

# Market Report

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First Quarter 2024

# Foreword

The first quarter has seen a renewed sense of urgency amongst buyers, with the average number of attendees at open homes up considerably from the end of last year despite the increased cost of living and added pressures from inflation. Although there has been some rise in the number of available properties, stock is still low and below long-term averages. The ongoing lack of supply has elevated buyer competition, particularly in the \$1.2 to \$2.5 million dollar price bracket.

Clearance rates remain strong with recent sales, including 61 The Grand Parade, Sutherland, which sold at auction for \$1,865,000 (\$65K above reserve) with eight registered bidders. Many properties are also selling prior to auction, with 13 Tivoli Esplanade, Como selling for \$1,410,000 after multiple offers.

Interest in apartments has also significantly increased, with investors and first home buyers returning to the market. For investors, conditions are favourable with low days on the market, low vacancy rates and rising average rental prices. With a noticeable increase in investors actively looking to purchase, we are optimistic that as the year progresses, we will see a positive shift in the number of local rental properties available.

Looking ahead, we expect the early momentum to continue throughout the Winter months, with some of the best-selling conditions we have seen for some time. If you have been thinking about selling, it is the ideal time to take advantage of strong market conditions with days on market low and buyer numbers high. Contact our office today if you would like to discuss buying, selling, renting, or investing in further detail.

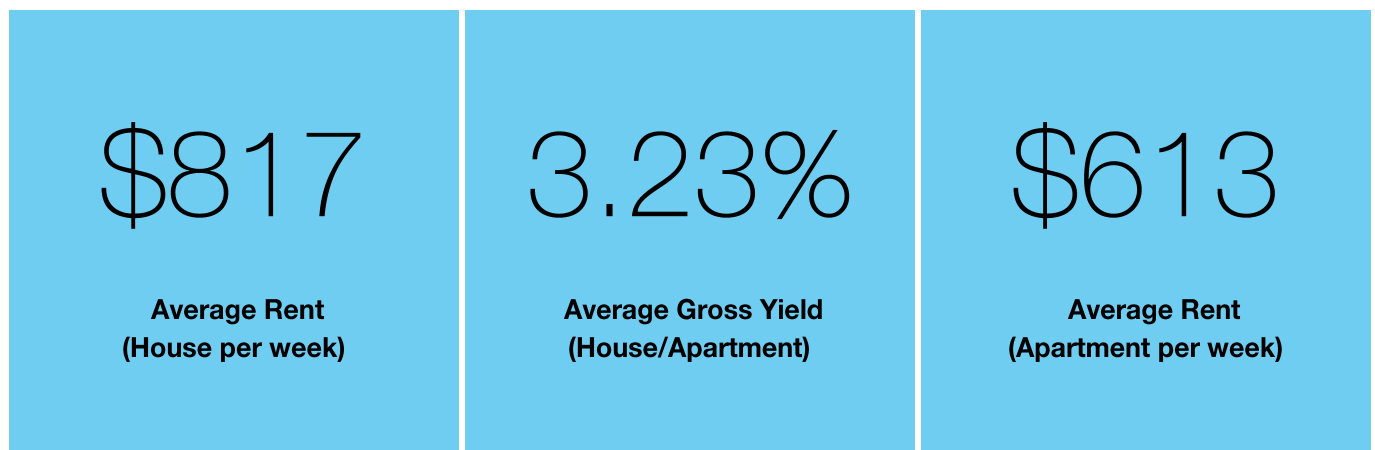
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## Days on Market



## Sutherland Shire Investment Statistics



# Auction Results

## Sanders Statistics

66%

Clearance Rate

4.9

Average number of registered bidders

21

Average number of bids

6%

Average above reserve

67%

Clearance Rate

4.3

Average number of registered bidders

13

Average number of bids

4%

Average above reserve

## Sydney South Statistics



## Our Investment Statistics

99.8%

Occupancy  
rate

16.7

Average days  
on market

8.8

Average number of tenants  
per inspection

3,650+

Active tenants  
on database

24

Average number of  
properties leased per month

10

Average lease term  
(months)



## Price Growth by Suburb

### Houses

Suburb	Median Price	% Qtr. Change
Alfords Point	\$1,800,000	8.30%
Bangor	\$1,425,000	0.64%
Barden Ridge	\$1,600,000	-1.08%
Bonnet Bay	\$1,620,000	4.85%
Bundeena	\$1,350,000	-6.90%
Burraneer	\$2,880,000	-3.11%
Caringbah	\$1,677,000	1.12%
Caringbah South	\$2,210,000	0.45%
Como	\$1,681,500	-1.09%
Cronulla	\$3,250,000	-0.15%
Dolans Bay	-	-
Engadine	\$1,305,000	1.16%
Grays Point	\$1,771,000	-2.83%
Greenhills Beach	\$3,410,000	0.74%
Gymea	\$1,620,000	0.31%
Gymea Bay	\$1,925,000	0.79%
Heathcote	\$1,300,000	2.77%
Illawong	\$1,625,000	-0.15%
Jannali	\$1,542,500	6.01%
Kangaroo Point	\$3,500,000	12.90%
Kareela	\$1,647,500	2.97%

Suburb	Median Price	% Qtr. Change
Kirrawee	\$1,480,000	0.68%
Kurnell	\$1,717,500	-2.41%
Lilli Pilli	\$2,700,000	9.76%
Loftus	\$1,420,000	0.71%
Lucas Heights	-	-
Maianbar	-	-
Menai	\$1,500,000	9.49%
Miranda	\$1,640,000	1.23%
Oyster Bay	\$1,800,000	5.88%
Port Hacking	\$3,000,000	5.26%
Sandy Point	-	-
Sutherland	\$1,440,000	1.41%
Sylvania	\$1,725,000	2.53%
Sylvania Waters	\$3,000,000	-3.80%
Taren Point	\$2,404,500	-7.32%
Waterfall	-	-
Woolooware	\$2,100,000	-2.33%
Woronora	\$1,500,000	4.17%
Woronora Heights	\$1,512,500	4.31%
Yarrawarra	\$1,460,000	4.85%
Yowie Bay	\$2,360,000	2.74%



## Price Growth by Suburb

### Apartments

Suburb	Median Price	% Qtr. Change
Caringbah	\$771,000	-0.36%
Como	-	-
Cronulla	\$965,000	0.52%
Engadine	\$800,000	11.30%
GyMEA	\$900,000	-0.83%
Heathcote	\$747,500	0.00%
Illawong	-	-
Jannali	\$815,000	-2.40%

Suburb	Median Price	% Qtr. Change
Kirrawee	\$768,000	1.05%
Menai	\$975,000	1.04%
Miranda	\$760,000	0.00%
Sutherland	\$691,000	-0.07%
Sylvania	\$1,100,000	3.77%
Sylvania Waters	\$747,500	-0.01%
Woolooware	\$997,500	6.68%



# Median Rents per Suburb

## Houses

Suburb	4 bed	3 bed	2 bed
Alfords Point	-	-	-
Bangor	\$950	\$750	-
Barden Ridge	\$1,000	-	-
Bonnet Bay	\$900	\$770	-
Bundeena	\$900	\$665	\$550
Burraneer	\$1,450	\$1,250	-
Caringbah	\$1,050	\$800	\$635
Caringbah South	\$1,400	\$950	\$580
Como	\$800	\$765	\$600
Cronulla	\$1,450	\$1,045	\$500
Dolans Bay	\$1,600	\$995	-
Engadine	\$857	\$780	\$550
Grays Point	\$1,025	\$875	-
Greenhills Beach	\$1,700	-	-
GyMEA	\$1,050	\$800	\$580
GyMEA Bay	\$1,100	\$950	-
Heathcote	\$850	\$750	-
Illawong	\$1,025	\$800	-
Jannali	\$850	\$750	\$570
Kangaroo Point	-	\$630	\$520
Kareela	\$975	\$650	-

Suburb	4 bed	3 bed	2 bed
Kirrawee	\$975	\$775	\$550
Kurnell	-	\$825	-
Lilli Pilli	\$1,300	\$880	-
Loftus	\$992	\$710	-
Lucas Heights	-	-	-
Maianbar	\$750	\$550	-
Menai	\$950	\$800	\$750
Miranda	\$1,100	\$800	\$595
Oyster Bay	\$1,150	\$800	\$503
Port Hacking	-	-	-
Sandy Point	-	\$500	-
Sutherland	\$850	\$725	\$510
Sylvania	\$1,100	\$820	\$575
Sylvania Waters	\$1,500	\$1,000	\$480
Taren Point	\$990	\$950	-
Waterfall	-	\$525	-
Woolooware	\$1,600	\$900	-
Woronora	-	\$665	-
Woronora Heights	\$750		-
Yarrawarrah	\$765	\$975	-
Yowie Bay	\$1,100	\$740	-





## Median Rents per Suburb

### Apartments

Suburb	3 bed	2 bed	1 bed
Caringbah	\$800	\$590	\$455
Como	\$600	\$495	-
Cronulla	\$1,000	\$650	\$460
Engadine	\$740	\$500	\$360
GyMEA	\$882	\$597	\$550
Heathcote	\$585	\$585	\$373
Illawong	\$660	\$515	-
Jannali	\$780	\$550	\$465

Suburb	3 bed	2 bed	1 bed
Kirrawee	\$782	\$680	\$577
Menai	\$720	\$580	\$460
Miranda	\$800	\$620	\$530
Sutherland	\$790	\$540	\$510
Sylvania	\$890	\$600	\$365
Sylvania Waters	\$610	\$485	-
Woolooware	\$1,025	\$800	\$600



## Alfords Point

Address	Bed	Bath	Car	Sold Price
8 Elkhorn Place	4	3	2	\$1,990,000
19 Sheoak Place	5	2	2	\$1,921,000
54 Coachwood Crescent	4	3	2	\$1,850,000
10 Hibiscus Close	4	2	1	\$1,540,000
78 Brushwood Drive	5	3	2	N/A
8 Cameron Place	4	2	2	N/A
12 Jonquil Place	7	4	2	N/A

## Barden Ridge

Address	Bed	Bath	Car	Sold Price
4 Gurrumul Street	5	3	2	\$2,350,000
9 Gatenby Place	5	2	2	\$1,850,000
4 Throsby Close	5	2	2	\$1,830,000
3 Landor Road	4	3	2	\$1,813,000
9 Boyd Place	4	2	2	\$1,720,000
6 Lennox Place	4	2	3	\$1,705,000
25 Foveaux Place	4	2	2	\$1,595,000
11 Melville Place	4	1	2	\$1,363,000
5 Dynevor Street	0	0	0	\$1,285,000

## Bangor

Address	Bed	Bath	Car	Sold Price
37 Dilkara Circuit	4	3	3	\$2,091,500
37 Yates Road	5	2	2	\$1,970,000
1 Arana Close	6	3	2	\$1,790,000
3 Dinjerra Close	4	2	2	\$1,660,000
3 Adaluma Avenue	6	3	2	\$1,425,000
8/35-37 Menai Road	4	2	2	\$1,291,000
20/17-33 Bangaroo Street	3	2	2	\$1,225,000
98 Yanderra Avenue	4	1	1	\$1,190,000
14/17-33 Bangaroo Street	3	1	2	\$1,182,000
38/20-26 Arana Close	2	1	1	\$589,000
25 Yarrabee Avenue	4	2	2	N/A
8 Goorgool Road	4	2	2	N/A
97 Akuna Avenue	5	3	2	N/A



## Bonnet Bay

Address	Bed	Bath	Car	Sold Price
119 Washington Drive	3	3	2	\$1,625,000
57 Tudar Road	4	2	3	\$1,580,000

## Bundeena

Address	Bed	Bath	Car	Sold Price
25 Horderns Lane	2	1	0	\$2,850,000
7 Baker Street	2	1	1	\$1,350,000
1/17 Scarborough Street	3	1	1	\$955,000
39A Bournemouth Street	3	2	1	N/A

## Burraneer

Address	Bed	Bath	Car	Sold Price
2 Binaville Avenue	3	2	3	\$19,050,000
1 Hazel Place	5	4	8	\$4,750,000
211 Woollooware Road	5	3	6	\$3,700,000
22 Wylmar Avenue	4	3	2	\$3,100,000
3 Harris Street	3	1	1	\$2,950,000
19 Cross Road	4	3	2	\$2,900,000
40 Dominic Street	5	3	2	\$2,880,000
25 Masefield Place	4	2	3	\$2,600,000
19 Masefield Place	5	3	2	\$2,537,000
405 Woollooware Road	4	2	2	\$2,340,000
81 Burraneer Bay Road	5	3	3	\$2,150,000
132 Burraneer Bay Road	3	1	1	\$1,600,000



# Caringbah

Address	Bed	Bath	Car	Sold Price
57 Taronga Parade	4	3	2	\$3,010,000
34B Crammond Boulevard	5	3	2	\$1,900,000
34 Captin Cook Drive	6	3	3	\$1,900,000
25 Milba Road	4	1	2	\$1,850,000
14B Tergur Crescent	4	3	2	\$1,825,000
1/99 Yathong Road	3	3	2	\$1,800,000
17 Warrington Avenue	5	2	2	\$1,785,000
137A Caringbah Road	3	2	2	\$1,760,000
3/99 Yathong Road	3	3	2	\$1,680,000
28 Raleigh Avenue	3	2	4	\$1,650,000
1 Duraba Place	3	1	2	\$1,650,000
48 Crammond Boulevard	3	2	2	\$1,562,000
2/16-18 Bellevue Parade	3	2	2	\$1,440,000
409 Port Hacking Road	3	1	1	\$1,414,000
701/22 Banksia Road	3	2	2	\$1,400,000
4/161-167 Caringbah Road	3	2	1	\$1,400,000
301/3 Dianella Street	3	2	2	\$1,400,000
1/11 Wallumatta Road	3	2	2	\$1,364,000
3/2-6 Van Dieman Place	3	2	2	\$1,316,000
2/1 Winifred Avenue	3	2	2	\$1,291,000
126 Cawarra Road	3	2	2	\$1,241,030
15/26-32 High Street	3	2	2	\$1,235,000
4/87-93 Yathong Road	3	2	1	\$1,207,000
201/7 Dianelle Street	2	2	2	\$1,100,000
15/398 Port Hacking Road	2	2	3	\$1,020,000
8/206-208 Willarong Road	2	1	1	\$930,000
16/277-281 Kingsway	2	2	1	\$925,000
10/14-18 Mansfield Avenue	2	1	1	\$890,000

Address	Bed	Bath	Car	Sold Price
1/6-12 Mansfield Avenue	2	2	1	\$862,000
22/8-10 Vista Street	2	1	1	\$845,000
3/2-4 Mansfield Avenue	2	1	1	\$840,000
29/10-20 MacKay Street	2	2	1	\$815,000
4/315 Taren Point Road	2	2	1	\$775,000
13/3-5 Banksia Road	2	1	2	\$740,000
15/369-373 Kingsway	2	2	2	\$735,000
103/46-48 President Avenue	2	2	1	\$735,000
1/31-33 Banksia Road	2	1	1	\$680,000
26/52 President Avenue	2	2	1	\$670,000
1/381 Kingsway	2	1	1	\$660,000
6/149 Cawarra Road	2	1	1	\$650,000
3/29 Banksia Road	2	1	1	\$640,000
11/63-69 President Avenue	2	1	1	\$635,000
8B/168-172 Willarong Road	2	1	1	\$630,000
5/2-4 Curtis Street	2	1	1	\$630,000
22/2-6 Jacaranda Road	2	1	0	\$590,000
23/55-61 President Avenue	1	1	1	\$545,000
6/137A Gannons Road	1	1	0	\$535,000
11/35-37 Banksia Road	1	1	1	\$530,000
10/131 Willarong Road	3	2	2	N/A
12/239 Kingsway	2	1	1	N/A
11A Woodfield Boulevard	4	3	2	N/A
20 Milba Road	3	1	1	N/A
9/93 Willarong Road	2	2	2	N/A
13/21 High Street	3	2	2	N/A
108/89 Willarong Road	1	1	1	N/A
5B Crammond Boulevard	4	3	2	N/A



## Caringbah South

Address	Bed	Bath	Car	Sold Price
485 Willarong Road	4	4	3	\$4,425,000
5 Telopea Avenue	4	2	3	\$3,215,000
483 Willarong Road	3	3	4	\$2,750,000
9 Waterview Avenue	3	2	1	\$2,530,000
58 Jacaranda Road	3	2	2	\$2,500,000
334 Burraneer Bay Road	4	3	2	\$2,500,000
128B Caringbah Road	4	3	2	\$2,483,500
9 Ultimo Street	4	3	0	\$2,400,000
11B Pacific Street	4	3	2	\$2,390,000
42A Castlenau Street	3	2	3	\$2,370,000
3 Burradoo Street	4	2	2	\$2,350,000
223B Burraneer Bay Road	5	3	2	\$2,300,000
223A Burraneer Bay Road	4	3	2	\$2,250,000
2A Babbin Place	3	1	2	\$2,250,000
32 Saunders Bay Road	4	2	5	\$2,250,000
1 Saunders Bay Road	4	3	2	\$2,110,000
302 Burraneer Bay Road	3	2	6	\$2,110,000
50 Saunders Bay Road	4	2	2	\$2,100,000
21 Lynch Avenue	5	2	2	\$2,040,000
190 Caringbah Road	4	2	2	\$2,031,000
515 Port Hacking Road	3	2	2	\$2,000,000
98 Fernleigh Road	4	2	2	\$2,000,000
473 Port Hacking Road	4	2	3	\$1,965,000

Address	Bed	Bath	Car	Sold Price
1B Castelnau Street	5	3	1	\$1,925,000
32B Taren Road	5	3	2	\$1,890,000
3/31 Epacris Avenue	3	2	2	\$1,850,000
338 Willrong Road	3	2	2	\$1,823,500
14 Loraine Avenue	3	1	2	\$1,816,500
2/40 Oleander Parade	3	2	2	\$1,812,500
4/2 Actinotus Avenue	3	2	2	\$1,700,000
2/41 Northcote Avenue	3	2	2	\$1,560,000
308B Burraneer Bay Road	3	2	2	\$1,550,000
1/29-31 Telopea Avenue	3	2	2	\$1,430,000
5/84 Caringbah Road	2	1	1	\$850,000
80 Caringbah Road	3	1	3	N/A
32A Yermba Avenue	3	2	1	N/A
9 Holly Street	3	1	2	N/A
223 Gannons Road	5	3	2	N/A
12 Telopea Avenue	6	3	3	N/A
41A Telopea Avenue	5	4	2	N/A
2/51 Ultimo Street	3	2	2	N/A
21B Yuruga Avenue	4	3	2	N/A
267 Burraneer Bay Road	3	1	2	N/A
193 Gannons Road	6	3	3	N/A
28A Bulwarra Street	5	3	2	N/A
89B Gannons Road	4	3	2	N/A



# Cronulla

Address	Bed	Bath	Car	Sold Price
46 Nicholson Parade	9	6	6	\$5,500,000
20 Taloombi Street	5	4	2	\$5,000,000
192 Ewos Parade	5	3	3	\$4,150,000
12 Jibbon Street	3	3	3	\$4,000,000
10A Tullimbar Road	4	3	4	\$3,550,000
302/11A Coast Avenue	3	2	2	\$3,400,000
204/3 Elizabeth Place	3	2	2	\$3,325,000
3 Holland Street	4	2	3	\$2,800,000
6B Howie Avenue	5	3	2	\$2,800,000
12B Alfred Avenue	4	3	2	\$2,750,000
28A Girrilang Road	4	3	2	\$2,525,000
604/7-11 Gerrale Street	3	2	2	\$2,175,000
102/10 Clyde Avenue	2	2	2	\$2,100,000
14/15-17 Tonkin Street	3	2	2	\$1,980,000
203/47 Ewos Parade	2	2	2	\$1,920,000
1/22 Wilshire Avenue	2	2	2	\$1,880,000
12A Windsor Road	3	1	2	\$1,850,000
15/3-5 Giddings Avenue	3	2	1	\$1,800,000
103/20 Gerrale Street	2	2	1	\$1,665,000
7/42 Ewos Parade	3	2	2	\$1,650,000
906/1 Abel Place	2	2	2	\$1,585,000
1/22 Coast Avenue	2	1	1	\$1,570,000
6/11 Burke Road	3	2	2	\$1,450,000
4/22-24 Franklin Road	2	1	1	\$1,450,000
621/13-15 Gerrale Street	2	1	1	\$1,380,000
1/24-16 Giddings Avenue	3	2	1	\$1,295,000
4/11-13 Waratah Street	3	1	1	\$1,290,000
7/31 The Esplanade	2	1	0	\$1,195,000
3/62-70 Parramatta Street	2	1	2	\$1,163,000
5/82-84 Elouera Road	2	1	2	\$1,100,000

Address	Bed	Bath	Car	Sold Price
408/1 Kingsway	2	2	1	\$1,068,000
8/9 Clyde Avenue	2	1	1	\$970,000
5/26 Kurnell Road	2	1	1	\$950,000
12/13-15 Allison Road	2	1	1	\$950,000
4/137 Elouera Road	2	1	2	\$945,000
8/20-22 Gosport Street	2	1	1	\$930,000
15/38-24 Kurnell Road	2	1	1	\$927,500
4/28 Searl Road	2	1	1	\$920,000
3/43-45 Seaview Street	2	1	1	\$905,000
4/13 John Davey Avenue	2	1	1	\$875,000
1/13 John Davey Avenue	2	1	1	\$858,000
3/13 John Davey Avenue	2	1	1	\$850,000
5/13 John Davey Avenue	2	1	1	\$845,000
6/13 John Davey Avenue	2	1	1	\$840,000
10/20 Gosport Street	2	1	1	\$837,000
6/42 Ewos Parade	1	1	1	\$830,000
15/17 Caronia Avenue	2	1	1	\$800,000
15/11-13 Wilbar Avenue	2	1	1	\$790,000
2/5 Croydon Street	1	1	1	\$771,000
4/56 Kurnell Road	1	1	1	\$770,000
8/78 Elouera Road	1	1	1	\$758,000
5/17 Wilbar Avenue	2	1	1	\$750,000
8/26A Burke Road	1	1	1	\$718,000
6/83 Ewos Parade	2	1	0	\$679,000
2/25 Gosport Street	1	1	1	\$660,000
3/54 Nicholson Parade	1	1	1	\$650,000
4/24 Ocean Street	1	1	0	\$631,000
2/57 Kurnell Road	2	1	0	\$610,000
8/87 Kingsway	1	1	1	\$580,000



## Como

Address	Bed	Bath	Car	Sold Price
33 Woronora Crescent	5	3	2	\$2,605,000
12 Yamba Road	5	3	2	\$2,430,000
53 Woronora Crescent	4	2	2	\$2,100,000
8 Girraween Avenue	3	1	1	\$1,680,000
2 Loretta Avenue	3	1	1	\$1,636,000
13 Tivoli Esplanade	5	2	2	\$1,410,000
19 Verona Range	5	3	2	N/A

## Dolans Bay

Address	Bed	Bath	Car	Sold Price
632A Port Hacking Road	3	3	2	\$3,570,000
37A Parthenia Street	3	2	2	\$1,600,000



# Engadine

Address	Bed	Bath	Car	Sold Price
154 Ridge Road	5	4	4	\$1,886,000
7 Canyon Place	4	4	3	\$1,760,000
103 Kingswood Road	4	1	1	\$1,460,000
16 Sirius Place	4	1	2	\$1,450,000
15 Atherton Road	3	2	2	\$1,438,500
12 Bullecourt Avenue	4	1	1	\$1,435,000
1108A Old Princes Highway	4	2	2	\$1,400,000
50 Cambrai Avenue	3	2	1	\$1,400,000
1127 Old Princes Highway	3	1	1	\$1,390,000
4 Andromeda Crescent	3	2	1	\$1,385,000
101 The Ridge Road	4	2	3	\$1,381,520
6 Namara Place	3	2	2	\$1,365,000
889 Princes Highway	4	3	4	\$1,357,000
21 Banbal Road	3	3	2	\$1,350,000
13 Achilles Road	6	2	2	\$1,350,000
102 Wollybutt Road	3	1	3	\$1,350,000
955 Old Princes Highway	3	2	2	\$1,325,000
67 Croston Road	3	2	4	\$1,325,000
138 Ridge Road	3	1	3	\$1,295,000
4 Lalor Crescent	3	2	1	\$1,294,000
161 Ridge Road	3	1	1	\$1,278,000
25 Achilles Road	3	1	1	\$1,276,000

Address	Bed	Bath	Car	Sold Price
82 Wollybutt Road	3	2	1	\$1,275,000
4/17 Dernancourt Avenue	3	2	2	\$1,270,000
114 Fairview Avenue	3	1	1	\$1,260,000
23 Pambula Road	3	1	4	\$1,255,000
8A Bullecourt Avenue	3	2	2	\$1,250,000
2 Canopus Close	4	2	1	\$1,250,000
28 Tobruk Avenue	3	1	2	\$1,245,000
167 Woronora Road	3	1	1	\$1,175,000
134 Woronora Road	3	1	1	\$1,150,000
15/199 Woronora Road	3	2	2	\$1,090,000
10/2-4 Anzac Avenue	3	2	2	\$1,075,000
12/42-46 Anzac Avenue	3	1	1	\$1,050,000
2/1113 Old Princes Highway	3	2	1	\$957,000
G01/1081B Old Princes Hwy	2	2	1	\$950,000
2/7 Dernancourt Avenue	2	1	1	\$865,000
18/23-27 Engadhe Avenue	2	1	1	\$710,000
2/29-35 Preston Avenue	2	1	1	\$635,000
A509/1081 Old Princes Hwy	2	2	2	N/A
1 Gwydir Street	0	0	0	N/A
24A McAlister Avenue	4	3	1	N/A
29 Banksia Avenue	3	1	1	N/A





## Grays Point

Address	Bed	Bath	Car	Sold Price
66 Moyran Parade	4	2	3	\$2,385,000
56 Mansion Point Road	5	3	2	\$2,285,000
95 Peninsular Road	4	3	1	\$1,900,000
113 Grays Point Road	4	3	1	\$1,800,000
17 Moyran Parade	3	2	2	\$1,540,000
8 Cormorant Street	5	4	4	N/A
144 Peninsular Road	5	2	2	N/A

## Greenhills Beach

Address	Bed	Bath	Car	Sold Price
68 Shorebird Parade	5	3	6	\$10,300,000
14 Whitehaven Street	5	3	2	\$3,760,000
1 Cable Street	4	2	2	\$3,350,000
31 Whitehaven Street	5	3	2	\$3,100,000
37 Greenhills Street	4	2	2	\$3,100,000
19 Greenhills Street	5	3	2	\$3,070,000
33 Cable Street	4	2	2	\$3,000,000



# Gymea

Address	Bed	Bath	Car	Sold Price
24 Bathurst Street	4	3	2	\$2,640,000
3B Pines Parade	4	3	2	\$2,350,000
3A Pines Parade	4	3	2	\$2,350,000
121A Manchester Road	4	3	2	\$2,150,000
64A Premier Street	4	3	2	\$2,049,000
673A Kingsway	5	3	1	\$1,650,000
35 North West Arm Road	4	3	2	\$1,620,000
100 North West Arm Road	4	3	1	\$1,500,000
15 Manchester Road	3	1	2	\$1,485,000
2/63 Milburn Road	4	3	2	\$1,430,000
4/6-8 Milburn Road	3	2	1	\$1,365,000
3/39-45 Manchester Road	3	2	4	\$1,262,000
2/10 Foch Avenue	3	1	2	\$1,035,000
2/37-41 Premier Street	2	2	1	\$950,000
64 North West Arm Road	4	2	1	\$910,000

Address	Bed	Bath	Car	Sold Price
19/42 Talara Road	2	2	1	\$905,000
2/5-7 Koorabel Avenue	2	1	1	\$905,000
2/9-13 Koorabel Avenue	2	1	2	\$900,000
6/72-74 Talara Road	2	1	2	\$860,000
10/35-37 Chapman Street	2	1	1	\$830,000
8/16 Chapman Street	2	1	2	\$820,000
6/776-780 Kingsway	2	1	2	\$780,000
22/331-335 President Ave	2	1	1	\$760,000
3/37-41 Premier Street	1	1	2	\$630,000
121B Manchester Road	4	3	1	N/A
10-12 Bonnie View Street	0	0	0	N/A
13/22-28 Premier Street	3	2	1	N/A
41 Pines Parade	3	1	2	N/A
17/13-17 Moani Avenue	2	2	1	N/A
24 Serpentine Road	5	2	3	N/A



## GyMEA Bay

Address	Bed	Bath	Car	Sold Price
2A Bunarba Road	4	4	1	\$2,000,000
14 Blue Gum Avenue	4	2	4	\$2,281,000
3A Avenel Road	4	3	2	\$2,112,000
3 Ordak Avenue	4	1	3	\$1,575,000
31 First Avenue	3	2	2	\$1,430,000
7 Uloola Place	4	1	1	\$1,805,000
5/190 GyMEA Bay Road	4	2	2	\$1,330,000
27 Ballar Avenue	3	3	2	\$1,830,000
251A GyMEA Bay Road	5	3	2	\$2,200,000
3/1-3 Third Avenue	3	2	2	\$1,300,000
1 June Place	3	1	1	\$1,500,000
113 Ellesmere Road	3	1	2	\$1,745,000
196B GyMEA Bay Road	4	3	2	\$1,900,000
25 Yarra Burra Street	4	2	2	\$2,200,000
5 Valley Way	5	3	4	\$1,950,000
1 Valley Way	5	3	4	\$1,975,000
134 Ellesmere Road	4	2	2	\$3,150,000
160 GyMEA Bay Road	3	1	1	\$1,286,000

## Heathcote

Address	Bed	Bath	Car	Sold Price
19 Grevillea Grove	6	5	2	\$2,390,000
10 Woodford Crescent	6	4	1	\$1,706,000
96 Forum Drive	4	2	3	\$1,630,000
21 Woodford Crescent	4	2	2	\$1,575,000
100 Wilson Parade	5	2	1	\$1,555,000
9 Larkspur Place	4	3	2	\$1,485,000
57 Copeland Road	4	2	3	\$1,460,000
53B Jacana Grove	3	2	2	\$1,220,000
35 Boundary Road	3	2	2	\$1,151,000
1 Blakett Street	3	1	1	\$1,060,000
7/39-41 Rosebery Street	3	1	1	\$940,000
5/814 Strickland Street	2	1	1	\$820,000
212/11 Veno Street	2	2	2	\$715,000
8/1317-1321 Princes Hwy	2	2	2	\$685,000
205/11 Veno Street	2	1	1	\$662,000



## Illawong

Address	Bed	Bath	Car	Sold Price
32 Mariner Road	4	2	2	\$1,825,000
4 Todd Place	5	3	6	\$1,670,000
46 Jervis Drive	3	3	2	\$1,620,000
1 Trial Place	4	3	4	\$1,600,000
2 Sail Place	5	2	2	\$1,520,000
110 Blaxland Drive	3	1	2	\$1,405,000
3/84 Griffin Parade	4	2	2	\$1,380,000
18/54-62 Osprey Drive	3	2	2	\$1,085,000
65/273A Fowler Road	2	2	2	\$910,000
46/273A Fowler Road	1	1	1	\$645,000
32-34 Griffin Parade	6	3	2	N/A

## Jannali

Address	Bed	Bath	Car	Sold Price
216 Oyster Bay Road	5	3	4	\$2,232,000
81 Seventh Avenue	5	2	3	\$1,900,000
3B Skillcorn Avenue	4	3	2	\$1,800,000
7 Sevenoaks Place	4	4	2	\$1,765,000
89 Sutherland Road	3	2	2	\$1,715,000
65 Sutherland Road	3	2	2	\$1,675,000
27B Sutherland Road	4	2	1	\$1,650,000
25 The Circle	5	2	6	\$1,420,000
101/11 Mitchell Avenue	2	2	1	\$825,000
9/2 Railway Parade	2	1	1	\$629,000
1/20 Oxley Avenue	2	1	1	\$565,000
1/1-9 Oxley Avenue	1	1	1	\$460,000



## Kangaroo Point

Address	Bed	Bath	Car	Sold Price
9 Allan Street	5	4	2	N/A

## Kareela

Address	Bed	Bath	Car	Sold Price
25 Tradeswinds Place	4	3	2	\$1,914,000
47 Struen Marie Street	4	2	4	\$1,700,000
110 Ingrid Road	4	2	2	\$1,650,000
2 Kurrewa Place	5	3	2	\$1,530,000
6 Ulladulla Place	3	1	2	\$1,490,000
10 Drysdale Place	5	3	2	\$1,350,000
22 Bandain Avenue	7	4	3	N/A



# Kirrawee

Address	Bed	Bath	Car	Sold Price
12B Gundain Road	5	3	1	\$1,850,000
2A Best Crescent	4	3	2	\$1,800,000
14A Haymet Street	3	2	2	\$1,730,000
20 Johnston Avenue	4	2	4	\$1,700,000
41 Mundakal Avenue	3	2	3	\$1,600,000
3 Johnson Avenue	4	2	2	\$1,600,000
7/12-16 Durbar Avenue	5	3	2	\$1,350,000
2/31-37 Durbar Avenue	3	2	2	\$1,335,000
10/13 Durbar Place	3	2	3	\$1,330,000
10/19-23 Durbar Avenue	3	2	2	\$1,315,000
8 Stirling Avenue	4	3	2	\$1,300,000
387 President Avenue	3	2	2	\$1,220,000
217/10 Village Place	3	2	2	\$1,200,000
1002/1 Village Place	3	2	2	\$1,200,000
62/41 Bath Road	3	2	1	\$1,072,000

Address	Bed	Bath	Car	Sold Price
49/465 The Boulevarde	3	1	2	\$990,000
2/623 Princes Highway	2	1	1	\$910,000
703/8 Village Place	2	2	1	\$886,000
6/10 Village Place	2	2	1	\$870,000
716/10 Village Place	2	2	1	\$855,000
303/2 Kiln Road	2	2	1	\$825,000
204/5 Village Place	2	2	1	\$795,000
515/6 Village Place	2	2	1	\$761,000
7/616-618 Princes Highway	2	1	2	\$750,000
214/35 Flora Street	2	1	1	\$730,000
16/67-71 Flora Street	2	1	2	\$695,100
3 Cudal Avenue	3	1	1	N/A
48 Tea Tree Place	4	2	2	N/A
409 President Avenue	5	4	2	N/A
142 Garnet Road	0	0	0	N/A



## Kurnell

Address	Bed	Bath	Car	Sold Price
41 Torres Street	3	2	2	\$1,820,000
20 Bridges Street	3	1	4	\$1,675,000
7 Gannon Street	2	1	1	\$1,460,000

## Lilli Pilli

Address	Bed	Bath	Car	Sold Price
2 Immarna Avenue	4	2	4	\$3,350,000
53 Lilli Pilli Point Road	4	3	2	\$3,000,000
1/15 North Crescent	3	2	2	N/A

## Loftus

Address	Bed	Bath	Car	Sold Price
29 Third Avenue	4	2	2	\$2,230,000
8 Hawthorn Street	4	2	2	\$1,715,000
5 Kurri Street	4	3	1	\$1,627,500
3 Ardisia Place	3	1	2	\$1,560,000
2E Seventh Avenue	3	2	1	\$1,535,000
83 Ninth Avenue	3	1	2	\$1,390,000
14 Logan Street	3	1	1	\$1,280,000
15 Spur Crescent	3	2	2	\$1,200,000
2/85-87 Loftus Avenue	2	1	1	\$895,000



# Menai

Address	Bed	Bath	Car	Sold Price
52 Ferrier Drive	5	3	2	\$2,620,000
72 Portmadoc Drive	5	3	2	\$2,050,000
27 Llanberis Drive	6	2	3	\$2,026,000
53 Windle Place	4	3	2	\$1,880,000
13 Power Place	4	3	2	\$1,870,000
13 Colwyn Close	3	2	2	\$1,830,000
69 Hall Drive	3	2	1	\$1,700,000
88 Carter Road	4	2	3	\$1,635,000
2 Mathews Place	4	2	2	\$1,625,000
16 Kippax Place	5	2	2	\$1,605,000
7 Parkwood Drive	4	2	2	\$1,570,000
57 Windle Place	4	2	2	\$1,550,000
38 Hall Drive	4	2	1	\$1,500,000
38 Catalpa Grove	3	1	2	\$1,490,000
8 Amberwood Place	3	2	2	\$1,445,000
21 Claret Ash Grove	3	1	3	\$1,420,000

Address	Bed	Bath	Car	Sold Price
17 Miller Place	3	2	1	\$1,400,000
2 Power Place	3	1	1	\$1,355,000
11 Popperwell Drive	3	1	1	\$1,350,000
4/14 Hilloak Way	3	1	2	\$1,250,000
1/595 Old Illawarra Road	3	2	2	\$1,250,000
17 Davidson Road	3	1	1	\$1,230,000
3A Conway Street	3	2	2	\$1,180,000
8/19 Owen Jones Row	3	2	1	\$1,135,000
14/1 Owen Jones Row	3	1	1	\$1,090,000
6 Oldfield Place	3	1	1	\$1,060,000
89 Allison Crescent	3	1	1	\$995,000
8/27 Bluegum Way	3	2	2	\$925,000
14B Macmahon Place	3	1	2	\$880,000
8H/6 Schofield Place	2	1	1	N/A
47 Bluegum Way	3	2	2	N/A





# Miranda

Address	Bed	Bath	Car	Sold Price
1B Partridge Avenue	5	3	2	\$2,200,000
26B Carramar Crescent	5	3	2	\$2,145,000
10B Junction Street	4	4	2	\$2,000,000
19 Macartney Street	3	1	1	\$2,000,000
23 Frederick Street	3	2	2	\$1,970,000
50A Carramar Crescent	4	3	1	\$1,914,000
6 Meadow Place	4	2	3	\$1,855,000
215 Sylvania Road	4	2	1	\$1,775,000
149 Parraweena Road	3	1	2	\$1,730,000
198 Parraweena Road	3	2	3	\$1,700,000
4 Fletcher Avenue	3	2	2	\$1,650,000
239B Sylvania Road	4	2	2	\$1,650,000
27 Culburra Road	3	2	2	\$1,600,000
6 Biargar Avenue	4	2	2	\$1,600,000
4/216 President Avenue	3	2	3	\$1,535,000
33 Meldrum Avenue	3	1	2	\$1,520,000
6/216 President Avenue	3	2	2	\$1,510,000
1/16 Junction Street	3	3	2	\$1,350,000
9/4-10 Kumbardang Avenue	3	2	1	\$1,350,000
457A Kingsway	3	3	2	\$1,320,000
501/510 Kingsway	3	2	2	\$1,310,000
23A Tolol Avenue	3	1	1	\$1,300,000
226B President Avenue	3	2	1	\$1,140,000
5/324-326 Port Hacking Rd	3	2	2	\$1,130,000
608/3 Penprase Lane	2	2	1	\$1,100,000
5/315 Port Hacking Road	2	1	1	\$1,060,000
3/321 Port Hacking Road	3	2	2	\$1,025,000
412/1 Highdale Avenue	3	2	2	\$975,000
39/29H Wandella Road	2	1	0	\$965,000
10/204 The Boulevard	2	1	1	\$965,000
406/1 University Road	2	2	2	\$960,000
406/5 Gurrier Avenue	2	2	1	\$940,000
207/1 Urunga Parade	2	2	1	\$930,000

Address	Bed	Bath	Car	Sold Price
6/204 The Boulevard	2	1	2	\$910,000
62/2-4 Central Road	2	2	2	\$855,320
27/29H Wandella Road	1	1	0	\$835,000
74/8-12 Wandella Road	2	2	1	\$807,000
13/22-26 Urunga Parade	2	2	1	\$805,000
16/36 Wandella Road	2	1	1	\$800,000
7/12-14 Kiora Road	3	2	1	\$765,000
6/19-21 Kiora Road	2	1	1	\$760,000
19/16-20 Urunga Parade	2	1	1	\$760,000
50/8-12 Wandella Road	2	2	1	\$750,000
18/34-38 Kiora Road	2	1	2	\$750,000
A705/1 Urunga Parade	1	1	1	\$742,500
109/3 Pinnacle Street	2	1	1	\$726,000
601/680 Kingsway	1	1	1	\$700,000
20/108-110 Kiora Road	2	1	1	\$698,000
1/28-30 Urunga Parade	3	2	1	\$682,000
G01/5-7 Higherdale Avenue	1	1	1	\$677,000
105/3 Pinnacle Street	2	1	1	\$675,000
12/470-482 Kingsway	2	1	1	\$660,000
101/5-7 Highdale Avenue	1	1	1	\$655,000
56F/5-9 Wandella Road	2	1	1	\$640,000
8/6 Central Road	1	1	1	\$630,000
27D/5-29 Wandella Road	2	1	1	\$585,000
B305/16 Pinnacle Street	1	1	1	\$570,000
6/104 Kiora Road	1	1	1	\$555,000
48 Matson Crescent	6	4	2	N/A
4 Cartledge Avenue	3	1	2	N/A
76 Matson Crescent	4	3	2	N/A
5/513 Kingsway	2	1	1	N/A
6/14 Mooki Street	4	3	2	N/A
21/86-88 Karimbla Road	2	1	1	N/A
3C/5-29 Wandella Road	3	2	1	N/A
28A Huntingdale Avenue	5	3	1	N/A



## Oyster Bay

Address	Bed	Bath	Car	Sold Price
6 Discovery Place	4	3	4	\$5,000,000
141 Carvavan Head Road	5	3	2	\$3,140,000
6 Juvenis Avenue	5	3	3	\$2,650,000
67C Georges River Crescent	4	2	2	\$2,200,000
102 Georges River Crescent	4	2	2	\$2,050,000
18 Riverveiw Road	4	3	2	\$1,880,000
100 Georges River Crescent	3	2	4	\$1,855,000
15 Loves Avenue	4	1	3	\$1,687,500
1E Phillip Street	4	2	2	\$1,510,000
20 Loves Avenue	3	1	1	\$1,430,000
1/35 Como Road	3	2	2	\$1,340,000
125 Green Point Road	3	2	1	\$1,330,000
31A Oyster Bay Road	3	2	1	\$1,306,000
1/50-52 Georges River Cres	2	1	1	\$1,020,000
11 Juvenis Avenue	5	3	8	N/A
7 Juvenis Avenue	6	6	3	N/A

## Port Hacking

Address	Bed	Bath	Car	Sold Price
20 Moombara Cresent	7	6	5	\$7,500,000
11 Tamba Place	5	3	4	\$3,300,000
645 Port Hacking Road	3	1	2	\$2,575,000
633 Port Hacking Road	5	3	4	\$2,372,500
1/629-631 Port Hacking Rd	3	2	2	\$1,500,000



# Sutherland

Address	Bed	Bath	Car	Sold Price
93 The Grand Parade	4	2	1	\$1,920,000
61 The Grand Parade	5	2	2	\$1,865,000
34B Oakwood Street	4	3	1	\$1,675,000
1A River Road	4	2	2	\$1,670,000
90 Eton Street	3	2	2	\$1,655,000
15 Leonay Street	2	2	1	\$1,580,000
1 Glenelg Street	3	2	3	\$1,560,000
6/15 Belmont Street	3	2	2	\$1,330,000
502/552-556 President Ave	3	2	3	\$1,300,000
11 Glencoe Street	2	1	2	\$1,282,000
122 Waratah Street	3	1	2	\$1,250,000
1/60-62 Toronto Parade	3	2	2	\$1,200,000
2/11-13 Oakwood Street	3	1	1	\$1,165,000
13/36 Glencoe Street	4	3	3	\$1,150,000
5/88 Auburn Street	3	1	2	\$990,000
11/16 Oakwood Street	2	1	1	\$930,000
15/98-102 Glencoe Street	2	1	1	\$875,000
G01/51 Glencoe Street	2	2	2	\$865,000
302/699 Old Princes Hwy	2	2	1	\$845,000
24/24 Toronto Parade	2	1	1	\$841,500
26/60-66 Linden Street	2	1	1	\$835,000
5/530-536 President Avenue	2	2	1	\$805,000
8/23-25 Oxford Street	2	1	1	\$782,000
4/8 Cook Street	2	2	1	\$765,000
8/10-18 Clio Street	2	1	2	\$760,000
27/530-536 President Ave	2	2	2	\$760,000

Address	Bed	Bath	Car	Sold Price
23/16-26 Park Street	2	1	1	\$755,000
16/45-47 Vermont Street	2	1	2	\$741,000
402/674 Old Prices Highway	2	1	1	\$735,000
14/68-72 Auburn Street	2	1	1	\$725,000
14/40-44 Belmont Street	2	1	1	\$720,000
24/55-61 Belmont Street	2	1	1	\$715,000
209/674 Old Princes Hwy	2	1	1	\$710,000
1/76-82 Glencoe Street	2	1	1	\$705,000
19/16-26 Park Street	2	1	1	\$690,000
8/514 President Avenue	2	1	1	\$682,500
30/92-96 Glencoe Street	2	1	1	\$680,000
11/2-4 Adelong Street	2	1	1	\$665,000
11/28-34 Leonay Street	2	1	1	\$660,000
33/28-34 Leonay Street	2	1	2	\$660,000
19/2-4 Adelong Street	2	1	1	\$640,000
3/862-868 Old Princes Hwy	2	1	1	\$640,000
23/55-59 Glencoe Street	2	1	1	\$627,500
20/54 Glencoe Street	2	1	1	\$595,000
13/54 Glencoe Street	2	1	1	\$593,000
40/491-497 President Ave	1	1	1	\$525,000
14/53 Kurrajong Street	2	1	0	\$520,000
24/500 President Avenue	1	1	1	\$480,000
18/34-36 Vermont Street	1	1	0	\$421,000
13/57 Eton Street	2	1	1	N/A
206/68 Eton Street	2	2	1	N/A



# Sylvania

Address	Bed	Bath	Car	Sold Price
4 MacFarlane Parade	4	3	3	\$2,865,888
7 Marra Place	3	2	2	\$2,550,000
66 Young Street	4	2	2	\$2,155,000
29 Craigholm Street	5	3	2	\$2,150,000
31 Holt Road	3	3	2	\$2,020,000
26/10 Corea Street	3	2	2	\$2,015,000
8 Merino Place	5	3	2	\$1,960,000
27 Formosa Street	3	1	4	\$1,870,000
36 Easton Avenue	4	2	2	\$1,800,000
55 Easton Avenue	3	1	1	\$1,730,000
4 Amos Place	3	2	2	\$1,630,000
30 Holt Road	4	1	2	\$1,630,000
3/27 Birdwood Street	4	3	2	\$1,580,000
225B Box Road	4	3	1	\$1,550,000
7A Holt Road	3	1	1	\$1,460,000

Address	Bed	Bath	Car	Sold Price
2/28 Endeavour Street	3	2	2	\$1,366,000
281 Box Road	4	2	2	\$1,321,000
3/45-47 Rocklea Crescent	3	2	2	\$1,310,000
249B Princes Highway	3	2	2	\$1,265,000
5/9 Melrose Avenue	3	2	1	\$1,162,000
2/52-54 Evelyn Street	2	1	2	\$1,135,000
5/28-30 Melrose Avenue	3	2	2	\$1,100,000
47 Port Hacking Road	3	1	2	\$1,065,000
6/8-10 Pembroke Street	2	1	1	\$1,025,200
35/1 Kooroma Place	2	1	2	\$950,000
1/92 Port Hacking Road	3	1	1	\$934,000
26/17-21 Melrose Avenue	2	1	1	N/A
27/10 Corea Street	2	2	2	N/A
110A The Esplanade	5	3	2	N/A
65 Formosa Street	3	1	2	N/A



## Sylvania Waters

Address	Bed	Bath	Car	Sold Price
17 Lachlan Avenue	4	3	2	\$5,500,000
9 Clarence Crescent	5	2	3	\$2,566,000
17 Hampton Road	4	3	2	\$2,538,000
143 Belgrave Esplanade	4	3	2	\$2,400,000
254 Belgrave Esplanade	4	4	6	\$2,400,000
9 Murrumbidgee Avenue	4	1	2	\$2,075,000
5 Burnett Place	3	1	2	\$1,650,000
43/3 Ramu Close	3	2	2	\$790,000
35/3 Ramu Close	3	2	2	\$750,000

## Taren Point

Address	Bed	Bath	Car	Sold Price
1 Old Taren Point Road	6	5	10	\$4,450,000
137 Holt Road	5	3	4	\$3,705,000
113 Holt Road	5	4	4	\$2,910,000
82B Woodlands Road	4	2	2	\$1,850,000
183 Holt Road	3	2	2	\$1,475,000



## Woolooware

Address	Bed	Bath	Car	Sold Price
38 Coral Road	3	2	1	\$2,400,000
8B Hyndman Parade	4	2	2	\$2,060,000
A10.08/471 Captain Cook Dr	2	2	1	\$1,250,000
606/2 Foreshore Boulevard	2	2	1	\$1,116,000
206/2 Foreshore Boulevard	2	2	1	\$1,100,000
407/2 Foreshore Boulevard	2	2	1	\$1,060,000
1206/1 Foreshore Boulevard	2	2	1	\$1,040,000
304/475 Captain Cook Drive	2	2	1	\$935,000
2/58 Flinders Road	2	1	1	\$900,000
301/3 Foreshore Boulevard	1	1	1	\$775,000
501/4 Foreshore Boulevard	1	1	1	\$775,000
26/110-112 Kingsway	2	1	1	\$760,000
4/25 Hill Street	2	1	1	\$750,000
1/23 Hill Street	2	1	1	\$700,000
5/117 Kingsway	1	1	1	\$630,000
11/51 Caronia Avenue	1	1	1	\$567,500
1/92-94 Kingsway	3	2	1	N/A
B8.17/461 Captain Cook Dr	1	1	1	N/A
D6.29/461 Captain Cook Dr	1	1	1	N/A
C6.25/471 Captain Cook Dr	2	2	1	N/A
19/471 Captain Cook Drive	2	2	1	N/A
3/4 Foreshore Boulevard	2	2	1	N/A
7 Caringbah Road	3	2	2	N/A

## Woronora

Address	Bed	Bath	Car	Sold Price
159 Prince Edward Park Rd	3	2	2	\$2,827,000
21 Severn Road	4	3	2	\$2,100,000
10 Boomi Place	5	3	2	\$1,880,000
254 Prices Circuit	4	3	3	\$1,735,000
21 Tay Place	5	2	2	\$1,405,000

## Woronora Heights

Address	Bed	Bath	Car	Sold Price
78F Bundanoon Road	4	2	2	\$1,680,000
6 Caspian Place	4	3	2	\$1,600,000
10 Warrangarre Drive	3	3	2	\$1,400,000
10/67 Warrangarre Drive	3	2	2	\$1,075,000
14 Warrangaree Drive	4	3	0	N/A



## Yarrowarrah

Address	Bed	Bath	Car	Sold Price
80 Giles Street	5	3	2	\$1,870,000
96 Sladden Road	4	2	2	\$1,510,000

## Yowie Bay

Address	Bed	Bath	Car	Sold Price
8 Yarraga Place	5	3	2	\$6,050,000
256 Attunga Road	5	3	2	\$4,150,000
7 Wonga Road	3	1	0	\$3,125,000
96 Attunga Road	5	3	2	\$2,800,000
3 Coolum Place	4	2	2	\$2,723,000
27 Coora Road	5	3	4	\$2,330,000
150 Attunga Road	3	2	2	\$1,940,000
28 Attunga Road	4	3	4	\$1,935,000
2 Sherwood Avenue	3	2	3	N/A



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