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REAL ESTATE

Genesis

ADMIN Admin

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Woodlands Report

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Woodlands Report

Welcome



Hello and welcome to our Quarterly Sales Update for Woodlands!

As a local member of the Woodlands community, or if you are thinking of becoming a member in this amazing lifestyle suburb, here is a little bit of information that may come in helpful.

If you have any questions, please contact us anytime. We love to chat about what's happening in the community.





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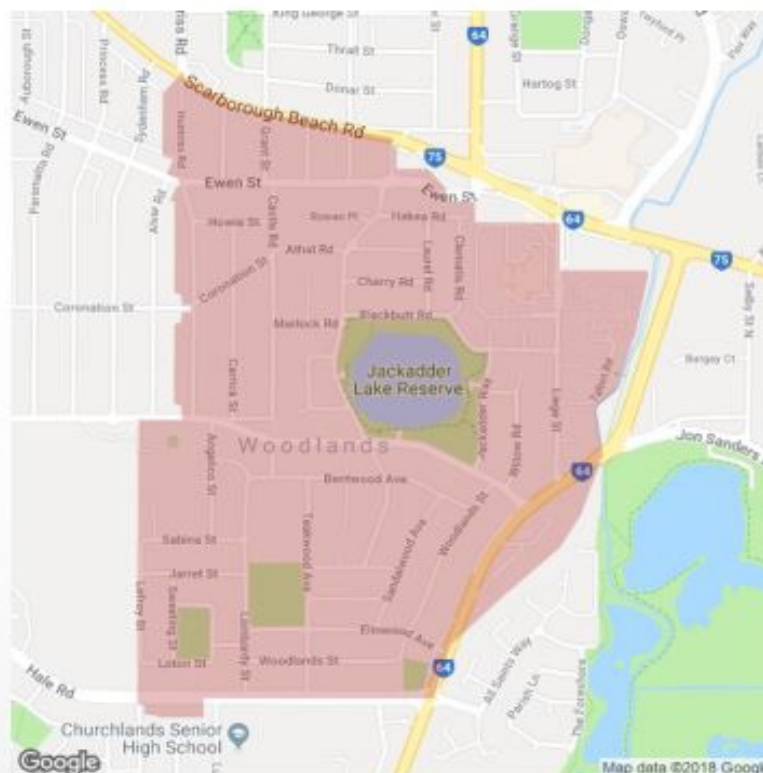
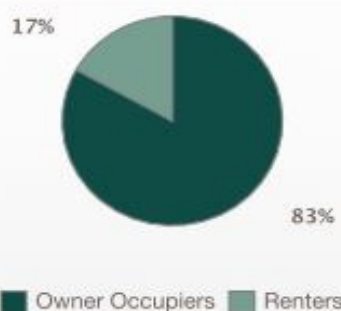
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Woodlands Report

Suburb Report

[Click Here: Suburb Report](#)

WOODLANDS



The size of Woodlands is approximately 1.9 square kilometres. It has 4 parks covering nearly 9.9% of total area. The population of Woodlands in 2011 was 3,966 people. By 2016 the population was 4,150 showing a population growth of 4.6% in the area during that time. The predominant age group in Woodlands is 10-19 years. Households in Woodlands are primarily couples with children and are likely to be repaying over \$4000 per month on mortgage repayments. In general, people in Woodlands work in a professional occupation. In 2011, 77.5% of the homes in Woodlands were owner-occupied compared with 80.3% in 2016. Currently the median sales price of houses in the area is \$940,000.



Total dwellings



Total new listings*



Median Value



Total number currently listed



1,247

62

\$1,014,211

11



508

12

\$563,815

20

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



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Woodlands Report

2018 Reports

January - March

April - June



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Woodlands Report

2017 Reports

[October - December](#)

[July - September](#)

[April - June](#)

[January - March](#)

Perth Metro Snapshot



Perth Market Snapshot

13 March 2018

PROPERTY SALES ^{1,2}



Total: 637
4 weeks ago: 603
Same week last year: 614

PROPERTIES LISTED FOR SALE ⁴



Total: 14,479
4 weeks ago: 13,936
Same week last year: 14,944

PROPERTIES LISTED FOR RENT ⁴



PROPERTIES LEASED



Median rent: \$350/week
Vacancy rate for 3-months to Jan 2018: 5.3%

TOP SELLING SUBURBS ^{2,3}

North of the River	
Scarborough	11
Ellenbrook	9
Mount Lawley	9
Kingsley	8
Bassendean	7

South of the River	
Canning Vale	11
Rivervale	9
Baldivis	7
Como	7
Mount Pleasant	7

AVG SELLING DAYS - 3 MONTHS TO FEBRUARY

Private treaty	73
Auctions	28

3 MONTHS TO FEBRUARY

Seller discounting ⁵	48.2%
Average discount	-6.8%
Overall market sentiment ⁶	-0.7%

Source: reiwa.com

¹ Contract sales reported by RENWA members during the reporting week that have a contract date no older than 28 days. ² Data may change due to sales falling through.

³ Dwelling sales only. ⁴ Listed on reiwa.com and other sources. ⁵ Percentage of properties sold below listing price. ⁶ Included those achieving or exceeding list price.



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Woodlands Report

Schools and Catchments



[Click Here to View INTAKE MAP](#)





CHURCHLANDS
SENIOR HIGH SCHOOL

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Team Genesis



Jonathan Clover, Director / Sales Coach / Auctioneer

Working within his father's real estate agency since the age of 16, Jonathan has done most roles within a real estate office including pushing a mop and broom around, analyzing marketing and property trends, managing client engagement...

"My dad owns a real estate office in Canada, my grandfather started what became the largest agency on Vancouver Island at the time, my uncle runs one of the largest commercial real estate agencies in British

Columbia... it's a genetic disorder in our family" Jonathan remarks.

"A lot of people ask me why I am in real estate?" Jonathan says the answer is simple, "Aside from my faith and family there are 3 things that get me up in the morning. I love meeting and helping people, I value our shared community, and I am passionate about property. This is the perfect industry for me!"

The last decade has seen Jonathan progress from a business consultant within the real estate and business broking industry to the WA /NT State Manager of First National Real Estate, Australia's largest group of independent real estate agents. He is now the Director and Sales Coach of his very own First National Real Estate Office.