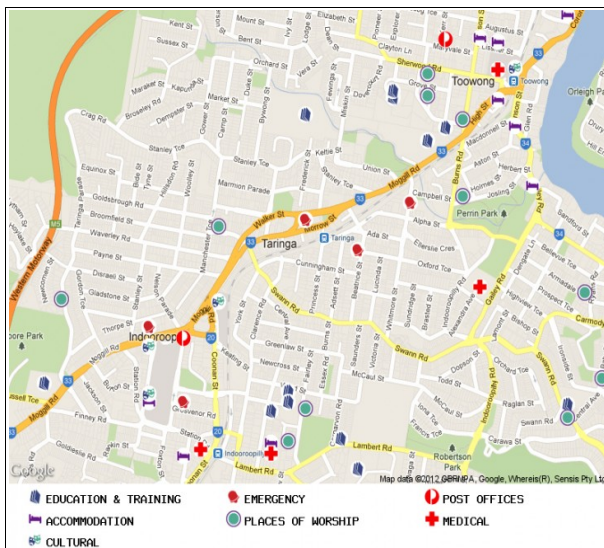
Suburb Report

**FIND THE BEST
INVESTMENT SUBURBS**

www.residex.com.au

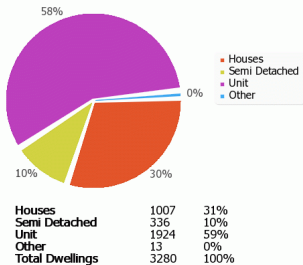
TARINGA 4068 QLD

Median Value of Houses in the Suburb:	\$758,000
Median Value of Units in the Suburb:	\$396,000
No. of People who live in the Suburb:	12029
No. of Dwellings in the Suburb:	5103
No. of Houses in the Suburb:	2033
No. of Units in the Suburb:	3070



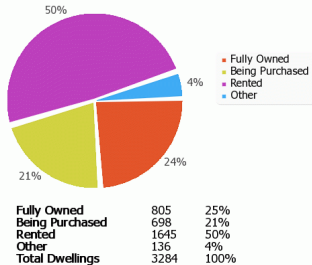
Demographics

Dwelling Type - TARINGA 4068



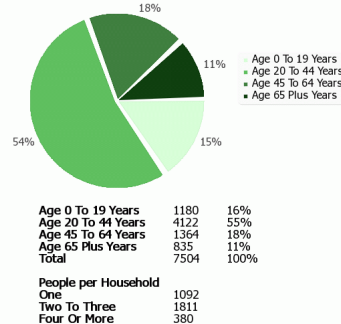
Created by Residex using data provided by the ABS.

Home Ownership - TARINGA 4068



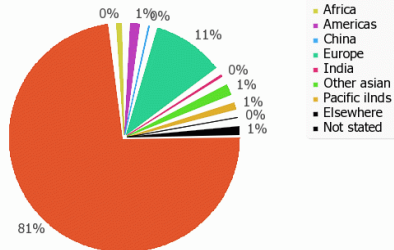
Created by Residex using data provided by the ABS.

Age Range - TARINGA 4068



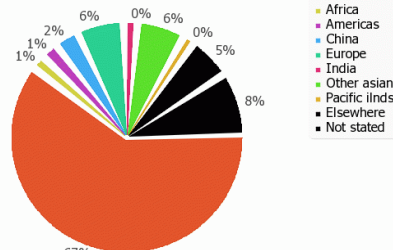
Created by Residex using data provided by the ABS.

Birthplace (1981) - TARINGA 4068



Created by Residex using data provided by the ABS.

Birthplace (2006) - TARINGA 4068



Street Information

The Number of Streets in the Suburb: 109
 The Number of Streets in the Postcode: 344

Houses - Top 5 Streets by Median Value:

Street Name	Median Dollar Value
Morrow St	\$848,386
Westerham St	\$839,231
Lucinda St	\$827,053
Kobada St	\$814,298
Ellerslie Cres	\$812,526

Street with Highest Value House:
Moggill Rd

Houses - Lowest 5 Streets by Median Value:

Street Name	Median Dollar Value
Hunter St	\$503,809
Walker St	\$521,510
Norman St	\$532,044
Equinox St	\$562,977
Alexandra Ave	\$564,355

Street with Lowest Value House:
Frederick St

Units - Top 5 Streets by Median Value:

Street Name	Median Dollar Value
Seven Oaks St	\$673,683
Keltie St	\$532,323
Bellevue Pde	\$530,555
Gregory St	\$514,043
Ellerslie Cres	\$512,473

Street with Highest Value Unit:
Swann Rd

Units - Lowest 5 Streets by Median Value:

Street Name	Median Dollar Value
Darvall St	\$341,239
Ruskin St	\$350,613
Goldsbrough Rd	\$362,524
Westerham St	\$370,281
Moggill Rd	\$375,279

Street with Lowest Value Unit:
Moggill Rd

Market Activity

The Number of Properties in the Suburb with a complete address listed for sale:	41
Current selling price listing discount on actual sale of Houses:	2%
Current selling price listing discount on actual sale of Units:	11%
Est. time on market of properties:	100 days
Est. no. properties sold last 3 months:	55
No. same period last year:	42
Current percentage of Suburb properties on the market:	1.96%

A Median Value House in the Suburb



**Located: 36 DOPSON ST
TARINGA 4068 QLD**

Estimated Value: \$708,966



4



2



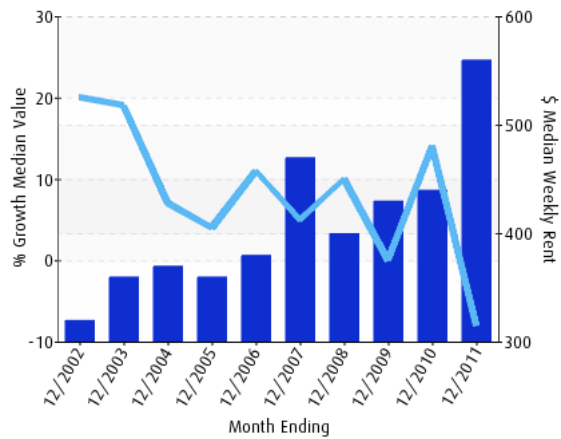
2

Statistics

Houses

Year	Median Value	Median Weekly Rental	%pa Growth Median Value	Capitalised Annual Yield
12/2011	\$758,000	\$560	-8%	4%
12/2010	\$828,000	\$440	14%	3%
12/2009	\$726,000	\$430	0%	4%
12/2008	\$728,000	\$400	10%	3%
12/2007	\$663,000	\$470	5%	3%
12/2006	\$634,000	\$380	11%	3%
12/2005	\$572,000	\$360	4%	3%
12/2004	\$551,000	\$370	7%	4%
12/2003	\$516,000	\$360	19%	4%
12/2002	\$435,000	\$320	20%	4%

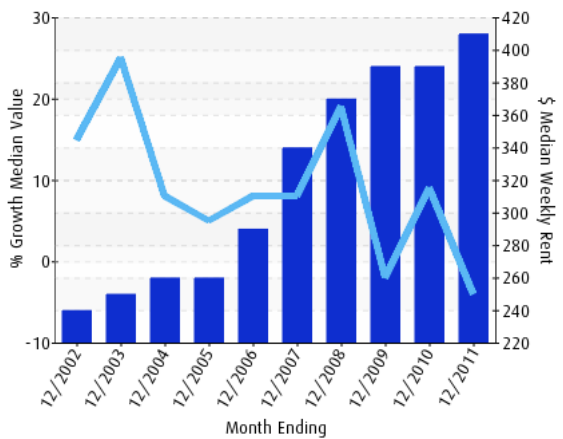
Houses - Taringa



Units

Year	Median Value	Median Weekly Rental	%pa Growth Median Value	Capitalised Annual Yield
12/2011	\$396,000	\$410	-4%	5%
12/2010	\$414,000	\$390	9%	5%
12/2009	\$380,000	\$390	-2%	5%
12/2008	\$389,000	\$370	19%	5%
12/2007	\$328,000	\$340	8%	5%
12/2006	\$304,000	\$290	8%	5%
12/2005	\$282,000	\$260	5%	5%
12/2004	\$270,000	\$260	8%	5%
12/2003	\$250,000	\$250	25%	6%
12/2002	\$200,000	\$240	15%	7%

Units - Taringa



Contact Information

To find out about other Residex products, please email us at: retail@residex.com.au

For any questions or assistance with a Report you have ordered, please email: info@residex.com.au

Alternatively, our office hours are Monday to Friday, 9:00 a.m. to 5:00 p.m. and we can be reached on the following phone numbers during these times:

Sydney	+61 2 9409 0333
Australia-wide	1300 139 775
Fax	+61 2 9954 0729

If you would like an appointment, please contact us to arrange a time.

Head Office

Level 6, 121 Walker Street
North Sydney, NSW 2060

Mailing Address

Residex Pty Ltd
PO Box 6192
North Sydney, NSW 2060

Disclaimer and Notes

The Parties making available this report to you gives no warranties nor accepts any liability for any decision with respect to any decision made to invest in this property or buy or not buy the property described herein as a consequence of the use of this report. The Parties believe the statements, information, calculations, data and graphs contained herein to be correct and not misleading but give no warranty in relation thereto and expressly disclaim any liability for any loss or damage which may arise from any person acting or deciding not to act partly or wholly on the basis of any such statements, information, recommendations, calculations, data or graphs.

The Parties acknowledge and operate in a manner which complies with the Privacy Act of 1988, privacy and personal Information Protection Acts relevant for the State jurisdiction of where this property is located.

The Parties also acknowledge and operate in a manner which complies with any other state's legislation which is applicable to privacy and regulations made under those acts as amended from time to time. The Parties will not use Licensed Data or Licensed Data Products for Direct Marketing. By using this Website and its reports you are also obliged to be governed by these Acts and principles.

The Parties will not disclose to any third party any personally identifiable information that it obtains in the course of its commercial transactions with you unless you specifically agree otherwise. The Parties do not provide marketing lists from any government data. The Parties, at their discretion, may provide marketing lists of people who have consented to having their names, email and mobile phone numbers supplied to The Parties and their related companies or to registered users of this website.

Material published on this website is protected by the same laws of copyright which apply to books, videos and music. The right to 'copy' always remains with the owner of the material. Unless expressly stated otherwise, you are not permitted to copy, republish or alter anything you find in this report or Web site without the express permission of The Parties.

By ordering a product from this website and having downloaded this report you are taken to have acknowledged that it is being ordered via the www.findmeahome.com.au website and you are also taken to not only have agreed to these terms but also all other terms specified in the websites of The Parties.

Information provided for Queensland properties has been developed in part by using some property information provided under licence from the State of Queensland (Department of Environment and Natural Resources Management). In consideration of the State permitting use of this data you acknowledge and agree that the State gives no warranty in relation to the data (including accuracy, reliability, completeness, currency or suitability) and accepts no liability (including without limitation, liability in negligence) for any loss, damage or costs (incurred consequential damage) relation to any use of the data. Data must not be used for direct marketing or be used in breach of the privacy laws.