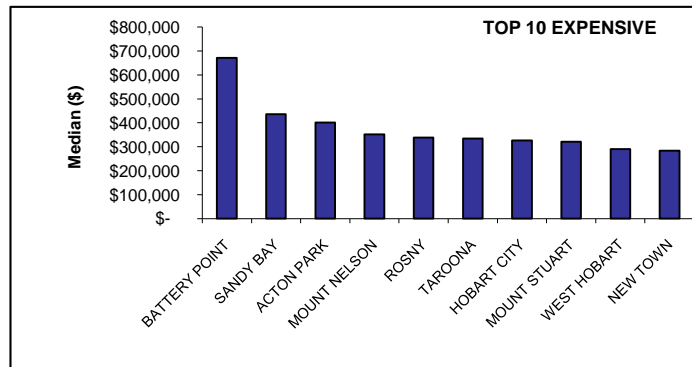


RESIDENTIAL SNAPSHOT: House Prices - September Quarter 2003



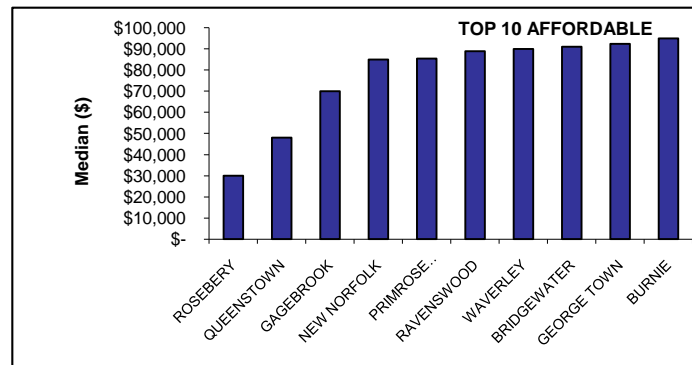
Top 10 Most Expensive Tasmanian Suburbs

Suburb	No of Sales	Median price	% Median change Sep-02 to Sep-03
BATTERY POINT	6	\$ 670,000	49.9%
SANDY BAY	43	\$ 435,000	39.9%
ACTON PARK	5	\$ 400,000	33.3%
MOUNT NELSON	10	\$ 351,000	107.7%
ROSNY	2	\$ 337,500	95.1%
TAROONA	12	\$ 333,500	64.7%
HOBART CITY	9	\$ 326,000	44.2%
MOUNT STUART	9	\$ 320,000	62.2%
WEST HOBART	24	\$ 290,000	38.1%
NEW TOWN	30	\$ 282,500	73.8%



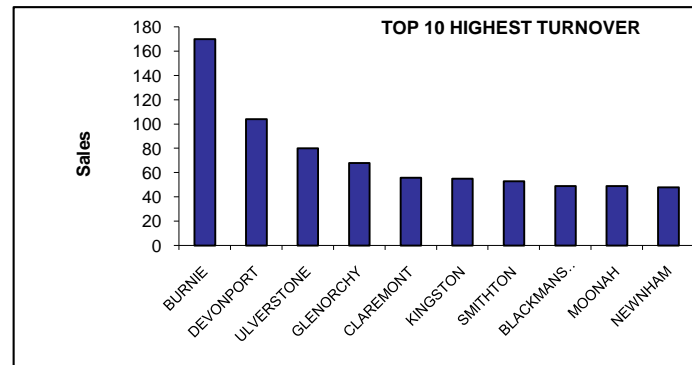
Top 10 Most Affordable Tasmanian Suburbs

Suburb	No of Sales	Median price	% Median change Sep-02 to Sep-03
ROSEBERY	9	\$ 30,000	77.0%
QUEENSTOWN	20	\$ 48,000	140.0%
GAGEBROOK	25	\$ 70,000	55.6%
NEW NORFOLK	5	\$ 85,000	25.0%
PRIMROSE SANDS	17	\$ 85,500	65.4%
RAVENSWOOD	33	\$ 89,000	81.6%
WAVERLEY	21	\$ 90,000	62.2%
BRIDGEWATER	28	\$ 91,000	85.7%
GEORGE TOWN	28	\$ 92,500	140.3%
BURNIE	170	\$ 95,000	66.7%



Top 10 Highest Turnover Suburbs

Suburb	No of Sales	Median price	% Median change Sep-02 to Sep-03
BURNIE	170	\$ 95,000	66.7%
DEVONPORT	104	\$ 147,500	77.7%
ULVERSTONE	80	\$ 131,000	27.8%
GLENORCHY	68	\$ 138,000	51.6%
CLAREMONT	56	\$ 137,500	57.1%
KINGSTON	55	\$ 213,000	53.2%
SMITHTON	53	\$ 108,000	na
BLACKMANS BAY	49	\$ 278,500	75.2%
MOONAH	49	\$ 150,000	58.7%
NEWHAM	48	\$ 139,250	40.3%



Top 10 Median Price Growth Suburbs Over Quarter

Suburb	No of Sales	Median price	% Median change Jun-03 to Sep-03
QUEENSTOWN	20	\$ 48,000	100.0%
ROKEBY	15	\$ 135,000	65.6%
EAST DEVONPORT	34	\$ 133,750	59.2%
CYGNET	11	\$ 162,000	57.3%
EVANDALE	4	\$ 195,000	56.0%
ST HELENS	15	\$ 245,000	55.6%
LAUNCESTON CITY	27	\$ 230,000	49.4%
ROSETTA	8	\$ 241,600	47.3%
SORELL	12	\$ 200,500	43.2%
LATROBE	14	\$ 150,000	42.9%

Top 10 Median Price Growth Suburbs Over Year

Suburb	No of Sales	Median price	% Median change Sep-02 to Sep-03
ST HELENS	15	\$ 245,000	157.9%
ROKEBY	15	\$ 135,000	145.5%
GEORGE TOWN	28	\$ 92,500	140.3%
QUEENSTOWN	20	\$ 48,000	140.0%
MOUNT NELSON	10	\$ 351,000	107.7%
ROSETTA	8	\$ 241,600	98.0%
SCOTTSDALE	14	\$ 123,500	97.6%
CARLTON	9	\$ 130,000	97.0%
EAST LAUNCESTON	22	\$ 256,000	96.9%
ROSNY	2	\$ 337,500	95.1%

Disclaimer

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