*Map not to scale*
Welcome to the SEQ Vacant Land Market Report.

Ray White Commercial (QLD) is pleased to release the latest SEQ Vacant Land Market Report for the 2017 calendar year.

This report provides an in-depth look at the South East Queensland vacant residential land market, and has been developed in order to provide the performance of the 2017 year in comparison against previous years for each of the ten local authorities across SEQ.

This report can be read in conjunction with our region specific reports, with data being sourced from the Queensland Government Statisticians Office. It has been created by Ray White Commercial Research in partnership with Ray White Special Projects (QLD), who have over 30 consecutive years’ experience in the South East Queensland Vacant Land Market.

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SEQ Key Indicators

Lots Approved

18,867

-16.28% in lot approvals

1st Logan City 5,535 lots

2nd Moreton Bay 3,174 lots

Total Projects: 1,338

Registered Lots

15,691

5.97% in lot registrations

1st Brisbane 2,879 lots ↑31.82%

2nd Ipswich 2,512 lots ↓-3.31%

Lots Sold

11,632

-14.79% in lot sales

1st Moreton Bay 2,105 lots

2nd Gold Coast 2,090 lots

Median Vacant Land Price

SEQ Weighted Average Vacant Land Price

$262,534

2.37% over the last 12 months

1st Brisbane: $412,000 ↑11.35%

2nd Redland City: $301,750 ↓-4.21%

3rd Gold Coast: $271,000 ↑7.54%

Source: 2017 Calendar Year (% represents annual change from 2016) Ray White, Pricefinder.
Lot Sales
By Region, Calendar Year

Land Values $/sqm
By Region, Calendar Year

Lot Registrations
By Region, Calendar Year

Source: Queensland Government Statistician’s Office, Ray White, Pricefinder
### Key Market Indicators—SEQ

**Key**

- **↑**: Increase of 5% or greater
- **↓**: Decrease of 5% or greater
- **⇔**: Change of less than 5%

#### Lot Sales

**SEQ by Region – Calendar Year**

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<tr>
<th></th>
<th>Brisbane City</th>
<th>Gold Coast</th>
<th>Ipswich City</th>
<th>Logan City</th>
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<th>Redland City</th>
<th>Sunshine Coast</th>
<th>Toowoomba</th>
<th>Lockyer Valley</th>
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#### Vacant Land $/sqm

**SEQ by Region – Calendar Year**

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<th>Logan City</th>
<th>Moreton Bay</th>
<th>Redland City</th>
<th>Sunshine Coast</th>
<th>Toowoomba</th>
<th>Lockyer Valley</th>
<th>Scenic Rim</th>
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*Source: Queensland Government Statistician’s Office*
## Median Vacant Land Price
**SEQ by Region – Calendar Year**

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## Lot Approvals
**SEQ by Region – Calendar Year**

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<td>1,243</td>
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<td>2,482</td>
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<tr>
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## Standard Lot Registrations
**SEQ by Region – Calendar Year**

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<tr>
<td>Scenic Rim</td>
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Source: Queensland Government Statistician’s Office, Ray White, Pricefinder
## Brisbane City Key Indicators

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<th>Category</th>
<th>Details</th>
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<td>Lots Approved</td>
<td>2,894 with a 9.13% increase in approvals</td>
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<tr>
<td>Total Projects</td>
<td>559 with a 3.71% increase</td>
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<tr>
<td>Vacant Land</td>
<td>1,653 with a 14.57% decrease in settlements</td>
</tr>
<tr>
<td>Median Vacant Land Price</td>
<td>$412,000 (11.35% increase)</td>
</tr>
<tr>
<td>Median Vacant Land Price/m²</td>
<td>$910 (7.44% increase)</td>
</tr>
<tr>
<td>Median Lot Size</td>
<td>435 m² is the median lot size</td>
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<tr>
<td>House &amp; Land Packages</td>
<td>566 sales with a 18.44% decrease</td>
</tr>
<tr>
<td>Median Price</td>
<td>$735,000 (6.91% increase)</td>
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<tr>
<td>Lots Registered</td>
<td>2,879 standard lots</td>
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<tr>
<td>Increase in Lots Registered</td>
<td>31.82%</td>
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2017 Calendar Year (% represents annual change from 2016)  
Source: Qld Government Statistician’s Office
Vacant Land Sales & Median Price
Brisbane City

2017 Lot Sales – 1,653
↓-14.57% (1,935 sales) 12 months
↓-4.95% (1,739 sales) 5 year average
↑2.61% (1,611 sales) 10 year average

2017 Median Value - $412,000
↑11.35% (from $370,000) 12 months
↑13.12% (from $364,200) 5 year average
↑26.30% (from $326,200) 10 year average

DA Approvals
Brisbane City

2017 Lot Approvals – 2,894
↑9.13% (2,652 lots) 12 months
↑18.12% (2,450 lots) 5 year average
↑39.60% (2,073 lots) 10 year average

Lot Registrations & Lot Size
No. Lots, Brisbane City

2017 Lot Registration – 2,879
↑31.82% (2,184 lots) 12 months
↑26.66% (2,273 lots) 5 year average
↑30.51% (2,206 lots) 10 year average

2017 Median Lot Size – 435sqm
⇔0.23% (434sqm) 12 months
↓-3.33% (450sqm) 5 years
↓-15.04% (512sqm) 10 years
Gold Coast Key Indicators

2,014
Lots Approved

-5.36% in lot approvals

Total Projects: 119   4.39%

1,844
Vacant Land

-35.34% in vacant land settlements

455m² is the median lot size

House & Land Packages

261 Sales   -35.71%

Median Price $505,000   3.48%

Lots Registered

2,152 Standard lots

-27.79% in lots registered

Median Vacant Land Price
$271,000   7.54%

Median Vacant Land Price
$620/m²   4.55%

Source: Qld Government Statistician’s Office

2017 Calendar Year (% represents annual change from 2016)
**Vacant Land Sales & Median Price**

**Gold Coast**

<table>
<thead>
<tr>
<th>No. Sales</th>
<th>Median Land Value (RHS)</th>
</tr>
</thead>
<tbody>
<tr>
<td>2008</td>
<td>$140,000</td>
</tr>
<tr>
<td>2009</td>
<td>$160,000</td>
</tr>
<tr>
<td>2010</td>
<td>$180,000</td>
</tr>
<tr>
<td>2011</td>
<td>$200,000</td>
</tr>
<tr>
<td>2012</td>
<td>$220,000</td>
</tr>
<tr>
<td>2013</td>
<td>$240,000</td>
</tr>
<tr>
<td>2014</td>
<td>$260,000</td>
</tr>
<tr>
<td>2015</td>
<td>$280,000</td>
</tr>
<tr>
<td>2016</td>
<td>$300,000</td>
</tr>
<tr>
<td>2017</td>
<td>$320,000</td>
</tr>
</tbody>
</table>

**2017 Lot Sales - 1,844**
- ↓35.34% (2,852 sales) 12 months
- ↓15.06% (2,171 sales) 5 year average
- ↔ 0.16% (1,847 sales) 10 year average

**2017 Median Value - $271,000**
- ↑ 7.54% (from $252,000) 12 months
- ↑ 9.69% (from $247,060) 5 year average
- ↑ 9.89% (from $246,610) 10 year average

**DA Approvals**

**Gold Coast**

<table>
<thead>
<tr>
<th>Lot Approvals</th>
<th>2017 - 2,014</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>↓ -5.36% (2,128 lots) 12 months</td>
</tr>
<tr>
<td></td>
<td>↑ 18.40% (1,701 lots) 5 year average</td>
</tr>
<tr>
<td></td>
<td>↑ 13.08% (1,781 lots) 10 year average</td>
</tr>
</tbody>
</table>

**Lot Registrations & Lot Size**

**Gold Coast**

<table>
<thead>
<tr>
<th>Lot Registration</th>
<th>2017 - 2,152</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>↓ -27.79% (2,980 lots) 12 months</td>
</tr>
<tr>
<td></td>
<td>↑ 7.82% (1,996 lots) 5 year average</td>
</tr>
<tr>
<td></td>
<td>↑ 27.19% (1,692 lots) 10 year average</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Median Lot Size</th>
<th>2017 - 455sqm</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>↑ 3.64% (439sqm) 12 months</td>
</tr>
<tr>
<td></td>
<td>↓ -3.19% (470sqm) 5 years</td>
</tr>
<tr>
<td></td>
<td>↓ -27.78% (630sqm) 10 years</td>
</tr>
</tbody>
</table>

Source: Queensland Government Statistician's Office
### Ipswich City Key Indicators

<table>
<thead>
<tr>
<th>Indicator</th>
<th>Value</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Lots Approved</strong></td>
<td>2,609</td>
</tr>
<tr>
<td>Change in lot approvals</td>
<td>-28.75%</td>
</tr>
<tr>
<td>Total Projects</td>
<td>93</td>
</tr>
<tr>
<td>Change</td>
<td>13.41%</td>
</tr>
<tr>
<td><strong>Vacant Land</strong></td>
<td>2,090</td>
</tr>
<tr>
<td>Change in vacant land settlements</td>
<td>-4.26%</td>
</tr>
<tr>
<td><strong>House &amp; Land Packages</strong></td>
<td>276 Sales</td>
</tr>
<tr>
<td>Change in sales</td>
<td>0.72%</td>
</tr>
<tr>
<td>Median Price</td>
<td>$385,000</td>
</tr>
<tr>
<td>Change in median price</td>
<td>no change</td>
</tr>
<tr>
<td>Median Vacant Land Price</td>
<td>$191,500</td>
</tr>
<tr>
<td>Change in median price</td>
<td>-3.28%</td>
</tr>
<tr>
<td>Median Vacant Land Price/m²</td>
<td>$445/m²</td>
</tr>
<tr>
<td>Change in median price/m²</td>
<td>1.77%</td>
</tr>
<tr>
<td>443m² is the median lot size</td>
<td></td>
</tr>
<tr>
<td>** lots registered**</td>
<td>2,512 Standard lots</td>
</tr>
<tr>
<td>Change in lots registered</td>
<td>-3.31%</td>
</tr>
</tbody>
</table>

*Source: Qld Government Statistician’s Office*
Vacant Land Sales & Median Price
Ipswich City

2017 Lot Sales – 2,090
↓ -4.26% (2,183 sales) 12 months
↑ 20.88% (1,729 sales) 5 year average
↑ 41.03% (1,482 sales) 10 year average

2017 Median Value - $191,500
↓ -3.28% (from $198,000) 12 months
↑ 2.46% (from $186,900) 5 year average
↑ 5.69% (from $181,190) 10 year average

DA Approvals
Ipswich City

2017 Lot Approvals – 2,609
↓ -28.75% (3,662 lots) 12 months
↓ -25.80% (3,516 lots) 5 year average
↓ -9.82% (2,893 lots) 10 year average

Lot Registrations & Lot Size
No. Lots, Ipswich City

2017 Lot Registration – 2,512
↓ -3.31% (2,598 lots) 12 months
↑ 38.86% (1,809 lots) 5 year average
↑ 35.55% (1,619 lots) 10 year average

2017 Median Lot Size – 443sqm
↔ -1.12% (448sqm) 12 months
↓ -7.71% (480sqm) 5 years
↓ -26.41% (602sqm) 10 years
## Logan City Key Indicators

<table>
<thead>
<tr>
<th>Category</th>
<th>Value</th>
<th>Change</th>
</tr>
</thead>
<tbody>
<tr>
<td>Lots Approved</td>
<td>5,535</td>
<td></td>
</tr>
<tr>
<td>Median Vacant Land Price</td>
<td>$220,500</td>
<td>↓ -0.54%</td>
</tr>
<tr>
<td>Total Projects</td>
<td>164</td>
<td>↑ 17.99%</td>
</tr>
<tr>
<td>Median Vacant Land Price</td>
<td>$512/m²</td>
<td>↑ 8.47%</td>
</tr>
<tr>
<td>Vacant Land</td>
<td>1,255</td>
<td></td>
</tr>
<tr>
<td>Median Vacant Land Price</td>
<td>$220,500</td>
<td></td>
</tr>
<tr>
<td>House &amp; Land Packages</td>
<td>174 Sales</td>
<td>↓ -23.68%</td>
</tr>
<tr>
<td>Median Price</td>
<td>$425,000</td>
<td>↑ 1.55%</td>
</tr>
<tr>
<td>Lots Registered</td>
<td>1,690 Standard lots</td>
<td>↑ 5.30%</td>
</tr>
</tbody>
</table>

- **5,535** Lots Approved
- **61.14%** in lot approvals
- **1,255** Vacant Land
- **4.76%** in vacant land settlements
- **1,690** Standard lots

2017 Calendar Year (% represents annual change from 2016)
Source: Qld Government Statistician’s Office
Vacant Land Sales & Median Price
Logan City

2017 Lot Sales - 1,255
↑ 4.76% (1,198 sales) 12 months
↑ 22.80% (1,022 sales) 5 year average
↑ 50.84% (832 sales) 10 year average

2017 Median Value - $220,500
↔ -0.54% (from $221,700) 12 months
↑ 6.81% (from $206,440) 5 year average
↑ 7.97% (from $204,220) 10 year average

DA Approvals
Logan City

2017 Lot Approvals - 5,535
↑ 61.14% (3,435 lots) 12 months
↑ 67.07% (3,313 lots) 5 year average
↑ 127.22% (2,436 lots) 10 year average

Lot Registrations & Lot Size
No. Lots, Logan City

2017 Lot Registration - 1,690
↑ 5.30% (1,605 lots) 12 months
↑ 51.30% (1,117 lots) 5 year average
↑ 63.13% (1,036 lots) 10 year average

2017 Median Lot Size - 421sqm
↓ -8.28% (459sqm) 12 months
↓ -19.04% (520sqm) 5 years
↓ -29.83% (600sqm) 10 years

Source: Queensland Government Statistician's Office
### Moreton Bay Key Indicators

#### Lots Approved

- **3,174**
  - **-50.40%** in lot approvals

#### Total Projects

- **168**
  - **-11.11%**

#### Lots Approved

- **3,174**
  - **$251,000**
  - **-1.57%**

#### Vacant Land

- **2,105**
  - **$571/m²**
  - No change

#### Median Vacant Land Price

- **420m²** is the median lot size

#### House & Land Packages

- **372 Sales**
  - **35.77%**
  - **$480,000**
  - **6.67%**

#### Lots Registered

- **2,772 Standard lots**
  - **32.38%** in lots registered

---

2017 Calendar Year (% represents annual change from 2016)
Source: Qld Government Statistician’s Office
Vacant Land Sales & Median Price
Moreton Bay LGA

2017 Lot Sales – 2,105
↓ -4.45% (2,203 sales) 12 months
↑ 4.36% (2,017 sales) 5 year average
↑ 3.75% (2,029 sales) 10 year average

2017 Median Value – $251,000
↓ -1.57% (from $255,000) 12 months
↑ 7.26% (from $234,000) 5 year average
↑ 14.35% (from $219,495) 10 year average

DA Approvals
Moreton Bay LGA

2017 Lot Approvals – 3,174
↓ -50.40% (3,174 lots) 12 months
↔ 0.09% (3,171 lots) 5 year average
↔ 0.73% (3,151 lots) 10 year average

Lot Registrations & Lot Size
No. Lots, Moreton Bay LGA

2017 Lot Registration – 2,772
↑ 32.38% (2,094 lots) 12 months
↑ 34.82% (2,056 lots) 5 year average
↑ 18.00% (2,273 lots) 10 year average

2017 Median Lot Size – 420sqm
↓ -6.67% (448sqm) 12 months
↓ -14.29% (480sqm) 5 years
↓ -30.00% (600sqm) 10 years
### Redland City Key Indicators

<table>
<thead>
<tr>
<th>Category</th>
<th>Data</th>
<th>Change</th>
</tr>
</thead>
<tbody>
<tr>
<td>Lots Approved</td>
<td>598</td>
<td>28.05% in lot approvals</td>
</tr>
<tr>
<td>Vacant Land</td>
<td>285 (Sold)</td>
<td>-31.49%</td>
</tr>
<tr>
<td>House &amp; Land Packages</td>
<td>166 Sales</td>
<td>-37.83%</td>
</tr>
<tr>
<td>Lots Registered</td>
<td>557 Standard lots</td>
<td>-20.31%</td>
</tr>
<tr>
<td>Median Vacant Land Price</td>
<td>$301,750</td>
<td>-4.21%</td>
</tr>
<tr>
<td>Median Vacant Land Price (m²)</td>
<td>$624/m²</td>
<td>8.90%</td>
</tr>
<tr>
<td>Median Price</td>
<td>$480,000</td>
<td>5.31%</td>
</tr>
</tbody>
</table>

2017 Calendar Year (% represents annual change from 2016)  
Source: QLD Government Statistician’s Office, Pricefinder, Ray White Group  
*excludes island properties
Vacant Land Sales & Median Price
Redland City (excludes island properties)

2017 Lot Sales – 285
↓ -31.49% (416 sales) 12 months
↑ 4.01% (274 sales) 5 year average
↑ 120.11% (189 sales) 10 year average

2017 Median Value - $301,750
↓ -4.21% (from $315,000) 12 months
↑ 1.75% (from $296,550) 5 year average
↑ 7.51% (from $280,675) 10 year average

DA Approvals
Redland City

2017 Lot Approvals – 598
↑ 28.05% (467 lots) 12 months
↑ 7.97% (576 lots) 5 year average
↑ 35.91% (440 lots) 10 year average

Lot Registrations & Lot Size
No. Lots, Redland City

2017 Lot Registration – 557
↓ -20.31% (699 lots) 12 months
↓ -8.54% (609 lots) 5 year average
↑ 2.77% (542 lots) 10 year average

2017 Median Lot Size – 449sqm
↓ -1.97% (458sqm) 12 months
↓ -22.05% (576sqm) 5 years
↓ -35.40% (695sqm) 10 years
Sunshine Coast Key Indicators

<table>
<thead>
<tr>
<th>Indicator</th>
<th>Value</th>
<th>Change</th>
<th>Change %</th>
</tr>
</thead>
<tbody>
<tr>
<td>Lots Approved</td>
<td>1,662</td>
<td>↓ -39.34%</td>
<td></td>
</tr>
<tr>
<td>Vacant Land</td>
<td>1,764</td>
<td>↓ -21.39%</td>
<td></td>
</tr>
<tr>
<td>House &amp; Land Packages</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Sales</td>
<td>268</td>
<td>↓ -5.30%</td>
<td></td>
</tr>
<tr>
<td>Median Price</td>
<td>$522,000</td>
<td>↑ 4.40%</td>
<td></td>
</tr>
<tr>
<td>Lots Registered</td>
<td>2,053</td>
<td>↑ 1.28% in lots registered</td>
<td></td>
</tr>
<tr>
<td>Total Projects</td>
<td>88</td>
<td>↑ 17.33%</td>
<td></td>
</tr>
<tr>
<td>Median Vacant Land Price</td>
<td>$269,500</td>
<td>↑ 5.69%</td>
<td></td>
</tr>
<tr>
<td>Median Vacant Land Price/Standard lots</td>
<td>$615/m²</td>
<td>↑ 5.67%</td>
<td></td>
</tr>
<tr>
<td>Median Vacant Land Price/median lot size</td>
<td>473m²</td>
<td></td>
<td>is the median lot size</td>
</tr>
</tbody>
</table>

2017 Calendar Year (% represents annual change from 2016)
Source: Qld Government Statistician’s Office
Vacant Land Sales & Median Price
Sunshine Coast

2017 Lot Sales – 1,764
\(\downarrow\) 21.39\% (2,244 sales) 12 months
\(\downarrow\) 8.13\% (1,920 sales) 5 year average
\(\uparrow\) 15.45\% (1,528 sales) 10 year average

2017 Median Value - $269,500
\(\uparrow\) 5.69\% (from $255,000) 12 months
\(\uparrow\) 7.37\% (from $251,000) 5 year average
\(\uparrow\) 9.58\% (from $245,950) 10 year average

House & Land Sales & Median Price
Sunshine Coast

2017 Lot Approvals – 1,662
\(\downarrow\) 39.34\% (2,740 lots) 12 months
\(\downarrow\) 13.21\% (1,915 lots) 5 year average
\(\downarrow\) 2.52\% (1,705 lots) 10 year average

Lot Registrations & Lot Size
No. Lots, Sunshine Coast

2017 Lot Registration – 2,053
\leftrightarrow\ 1.28\% (2,027 lots) 12 months
\uparrow\ 24.72\% (1,646 lots) 5 year average
\uparrow\ 42.77\% (1,438 lots) 10 year average

2017 Median Lot Size – 473sqm
\leftrightarrow\ 1.50\% (466sqm) 12 months
\uparrow\ 2.60\% (461sqm) 5 years
\downarrow\ 27.01\% (648sqm) 10 years

Source: Queensland Government Statistician’s Office
# Toowoomba Key Indicators

<table>
<thead>
<tr>
<th>Category</th>
<th>Details</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Lots Approved</strong></td>
<td>303</td>
</tr>
<tr>
<td></td>
<td>-49.50% in lot approvals</td>
</tr>
<tr>
<td></td>
<td>Total Projects: 65</td>
</tr>
<tr>
<td></td>
<td>-2.99%</td>
</tr>
<tr>
<td><strong>Vacant Land</strong></td>
<td>518</td>
</tr>
<tr>
<td></td>
<td>6.15% in vacant land settlements</td>
</tr>
<tr>
<td><strong>House &amp; Land Packages</strong></td>
<td>89 Sales</td>
</tr>
<tr>
<td></td>
<td>7.23%</td>
</tr>
<tr>
<td></td>
<td>Median Price $400,000</td>
</tr>
<tr>
<td></td>
<td>-3.61%</td>
</tr>
<tr>
<td><strong>Median Vacant Land Price</strong></td>
<td>$170,000</td>
</tr>
<tr>
<td></td>
<td>-2.86%</td>
</tr>
<tr>
<td><strong>Median Vacant Land Price</strong></td>
<td>$266/m²</td>
</tr>
<tr>
<td></td>
<td>6.40%</td>
</tr>
<tr>
<td><strong>715m²</strong></td>
<td>is the median lot size</td>
</tr>
<tr>
<td><strong>Lots Registered</strong></td>
<td>776 Standard lots</td>
</tr>
<tr>
<td></td>
<td>98.97% in lots registered</td>
</tr>
</tbody>
</table>
**Vacant Land Sales & Median Price**  
Toowoomba LGA

2017 Lot Sales - 518

↑ 6.15% (488 sales) 12 months  
↓ -35.97% (809 sales) 2 year average  
↓ -28.94% (729 sales) 3 year average

2017 Median Value - $170,000

↓ -2.86% (from $175,000) 12 months  
↓ -1.54% (from $172,667) 2 year average  
↑ 0.22% (from $169,625) 3 year average

---

**DA Approvals**  
Toowoomba LGA

2017 Lot Approvals - 303

↓ -49.50% (600 lots) 12 months  
↓ -86.51% (2,246 lots) 2 year average  
↓ -46.94% (571 lots) 3 year average

**Lot Registrations & Lot Size**  
No. Lots, Toowoomba LGA

2017 Lot Registration - 776

↑ 98.97% (390 lots) 12 months  
↑ 33.10% (583 lots) 2 year average  
↑ 15.13% (674 lots) 3 year average

2017 Median Lot Size - 715sqm

↑ 17.41% (609sqm) 12 months  
⇔ 1.56% (704sqm) 2 years  
↑ 12.95% (633sqm) 3 years

Source: Queensland Government Statistician’s Office
## Lockyer Valley Key Indicators

### Lots Approved

- **68**
- **4.62%** in lot approvals
- **Total Projects: 16**
- **-20.00%**

### Vacant Land

- **73**
- **-6.41%** in vacant land settlements
- **500 m²** is the median lot size

### House & Land Packages

- **31 Sales**
- **-6.06%**
- **Median Price $374,600**
- **26.60%**

### Lots Registered

- **193 Standard lots**
- **38.85%** in lots registered

---

2017 Calendar Year (% represents annual change from 2016)
Source: Qld Government Statistician’s Office
Vacant Land Sales & Median Price
Lockyer Valley LGA

![Bar chart showing vacant land sales and median price from 2014 to 2017.]

- **2017 Lot Sales – 73**
  - ↓-6.41% (78 sales) 12 months
  - ↑5.80% (69 sales) 2 year average
  - ↓-29.81% (104 sales) 3 year average

- **2017 Median Value - $133,000**
  - ↑10.83% (from $120,000) 12 months
  - ↑4.89% (from $126,800) 2 year average
  - ↑11.30% (from $119,500) 3 year average

DA Approvals
Lockyer Valley LGA

![Bar chart showing DA approvals from 2014 to 2017.]

- **2017 Lot Approvals – 68**
  - ↑4.62% (65 lots) 12 months
  - ↓-57.50% (160 lots) 2 year average
  - ↓-69.23% (221 lots) 3 year average

Lot Registrations & Lot Size
No. Lots, Lockyer Valley LGA

![Bar chart showing lot registrations and lot size from 2014 to 2017.]

- **2017 Lot Registration – 193**
  - ↑38.85% (139 lots) 12 months
  - ↑19.88% (161 lots) 2 year average
  - ↑28.67% (150 lots) 3 year average

- **2017 Median Lot Size – 500sqm**
  - ↓-16.67% (600sqm) 12 months
  - ↓-16.81% (601sqm) 2 years
  - ↓-44.57% (902sqm) 3 years

Source: Queensland Government Statistician’s Office
### Scenic Rim LGA Key Indicators

<table>
<thead>
<tr>
<th>Category</th>
<th>Data</th>
<th>Change</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Lots Approved</strong></td>
<td>10</td>
<td>-97.43%</td>
</tr>
<tr>
<td><strong>Total Projects</strong></td>
<td>3</td>
<td>-83.33%</td>
</tr>
<tr>
<td><strong>Vacant Land</strong></td>
<td>45</td>
<td>-16.67%</td>
</tr>
<tr>
<td><strong>House &amp; Land Packages</strong></td>
<td>13 Sales</td>
<td>-27.78%</td>
</tr>
<tr>
<td><strong>Lots Registered</strong></td>
<td>107 Standard lots</td>
<td>17.58%</td>
</tr>
<tr>
<td><strong>Median Vacant Land Price</strong></td>
<td>$190,000</td>
<td>20.63%</td>
</tr>
<tr>
<td><strong>Median Vacant Land Price</strong></td>
<td>$181/m²</td>
<td>29.29%</td>
</tr>
<tr>
<td><strong>Median Price</strong></td>
<td>$399,500</td>
<td>5.13%</td>
</tr>
</tbody>
</table>

*2017 Calendar Year (% represents annual change from 2016)*

Source: Qld Government Statistician’s Office

- 916m² is the median lot size

2017 Calendar Year (% represents annual change from 2016)
Source: Qld Government Statistician’s Office
**Vacant Land Sales & Median Price**

Scenic Rim LGA

- **2017 Lot Sales – 45**
  - ↓ -16.67% (54 sales) 12 months
  - ↓ -19.64% (56 sales) 2 year average
  - ↓ -25.00% (60 sales) 3 year average

- **2017 Median Value - $190,000**
  - ↑ 20.63% (from $157,500) 12 months
  - ↑ 8.08% (from $175,800) 2 year average
  - ↑ 7.13% (from $177,350) 3 year average

**DA Approvals**

Scenic Rim LGA

- **2017 Lot Approvals – 10**
  - ↓ -97.43% (389 lots) 12 months
  - ↓ -93.46% (153 lots) 2 year average
  - ↓ -92.96% (142 lots) 3 year average

**Lot Registrations & Lot Size**

No. Lots, Scenic Rim LGA

- **2017 Lot Registration – 107**
  - ↑ 17.58% (91 lots) 12 months
  - ↑ 27.38% (84 lots) 2 year average
  - ↑ 15.05% (93 lots) 3 year average

- **2017 Median Lot Size – 916sqm**
  - ↔ -1.40% (929sqm) 12 months
  - ↓ -37.04% (1,455sqm) 2 years
  - ↑ 12.25% (816sqm) 3 years

Source: Queensland Government Statistician’s Office
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