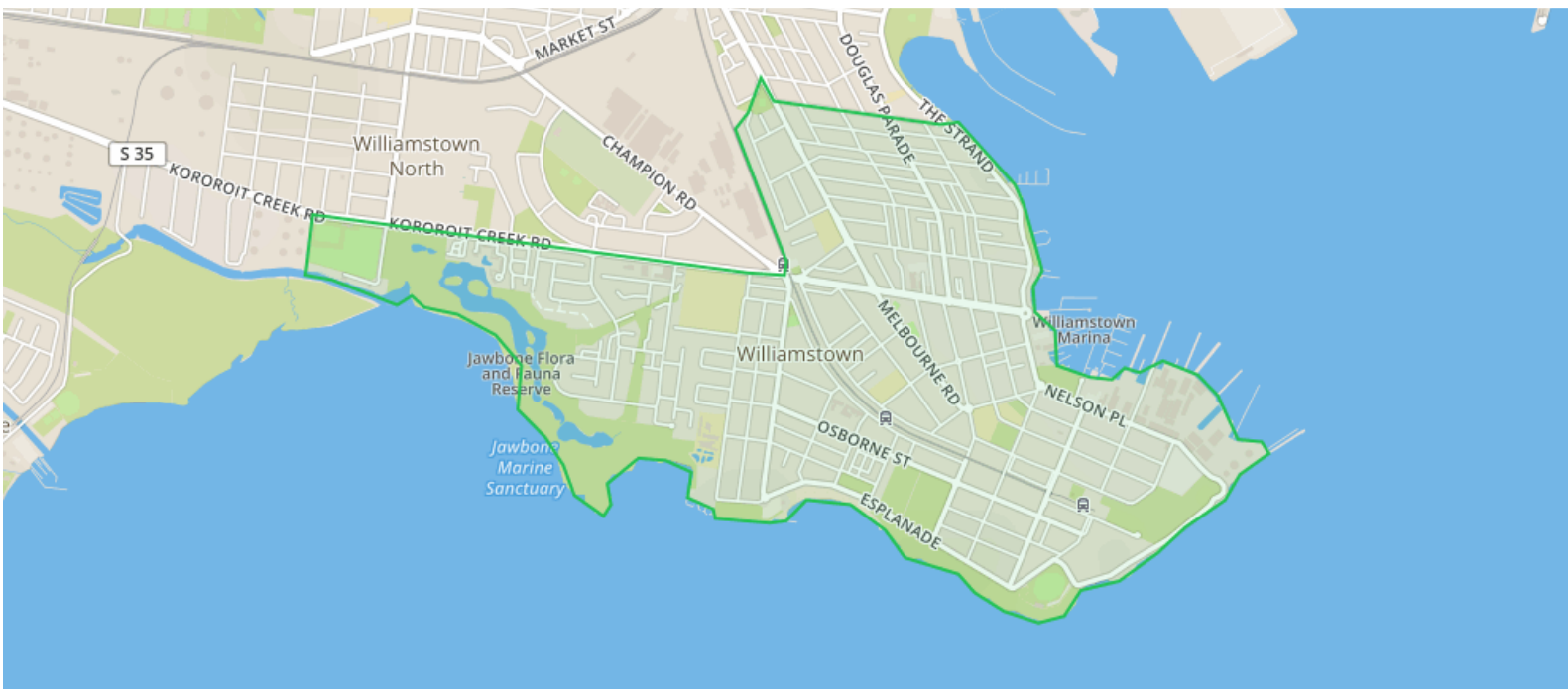


# Suburb Report

## Williamstown VIC 3016



# Williamstown VIC 3016



The size of Williamstown is approximately 5.7 square kilometres.

It has 19 parks covering nearly 15.9% of total area.

The population of Williamstown in 2011 was 13,202 people.

By 2016 the population was 13,963 showing a population growth of 5.8% in the area during that time.

The predominant age group in Williamstown is 50-59 years.

Households in Williamstown are primarily couples with children and are likely to be repaying over \$4000 per month on mortgage repayments.

In general, people in Williamstown work in a professional occupation.

In 2011, 70.8% of the homes in Williamstown were owner-occupied compared with 71.5% in 2016.



**House**  
Current Median

**\$1,300,000**



**Unit**  
Current Median

**\$616,000**



**# Listings**  
last month

**73**

# Recent Activity

Total sales  
last 12 months

191

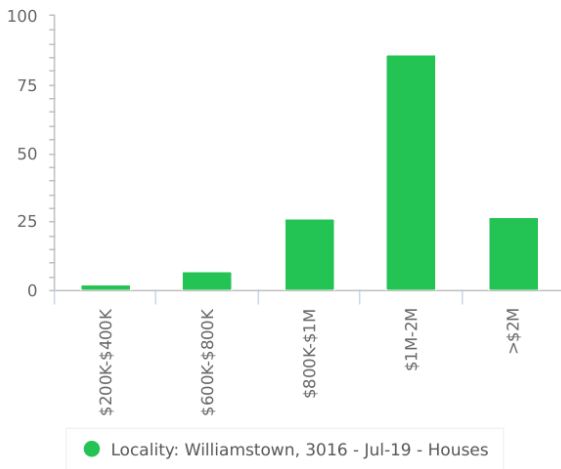


## Why is recent activity important to me?

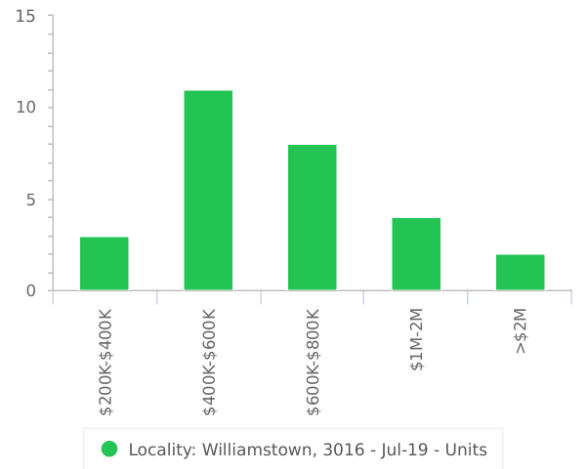
Recent sales activity provides insight into the current market condition. Many more sales than listings may indicate an under-supplied market, while conversely, more listings could indicate an over-supplied market with buyers in the driving seat.



Number Sold by Price (12 months)



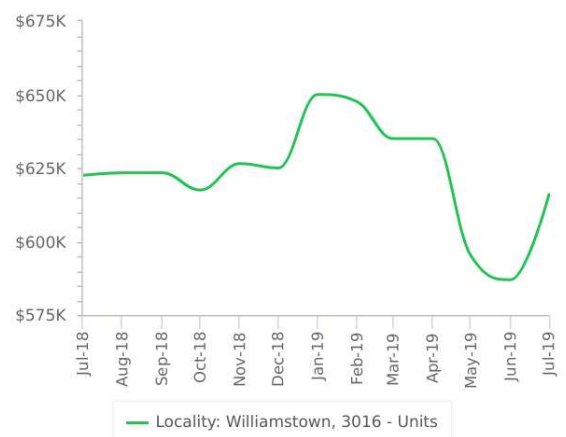
Number Sold by Price (12 months)



Median Sale Price (12 months)



Median Sale Price (12 months)



# Recent Sales

**UNIT**

2 BED 2 BATH 1 CAR

233/190 FERGUSON STREET  
WILLIAMSTOWN VIC 3016

**\$645,000**

26/10/19



**HOUSE**

4 BED 2 BATH 4 CAR

39 STEVEDORE STREET  
WILLIAMSTOWN VIC 3016

**\$2,200,000**

26/10/19

**UNIT**

1 BED 1 BATH 1 CAR

7/83 VERDON STREET  
WILLIAMSTOWN VIC 3016

**\$272,000**

26/10/19



**HOUSE**

1 BED 1 BATH 0 CAR

15 HASLAM STREET  
WILLIAMSTOWN VIC 3016

**\$720,000**

26/10/19



**UNIT**

2 BED 1 BATH 1 CAR

14/97 VERDON STREET  
WILLIAMSTOWN VIC 3016

**\$495,000**

26/10/19



**HOUSE**

3 BED 2 BATH 1 CAR

7 HASLAM STREET  
WILLIAMSTOWN VIC 3016

**\$1,625,000**

26/10/19



HOUSE

3 BED 1 BATH 1 CAR

65 OSBORNE STREET  
WILLIAMSTOWN VIC 3016

**\$1,330,000**

19/10/19

HOUSE

4 BED 2 BATH 1 CAR

50 OSBORNE STREET  
WILLIAMSTOWN VIC 3016

**\$2,082,000**

19/10/19

HOUSE  
3 BED 2 BATH 1 CAR  
26 MACQUARIE STREET  
WILLIAMSTOWN VIC 3016  
**\$1,200,000**  
21/10/19



UNIT  
1 BED 1 BATH 1 CAR  
8/95 MELBOURNE ROAD  
WILLIAMSTOWN VIC 3016  
**\$276,000**  
17/10/19



UNIT  
2 BED 2 BATH 1 CAR  
502/47 NELSON PLACE  
WILLIAMSTOWN VIC 3016  
**\$835,000**  
15/10/19



HOUSE

3 BED 2 BATH 2 CAR

1 SMITH AVENUE  
WILLIAMSTOWN VIC 3016

**\$1,650,000**

17/10/19

# Recent Listings



**HOUSE**

3 BED 1 BATH 3 CAR  
 11 ESPLANADE  
 WILLIAMSTOWN VIC 3016  
**\$3.5 MILLION**



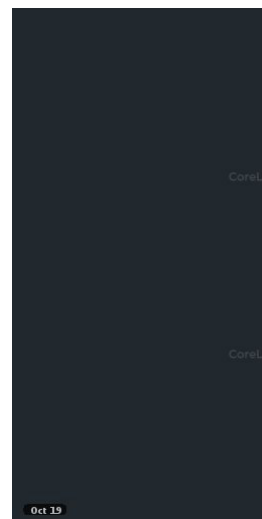
**HOUSE**

4 BED 2 BATH 1 CAR  
 86 MORRIS STREET  
 WILLIAMSTOWN VIC 3016  
**CONTACT AGENT**

**UNIT**

4 BED 2 BATH 2 CAR  
 2/40 ANZAC  
 CRESCENT  
 WILLIAMSTOWN VIC  
 3016

**AUCTION**



**HOUSE**

5 BED 4 BATH 1 CAR  
 52 STEVEDORE STREET  
 WILLIAMSTOWN VIC 3016  
**CONTACT AGENT**

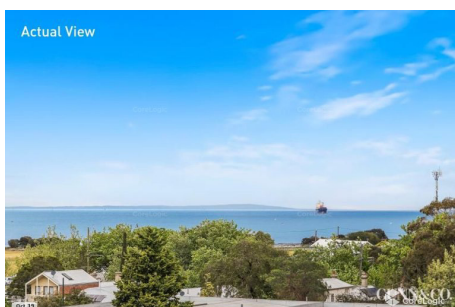


**UNIT**

2 BED 1 BATH 1 CAR

513/47 NELSON PLACE  
 WILLIAMSTOWN VIC  
 3016

**\$675000**



**HOUSE**

3 BED 1 BATH 2 CAR  
 7 VERA STREET  
 WILLIAMSTOWN VIC 3016  
**\$1,900,000 -  
 \$1,950,000**

# Rental Statistics



Median Rental Price

**\$650 /w**



Rental Yield

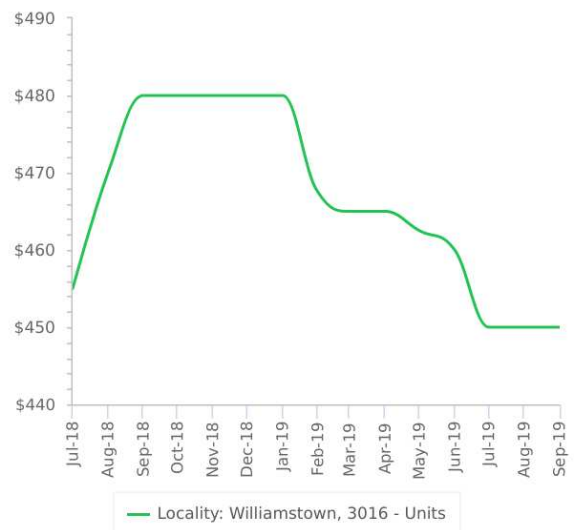
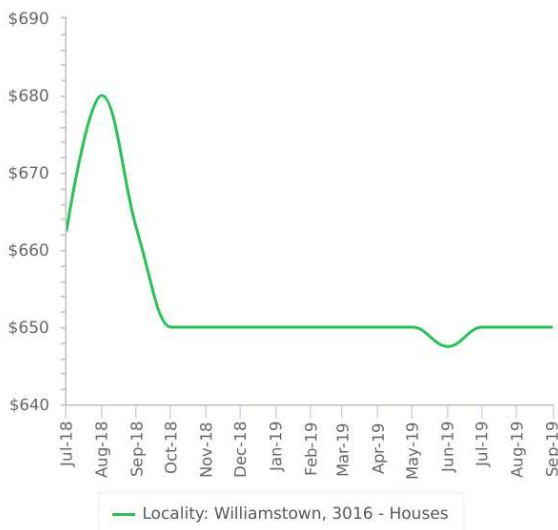
**2.46%**



Number of Rentals

**240**

## Median Weekly Rent Trends





Compton Green  
HOBSONS BAY t. 03 9397 1600  
INNER WEST t. 03 9314 1188

[comptongreen.com.au](http://comptongreen.com.au)

Prepared on 29 Oct 2019 by

Sales results and median prices are based on the latest statistical period available (1 Aug - 31 Jul 2019).

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