

Suburb Statistics Report

Buderim QLD 4556

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propertytoday



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Area Profile

Buderim, QLD

The size of Buderim is approximately 30.5 square kilometres. It has 78 parks covering nearly 18.9% of total area. The population of Buderim in 2011 was 27,068 people. By 2016 the population was 29,369 showing a population growth of 8.5% in the area during that time. The predominant age group in Buderim is 50-59 years. Households in Buderim are primarily childless couples and are likely to be repaying \$1800 - \$2399 per month on mortgage repayments. In general, people in Buderim work in a professional occupation. In 2011, 72.5% of the homes in Buderim were owner-occupied compared with 69.8% in 2016. Currently the median sales price of houses in the area is \$1,100,000.

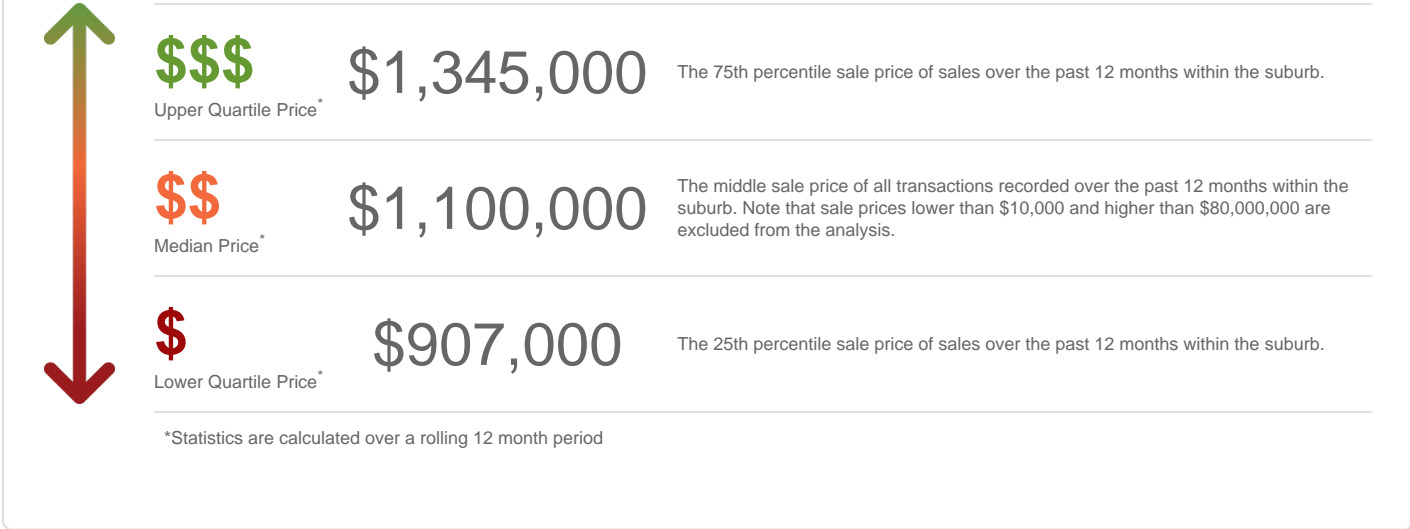
	House	Unit	Land
Average Tenure Period	10.7 years	8.6 years	-
Total Dwellings	9,380	3,059	548
Total New Listings	501	140	-
Median Value	\$1,226,145	\$655,473	-
Total Properties Listed	587	177	-

Market Trends

House: Market Trends



House: Median Price Quartiles



Unit: Market Trends

<div>202</div> <div>Properties Sold (12 Months)</div>	<div>8.6</div> <div>Average Tenure Period (Years)</div>	<div>\$580/w</div> <div>Median Asking Rent (12 Months)</div>
<div>140</div> <div>New Sale Listings (12 Months)</div>	<div>31</div> <div>Days on Market (12 Months)</div>	<div>141</div> <div>Rental Rate Observations (12 Months)</div>



Unit: Median Price Quartiles

<div>↑</div>	<div>\$\$\$</div> <div>Upper Quartile Price*</div>	<div>\$670,000</div> <div>The 75th percentile sale price of sales over the past 12 months within the suburb.</div>
	<div>\$\$</div> <div>Median Price*</div>	<div>\$590,000</div> <div>The middle sale price of all transactions recorded over the past 12 months within the suburb. Note that sale prices lower than \$10,000 and higher than \$80,000,000 are excluded from the analysis.</div>
<div>↓</div>	<div>\$</div> <div>Lower Quartile Price*</div>	<div>\$530,000</div> <div>The 25th percentile sale price of sales over the past 12 months within the suburb.</div>
<div>*Statistics are calculated over a rolling 12 month period</div>		

Land: Market Trends

11 Properties Sold (12 Months)	- Average Tenure Period (Years)	- Median Asking Rent (12 Months)
- New Sale Listings (12 Months)	- Days on Market (12 Months)	- Rental Rate Observations (12 Months)

Land: Median Price Quartiles

	\$\$\$ Upper Quartile Price*	-	The 75th percentile sale price of sales over the past 12 months within the suburb.
	\$\$ Median Price*	\$695,000	The middle sale price of all transactions recorded over the past 12 months within the suburb. Note that sale prices lower than \$10,000 and higher than \$80,000,000 are excluded from the analysis.
	\$ Lower Quartile Price*	-	The 25th percentile sale price of sales over the past 12 months within the suburb.
*Statistics are calculated over a rolling 12 month period			

Median Value

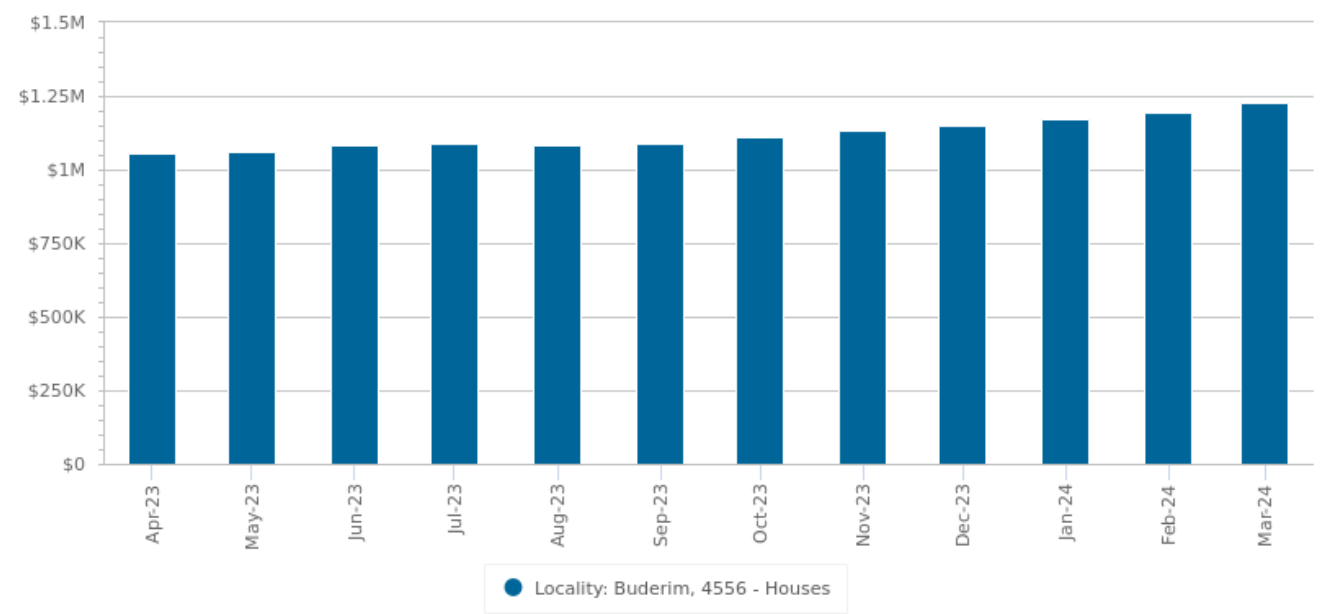
House: Recent Median Value

\$1.23M

Mar 2024

	Buderim
May 2023	\$1,060,824
Jun 2023	\$1,082,019
Jul 2023	\$1,090,325
Aug 2023	\$1,083,883
Sep 2023	\$1,088,751
Oct 2023	\$1,109,958
Nov 2023	\$1,133,585
Dec 2023	\$1,148,537
Jan 2024	\$1,171,954
Feb 2024	\$1,192,495
Mar 2024	\$1,226,145
Apr 2024	-

Statistics are calculated at the end of the displayed month



Statistics are calculated at the end of the displayed month

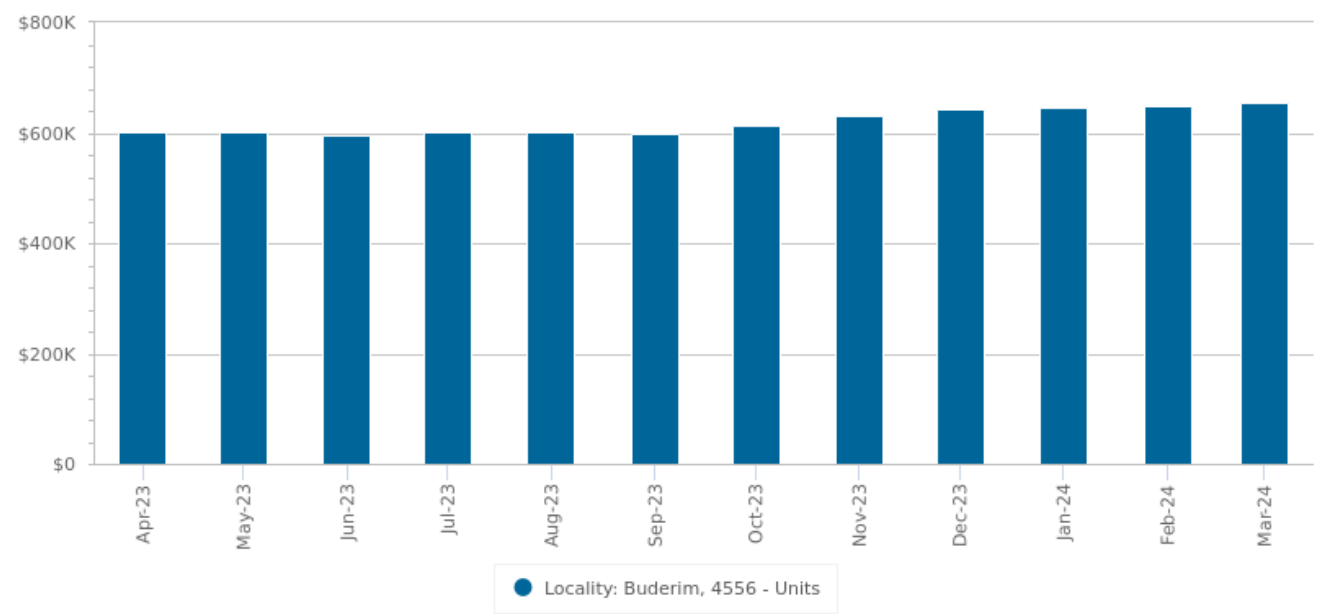
Unit: Recent Median Value

\$655K

Mar 2024

	Buderim
May 2023	\$602,929
Jun 2023	\$594,539
Jul 2023	\$602,592
Aug 2023	\$600,695
Sep 2023	\$599,299
Oct 2023	\$614,673
Nov 2023	\$632,439
Dec 2023	\$641,604
Jan 2024	\$645,970
Feb 2024	\$649,751
Mar 2024	\$655,473
Apr 2024	-

Statistics are calculated at the end of the displayed month



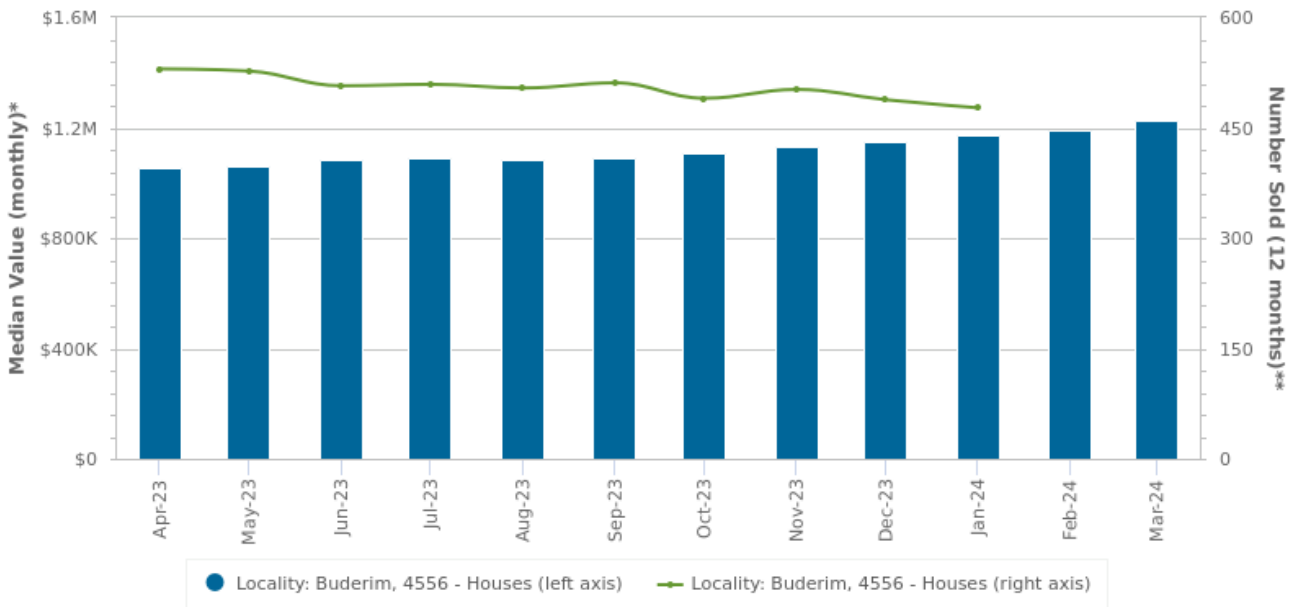
Statistics are calculated at the end of the displayed month

House: Median Value vs Number Sold

477
Jan 2024

	Median Value	Number Of Sold
May 2023	\$1,060,824	527
Jun 2023	\$1,082,019	507
Jul 2023	\$1,090,325	509
Aug 2023	\$1,083,883	504
Sep 2023	\$1,088,751	511
Oct 2023	\$1,109,958	490
Nov 2023	\$1,133,585	502
Dec 2023	\$1,148,537	488
Jan 2024	\$1,171,954	477
Feb 2024	\$1,192,495	-
Mar 2024	\$1,226,145	-
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



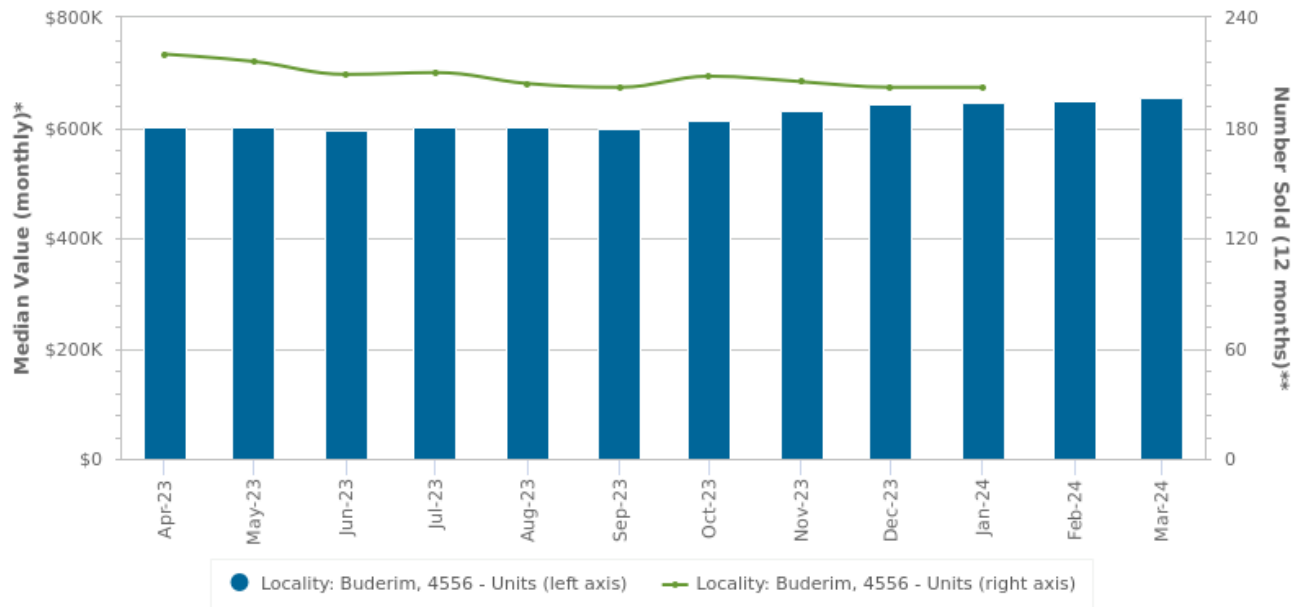
*Statistics are calculated at the end of the displayed month
**Statistics are calculated over a rolling 12 month period

Unit: Median Value vs Number Sold

202
Jan 2024

	Median Value	Number Of Sold
May 2023	\$602,929	216
Jun 2023	\$594,539	209
Jul 2023	\$602,592	210
Aug 2023	\$600,695	204
Sep 2023	\$599,299	202
Oct 2023	\$614,673	208
Nov 2023	\$632,439	205
Dec 2023	\$641,604	202
Jan 2024	\$645,970	202
Feb 2024	\$649,751	-
Mar 2024	\$655,473	-
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



*Statistics are calculated at the end of the displayed month
**Statistics are calculated over a rolling 12 month period

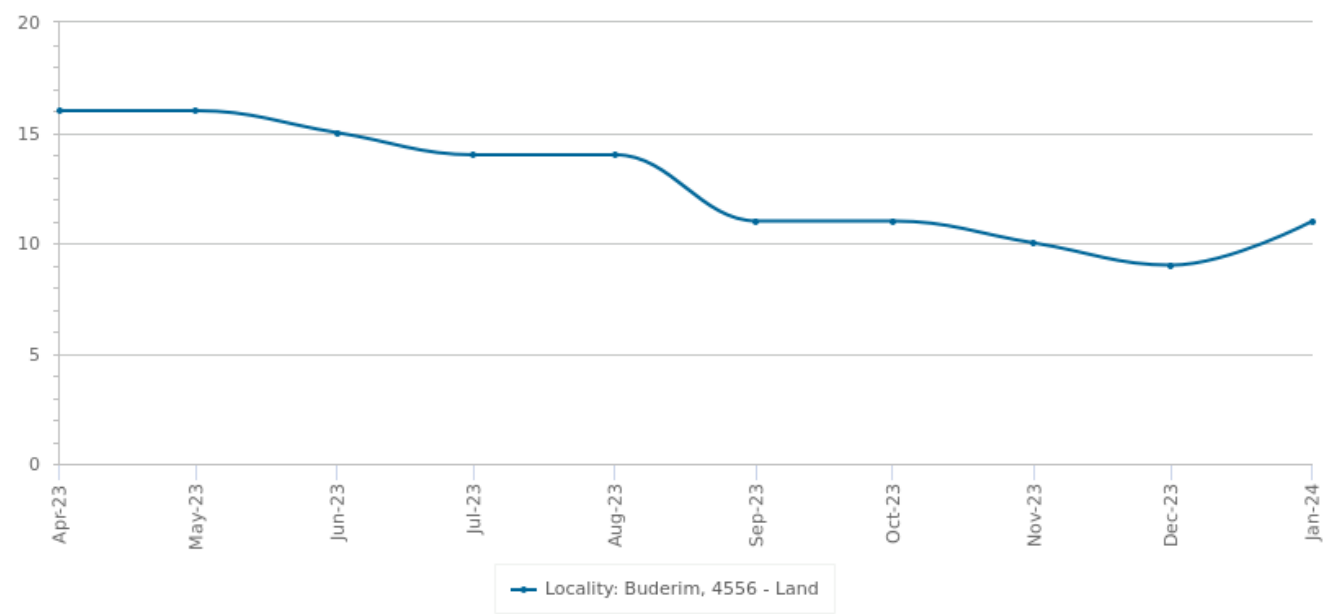
11

Jan 2024

Land: Median Value vs Number Sold

	Median Value	Number Of Sold
May 2023	-	16
Jun 2023	-	15
Jul 2023	-	14
Aug 2023	-	14
Sep 2023	-	11
Oct 2023	-	11
Nov 2023	-	10
Dec 2023	-	9
Jan 2024	-	11
Feb 2024	-	-
Mar 2024	-	-
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



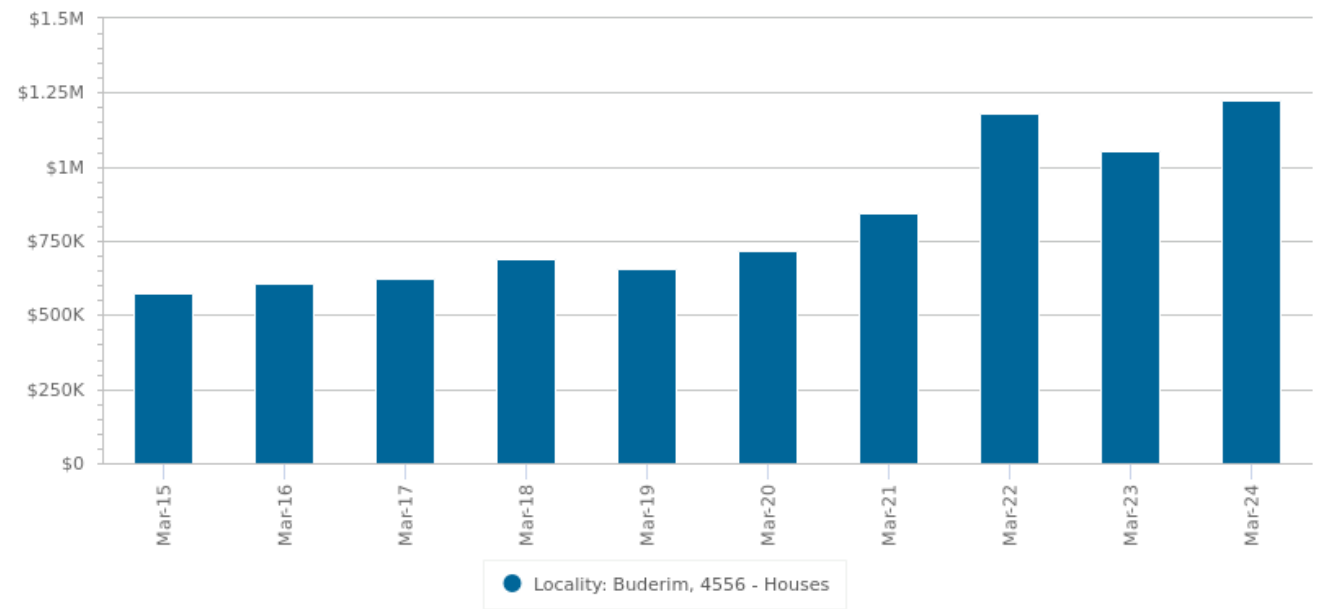
Statistics are calculated over a rolling 12 month period

House: Median Value

\$1.23M
Mar 2024

	Buderim
Mar 2015	\$572,353
Mar 2016	\$604,604
Mar 2017	\$622,504
Mar 2018	\$687,661
Mar 2019	\$657,859
Mar 2020	\$715,052
Mar 2021	\$845,230
Mar 2022	\$1,178,859
Mar 2023	\$1,055,378
Mar 2024	\$1,226,145

Statistics are calculated at the end of the displayed month



Statistics are calculated at the end of the displayed month

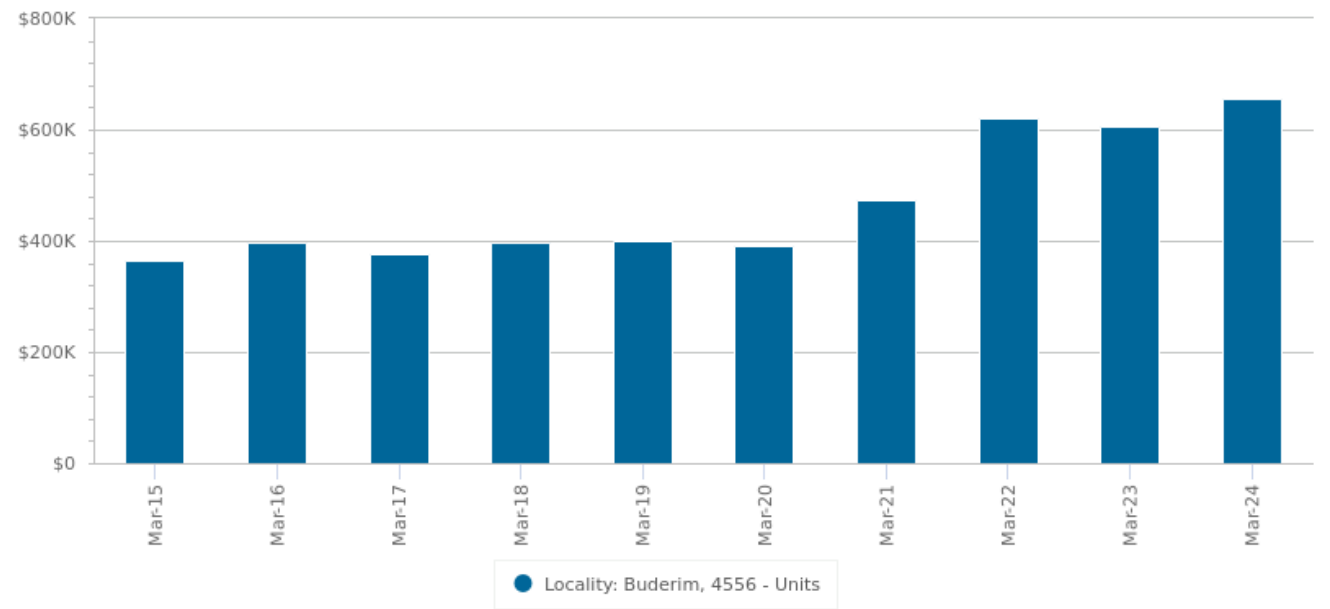
Unit: Median Value

\$655K

Mar 2024

	Buderim
Mar 2015	\$364,830
Mar 2016	\$395,803
Mar 2017	\$377,040
Mar 2018	\$396,444
Mar 2019	\$400,828
Mar 2020	\$390,208
Mar 2021	\$472,971
Mar 2022	\$620,475
Mar 2023	\$604,935
Mar 2024	\$655,473

Statistics are calculated at the end of the displayed month



Statistics are calculated at the end of the displayed month

Sales Per Annum

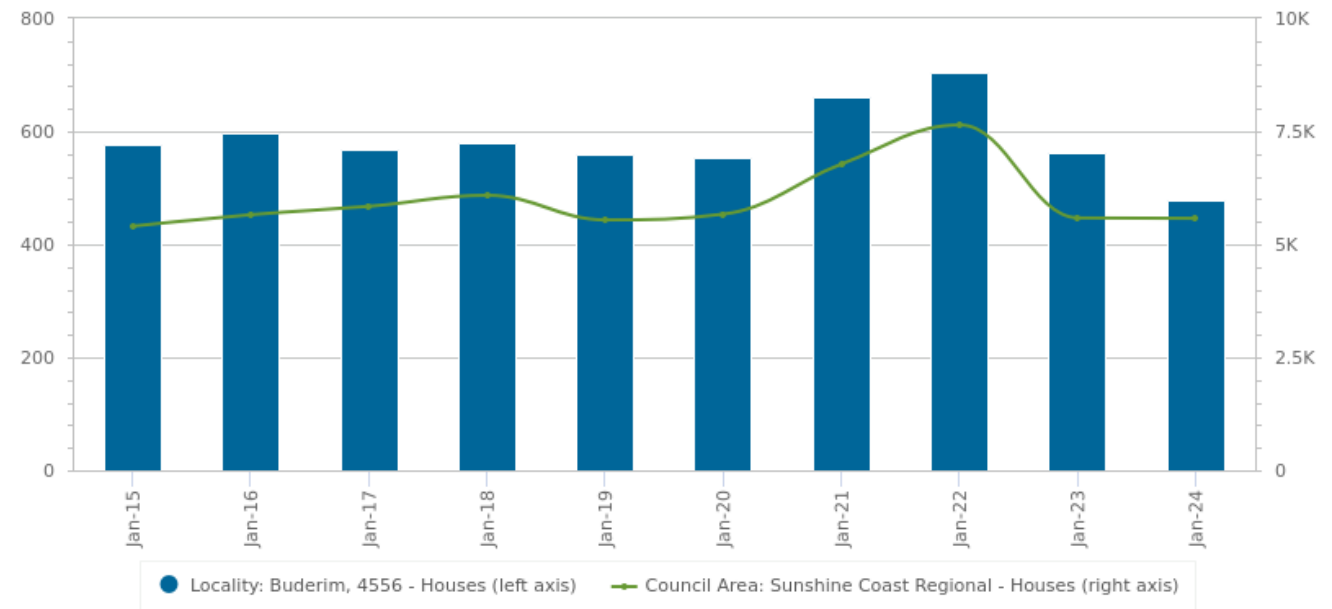
House: Sales Per Annum

477

Jan 2024

	Buderim	Sunshine Coast Regional
Jan 2015	576	5404
Jan 2016	597	5657
Jan 2017	568	5843
Jan 2018	580	6085
Jan 2019	560	5541
Jan 2020	555	5670
Jan 2021	660	6782
Jan 2022	704	7642
Jan 2023	561	5585
Jan 2024	477	5575

Statistics are calculated over a rolling 12 month period



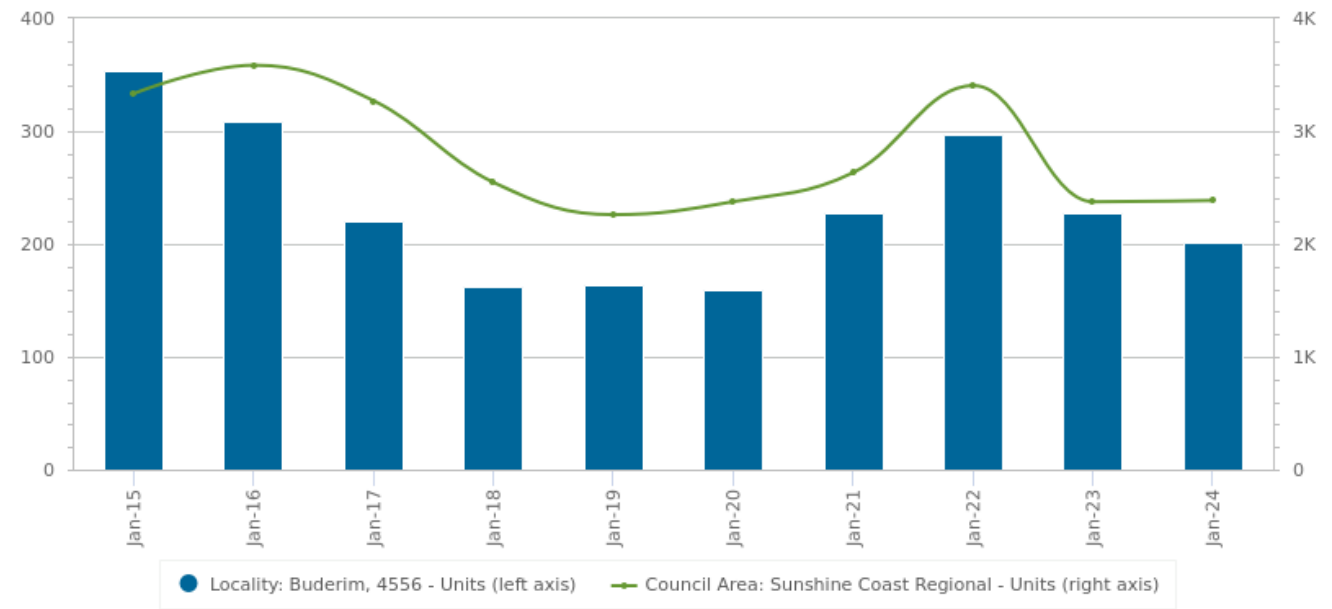
Statistics are calculated over a rolling 12 month period

Unit: Sales Per Annum

202
Jan 2024

	Buderim	Sunshine Coast Regional
Jan 2015	354	3335
Jan 2016	308	3585
Jan 2017	221	3268
Jan 2018	162	2544
Jan 2019	164	2260
Jan 2020	159	2376
Jan 2021	228	2635
Jan 2022	297	3404
Jan 2023	228	2374
Jan 2024	202	2386

Statistics are calculated over a rolling 12 month period



Statistics are calculated over a rolling 12 month period

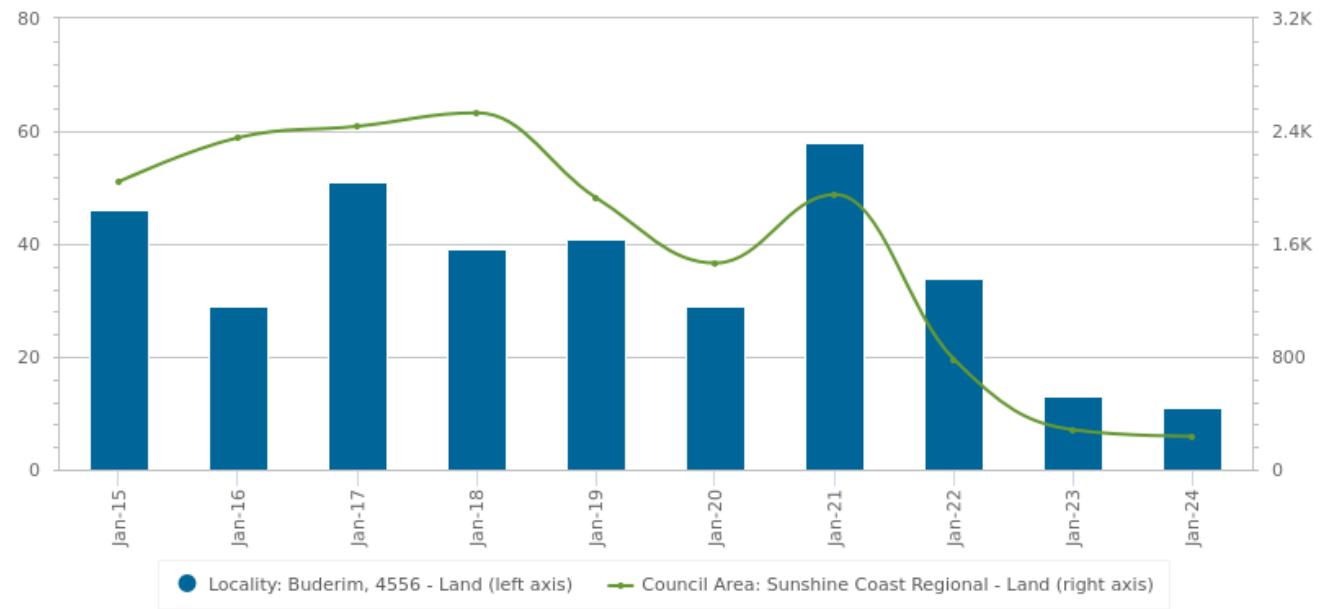
11

Jan 2024

Land: Sales Per Annum

	Buderim	Sunshine Coast Regional
Jan 2015	46	2044
Jan 2016	29	2355
Jan 2017	51	2435
Jan 2018	39	2530
Jan 2019	41	1927
Jan 2020	29	1465
Jan 2021	58	1951
Jan 2022	34	780
Jan 2023	13	282
Jan 2024	11	236

Statistics are calculated over a rolling 12 month period



Statistics are calculated over a rolling 12 month period

Sales By Price

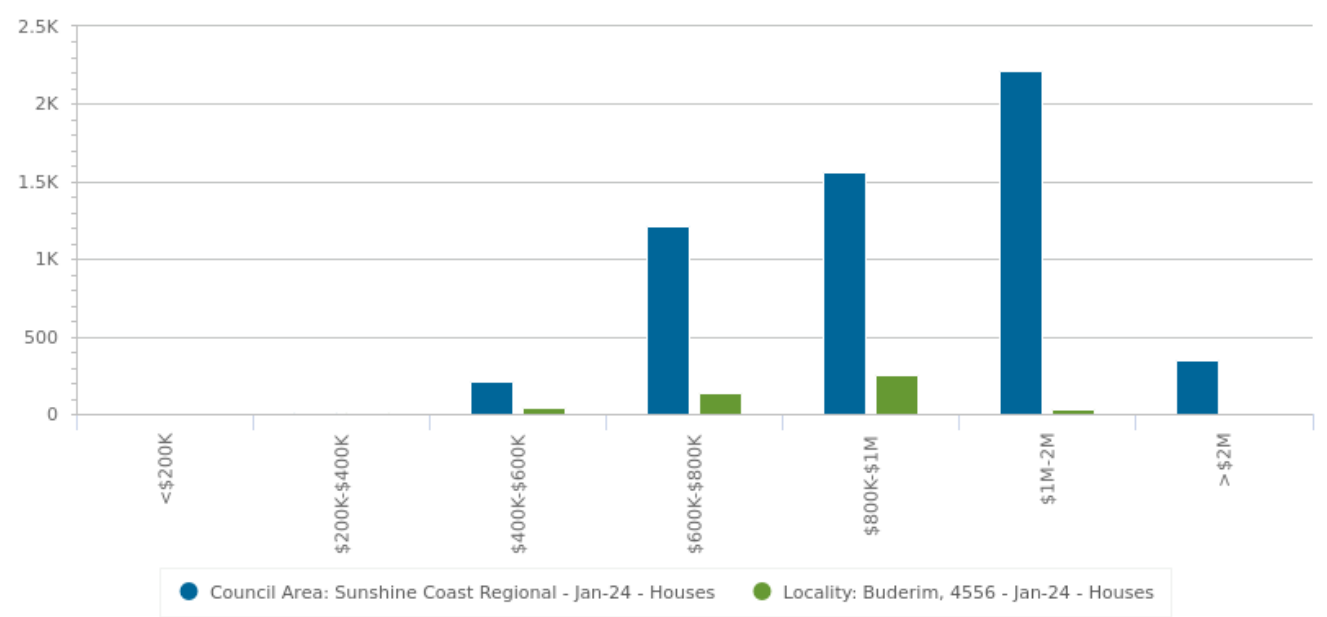
House: Sales By Price

\$581.39M

Jan 2024

	Buderim	Sunshine Coast Regional
<\$200K	1	2
\$200K-\$400K	-	14
\$400K-\$600K	11	208
\$600K-\$800K	41	1,215
\$800K-\$1M	138	1,563
\$1M-\$2M	255	2,220
>\$2M	31	348

Statistics are calculated over a rolling 12 month period



Statistics are calculated over a rolling 12 month period

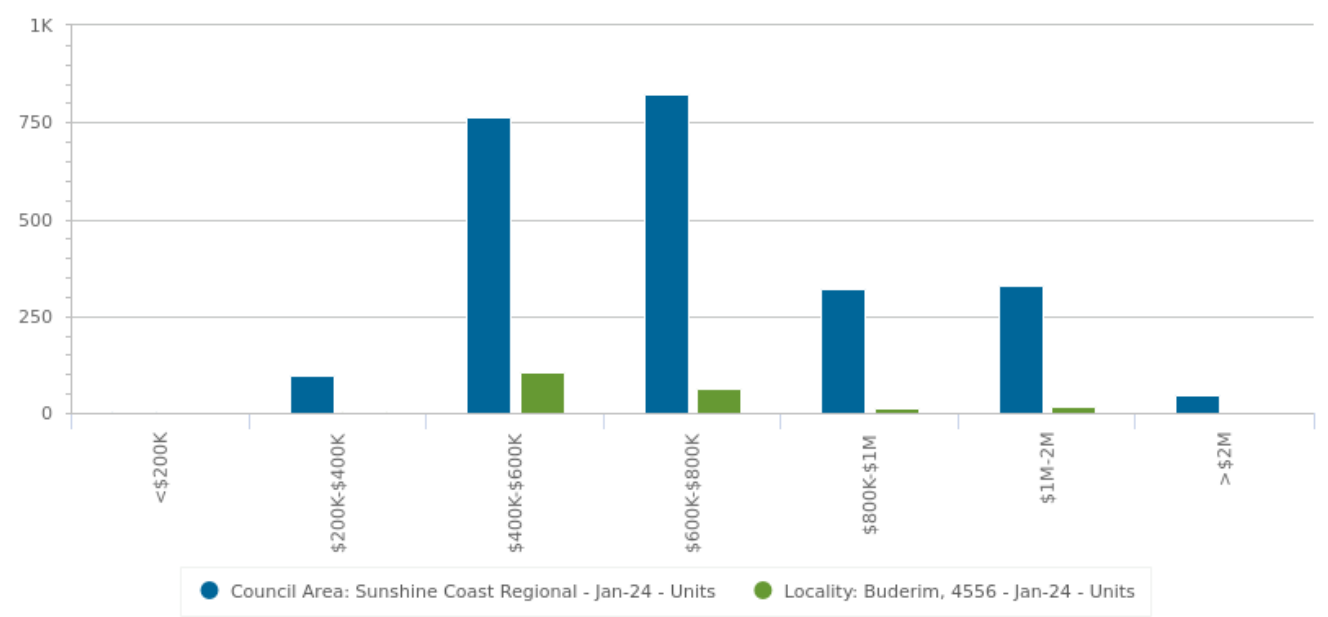
Unit: Sales By Price

\$131.89M

Jan 2024

	Buderim	Sunshine Coast Regional
<\$200K	1	4
\$200K-\$400K	4	96
\$400K-\$600K	106	764
\$600K-\$800K	63	823
\$800K-\$1M	13	319
\$1M-\$2M	15	331
>\$2M	-	47

Statistics are calculated over a rolling 12 month period

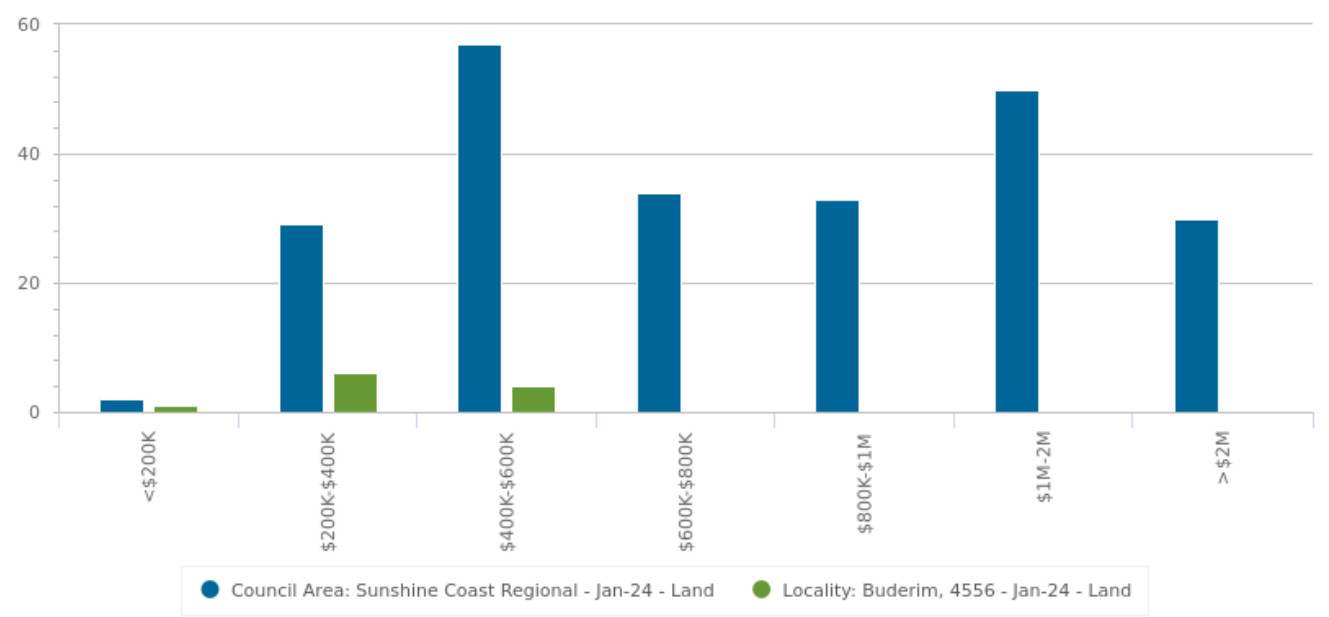


Statistics are calculated over a rolling 12 month period

Land: Sales By Price

	Buderim	Sunshine Coast Regional
<\$200K	-	2
\$200K-\$400K	-	29
\$400K-\$600K	1	57
\$600K-\$800K	6	34
\$800K-\$1M	4	33
\$1M-\$2M	-	50
>\$2M	-	30

Statistics are calculated over a rolling 12 month period



Statistics are calculated over a rolling 12 month period

Change In Median Value

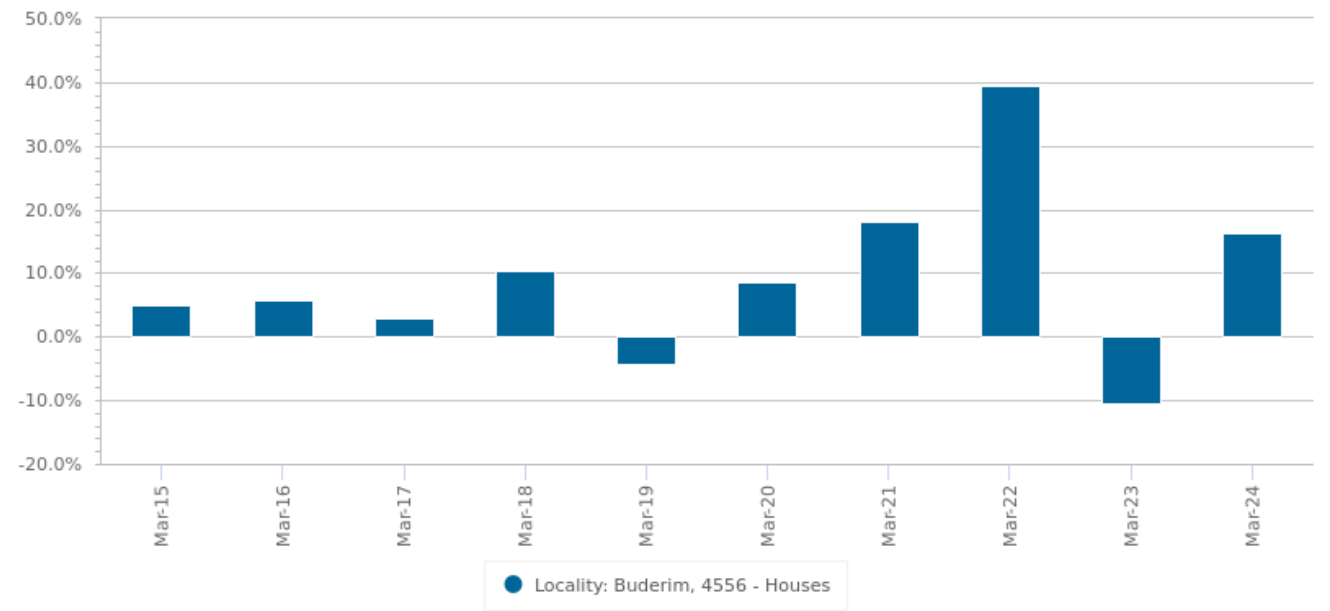
House: Change In Median Value

16.2%

Mar 2024

	Buderim
Mar 2015	5.0%
Mar 2016	5.6%
Mar 2017	3.0%
Mar 2018	10.5%
Mar 2019	-4.3%
Mar 2020	8.7%
Mar 2021	18.2%
Mar 2022	39.5%
Mar 2023	-10.5%
Mar 2024	16.2%

Statistics are calculated at the end of the displayed month



Statistics are calculated at the end of the displayed month

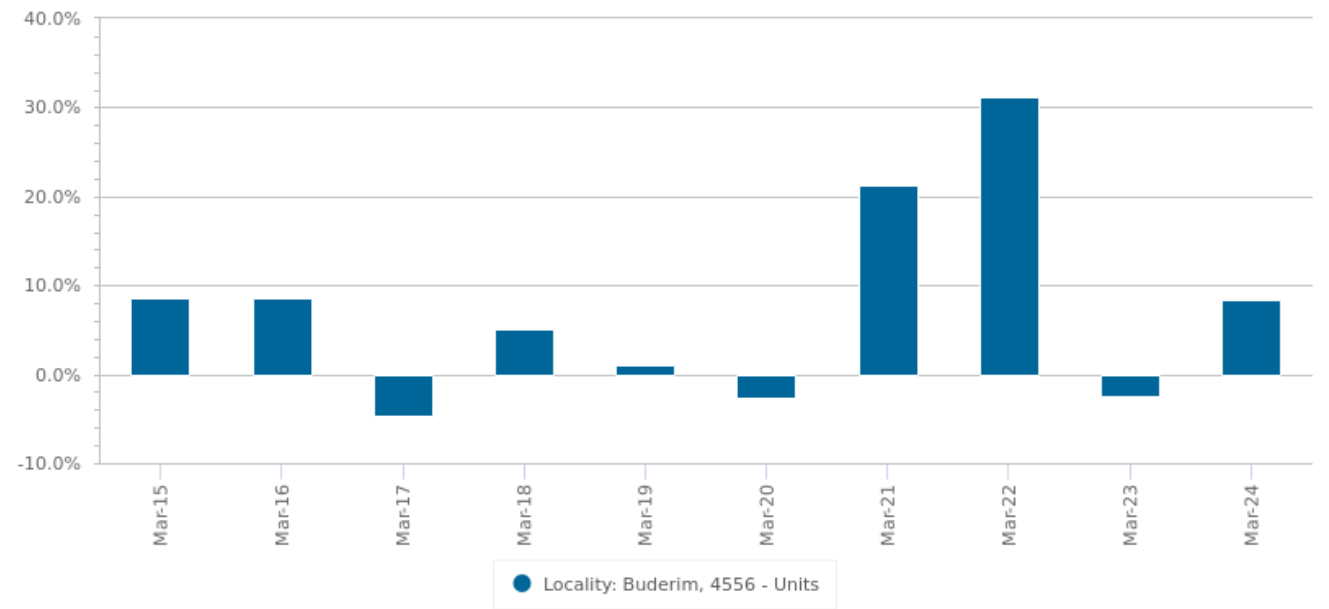
8.4%

Mar 2024

Unit: Change In Median Value

	Buderim
Mar 2015	8.5%
Mar 2016	8.5%
Mar 2017	-4.7%
Mar 2018	5.1%
Mar 2019	1.1%
Mar 2020	-2.6%
Mar 2021	21.2%
Mar 2022	31.2%
Mar 2023	-2.5%
Mar 2024	8.4%

Statistics are calculated at the end of the displayed month



Statistics are calculated at the end of the displayed month

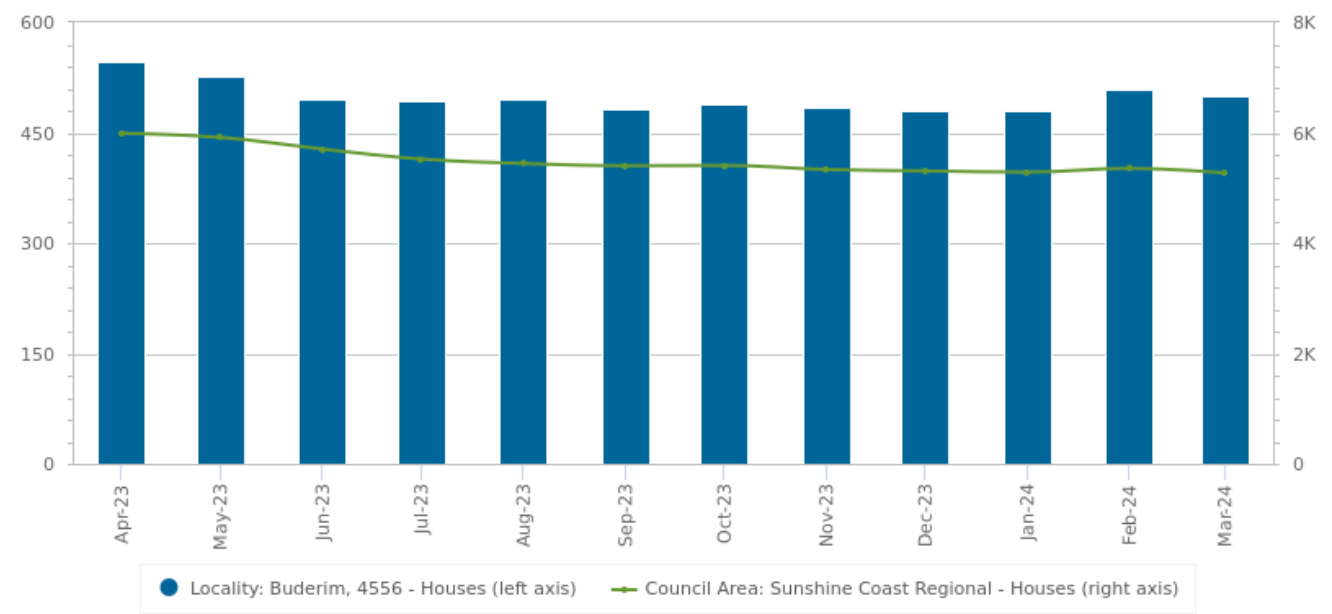
For Sale Statistics

House: Number of New Listing

501
Mar 2024

	Buderim	Sunshine Coast Regional
May 2023	526	5,915
Jun 2023	495	5,703
Jul 2023	494	5,523
Aug 2023	495	5,443
Sep 2023	482	5,402
Oct 2023	488	5,407
Nov 2023	484	5,333
Dec 2023	480	5,308
Jan 2024	480	5,286
Feb 2024	509	5,355
Mar 2024	501	5,271
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



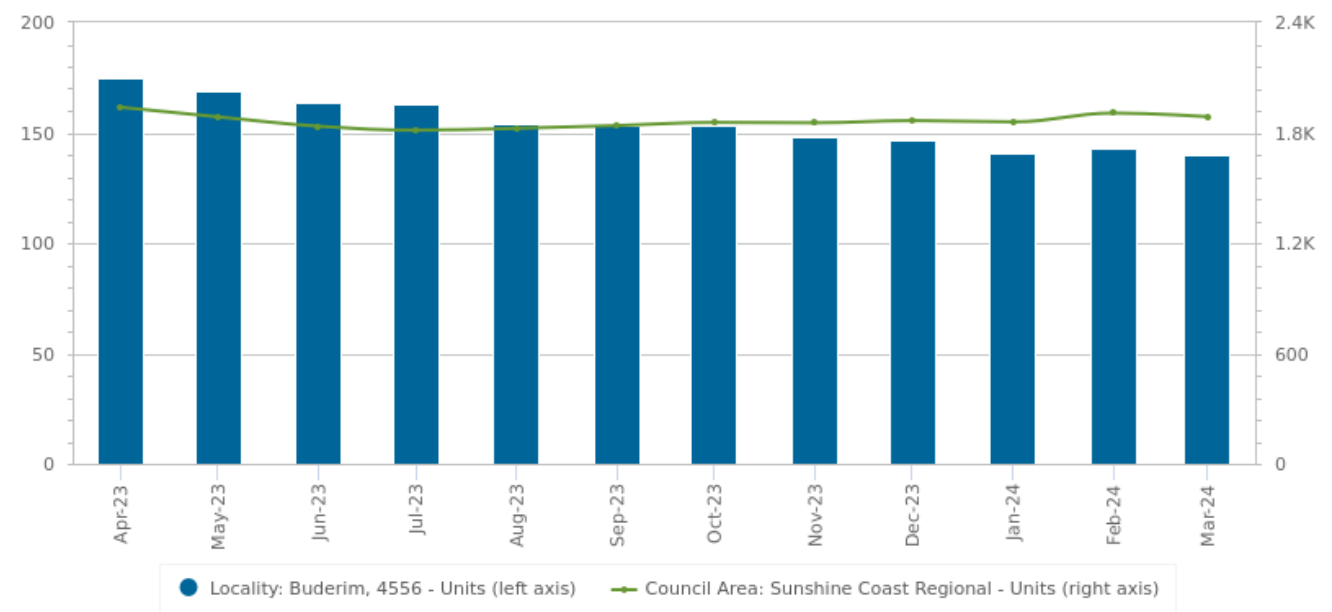
Statistics are calculated over a rolling 12 month period

Unit: Number of New Listing

140
Mar 2024

	Buderim	Sunshine Coast Regional
May 2023	169	1,886
Jun 2023	164	1,835
Jul 2023	163	1,814
Aug 2023	154	1,824
Sep 2023	153	1,839
Oct 2023	153	1,856
Nov 2023	148	1,854
Dec 2023	147	1,866
Jan 2024	141	1,859
Feb 2024	143	1,907
Mar 2024	140	1,887
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



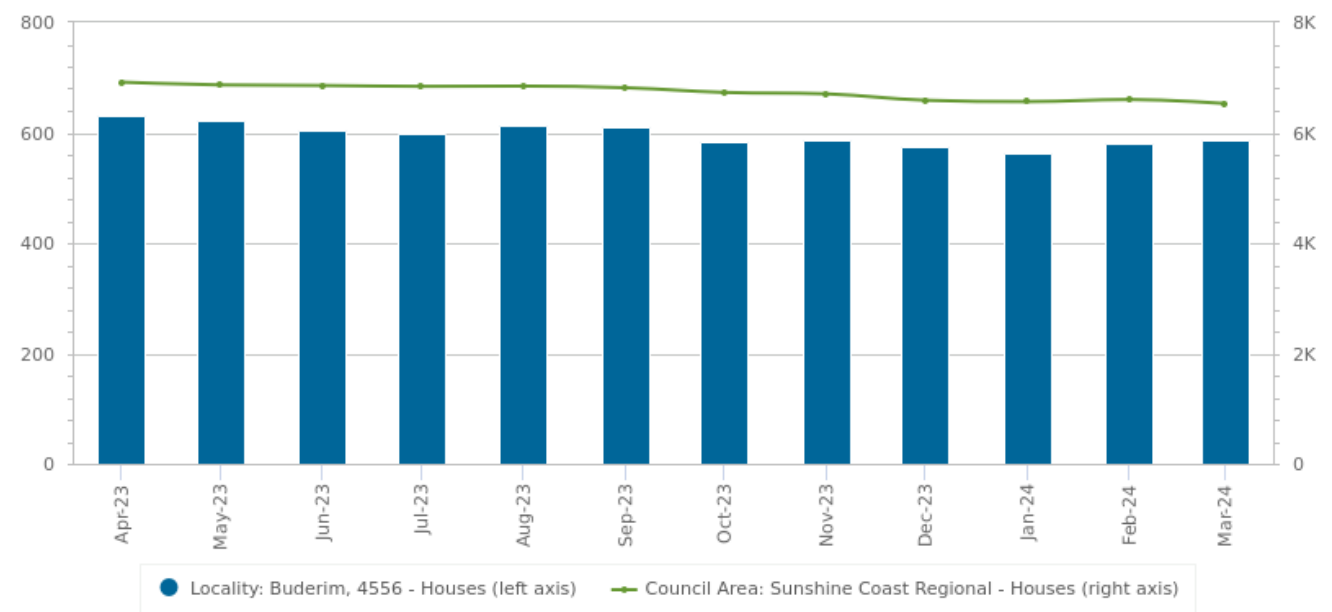
Statistics are calculated over a rolling 12 month period

House: Total Properties Listed

587
Mar 2024

	Buderim	Sunshine Coast Regional
May 2023	622	6,866
Jun 2023	605	6,856
Jul 2023	599	6,840
Aug 2023	613	6,845
Sep 2023	611	6,815
Oct 2023	584	6,730
Nov 2023	587	6,704
Dec 2023	574	6,588
Jan 2024	564	6,564
Feb 2024	582	6,602
Mar 2024	587	6,529
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



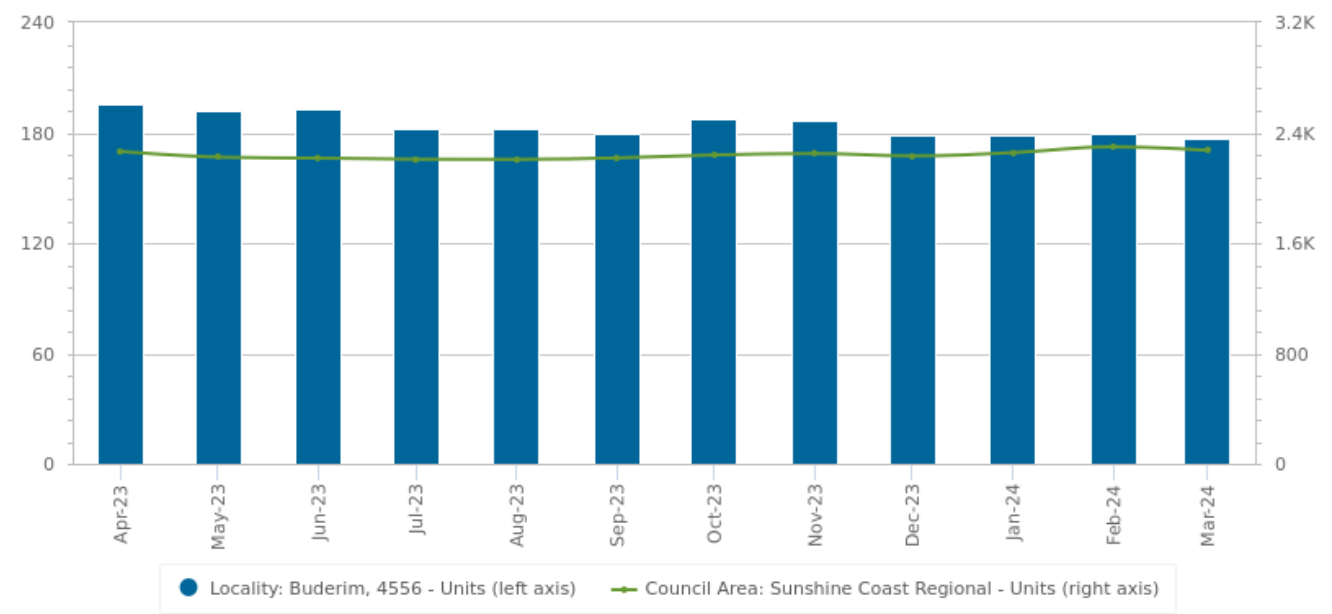
Statistics are calculated over a rolling 12 month period

Unit: Total Properties Listed

177
Mar 2024

	Buderim	Sunshine Coast Regional
May 2023	192	2,223
Jun 2023	193	2,216
Jul 2023	182	2,208
Aug 2023	182	2,207
Sep 2023	180	2,218
Oct 2023	188	2,239
Nov 2023	187	2,249
Dec 2023	179	2,232
Jan 2024	179	2,256
Feb 2024	180	2,298
Mar 2024	177	2,273
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



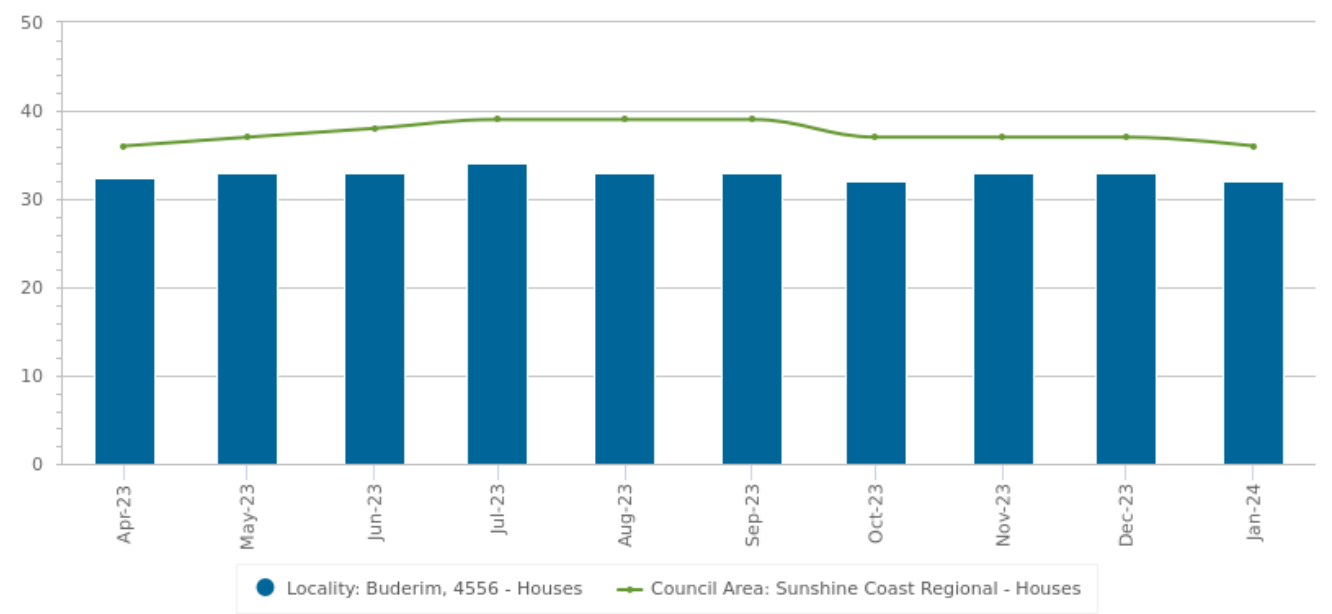
Statistics are calculated over a rolling 12 month period

House: Median Days On Market

32
Jan 2024

	Buderim	Sunshine Coast Regional
May 2023	33	37
Jun 2023	33	38
Jul 2023	34	39
Aug 2023	33	39
Sep 2023	33	39
Oct 2023	32	37
Nov 2023	33	37
Dec 2023	33	37
Jan 2024	32	36
Feb 2024	-	-
Mar 2024	-	-
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



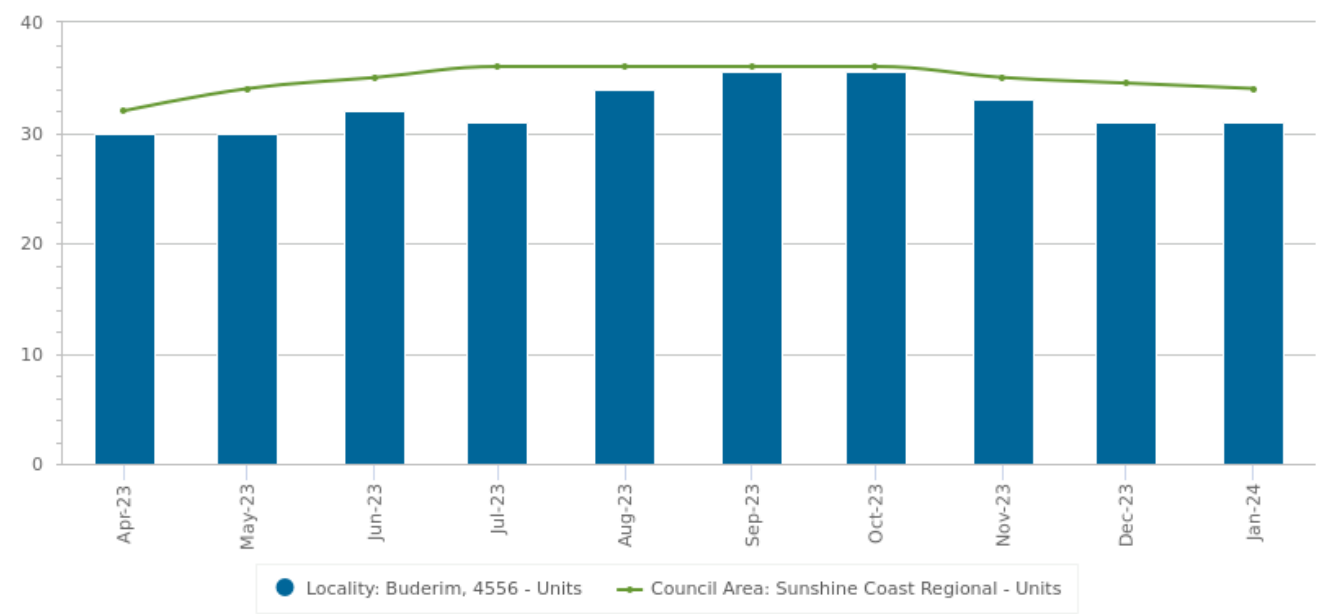
Statistics are calculated over a rolling 12 month period

Unit: Median Days On Market

31
Jan 2024

	Buderim	Sunshine Coast Regional
May 2023	30	34
Jun 2023	32	35
Jul 2023	31	36
Aug 2023	34	36
Sep 2023	35.5	36
Oct 2023	35.5	36
Nov 2023	33	35
Dec 2023	31	34.5
Jan 2024	31	34
Feb 2024	-	-
Mar 2024	-	-
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



Statistics are calculated over a rolling 12 month period

Rental Statistics

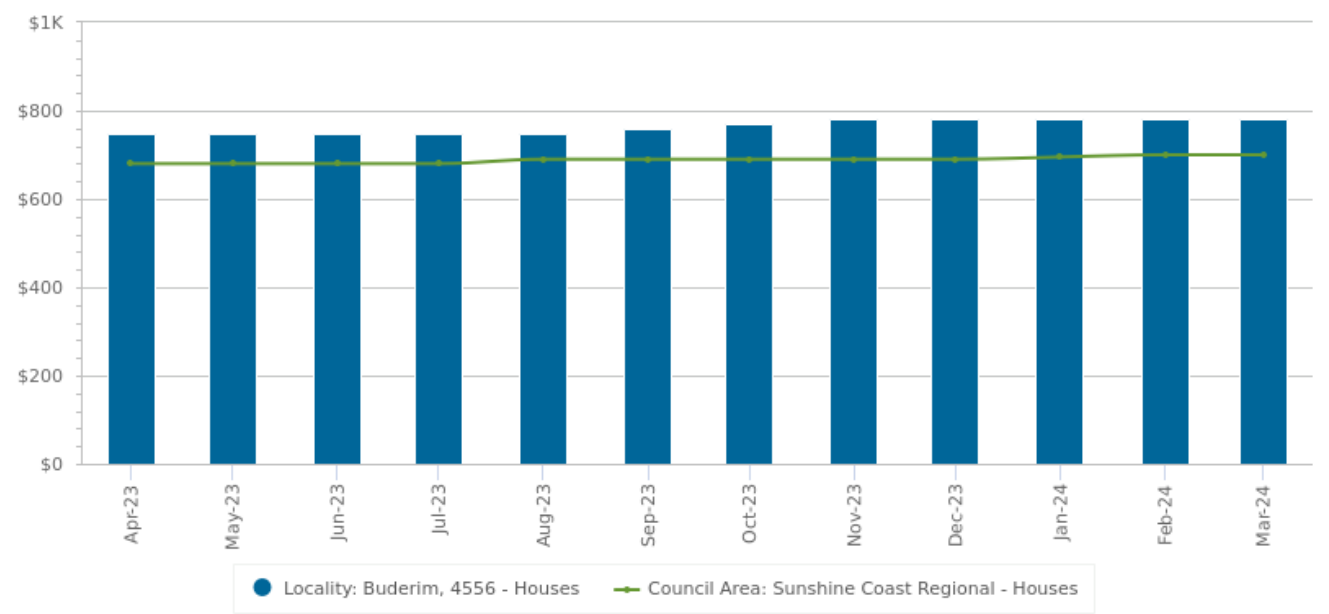
House: Median Rent

\$780/w

Mar 2024

	Buderim	Sunshine Coast Regional
May 2023	\$750/w	\$680/w
Jun 2023	\$750/w	\$680/w
Jul 2023	\$750/w	\$680/w
Aug 2023	\$750/w	\$690/w
Sep 2023	\$760/w	\$690/w
Oct 2023	\$770/w	\$690/w
Nov 2023	\$780/w	\$690/w
Dec 2023	\$780/w	\$690/w
Jan 2024	\$780/w	\$695/w
Feb 2024	\$780/w	\$700/w
Mar 2024	\$780/w	\$700/w
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



Statistics are calculated over a rolling 12 month period

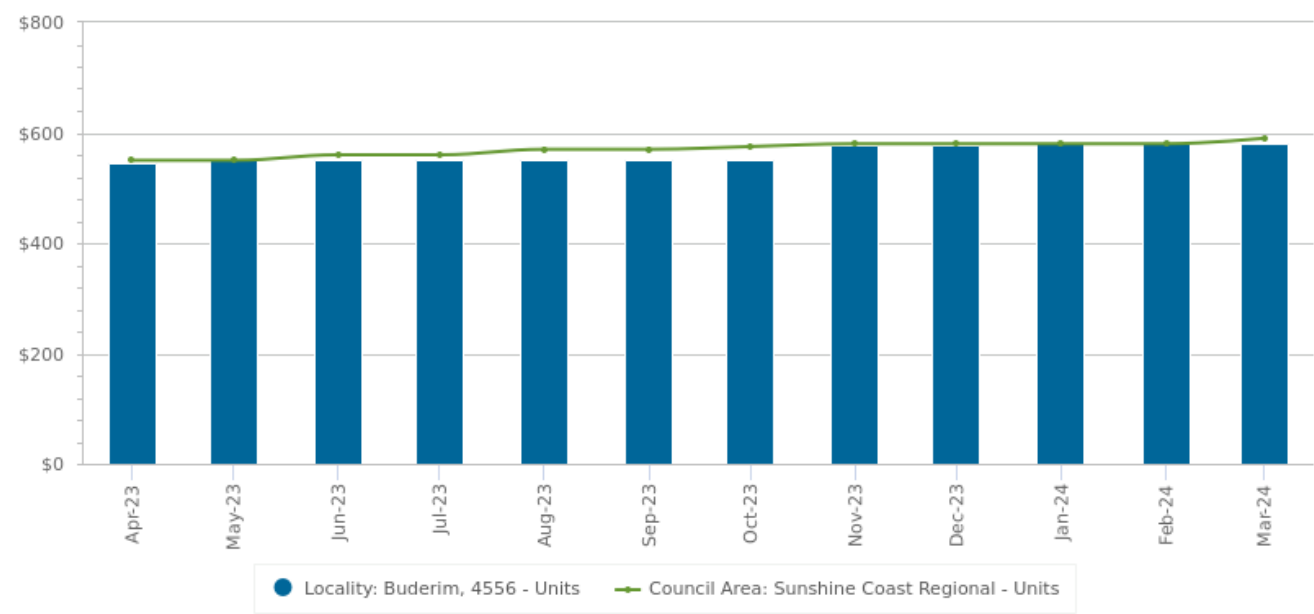
Unit: Median Rent

\$580/w

Mar 2024

	Buderim	Sunshine Coast Regional
May 2023	\$550/w	\$550/w
Jun 2023	\$550/w	\$560/w
Jul 2023	\$550/w	\$560/w
Aug 2023	\$550/w	\$570/w
Sep 2023	\$550/w	\$570/w
Oct 2023	\$550/w	\$575/w
Nov 2023	\$578/w	\$580/w
Dec 2023	\$578/w	\$580/w
Jan 2024	\$580/w	\$580/w
Feb 2024	\$580/w	\$580/w
Mar 2024	\$580/w	\$590/w
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



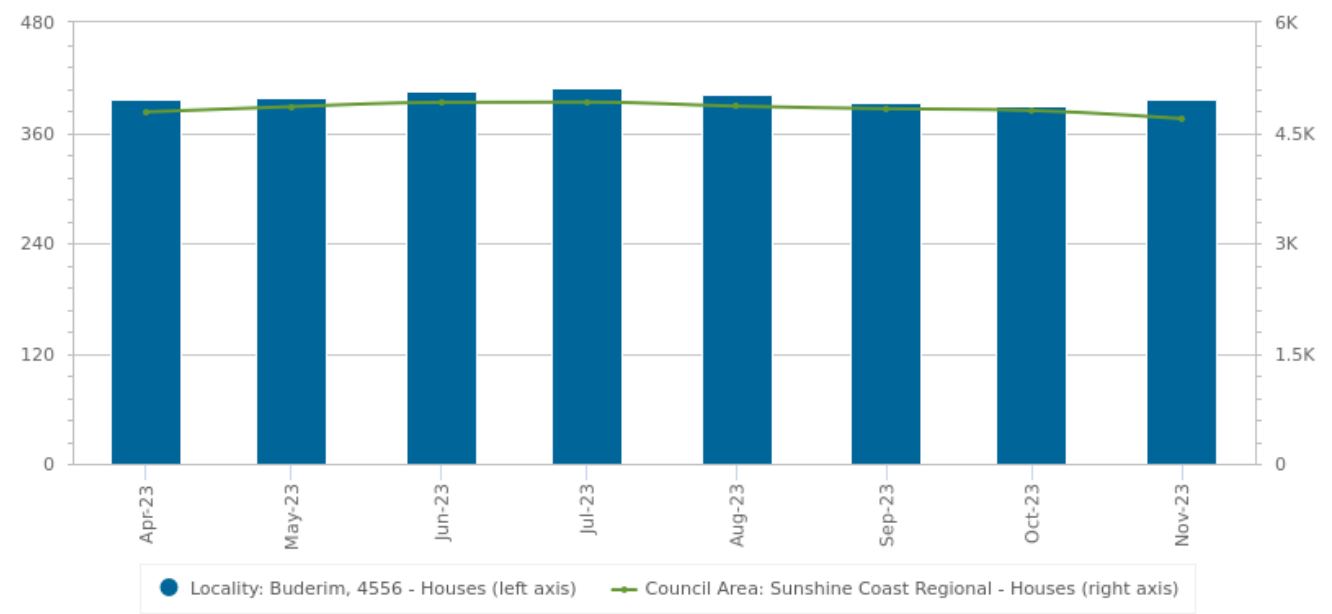
Statistics are calculated over a rolling 12 month period

House: Rental Rate Observations

396
Nov 2023

	Buderim	Sunshine Coast Regional
May 2023	398	4,855
Jun 2023	405	4,913
Jul 2023	409	4,916
Aug 2023	401	4,861
Sep 2023	393	4,826
Oct 2023	390	4,802
Nov 2023	396	4,691
Dec 2023	-	-
Jan 2024	-	-
Feb 2024	-	-
Mar 2024	-	-
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



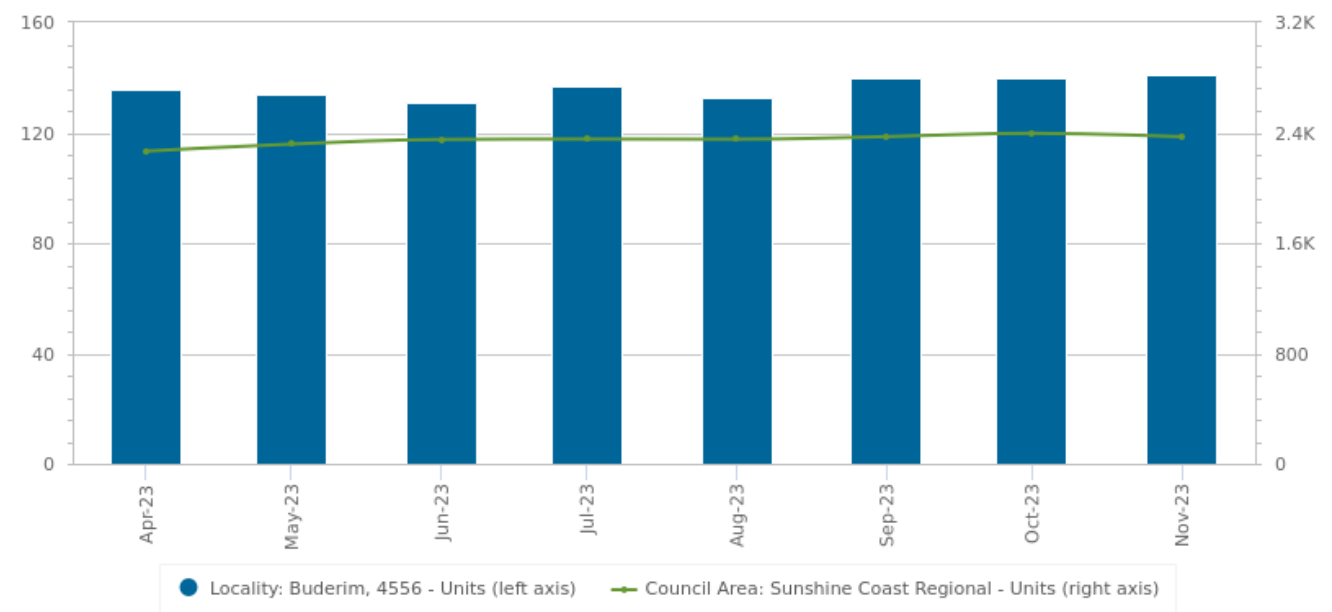
Statistics are calculated over a rolling 12 month period

Unit: Rental Rate Observations

141
Nov 2023

	Buderim	Sunshine Coast Regional
May 2023	134	2,318
Jun 2023	131	2,351
Jul 2023	137	2,354
Aug 2023	133	2,353
Sep 2023	140	2,372
Oct 2023	140	2,396
Nov 2023	141	2,371
Dec 2023	-	-
Jan 2024	-	-
Feb 2024	-	-
Mar 2024	-	-
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



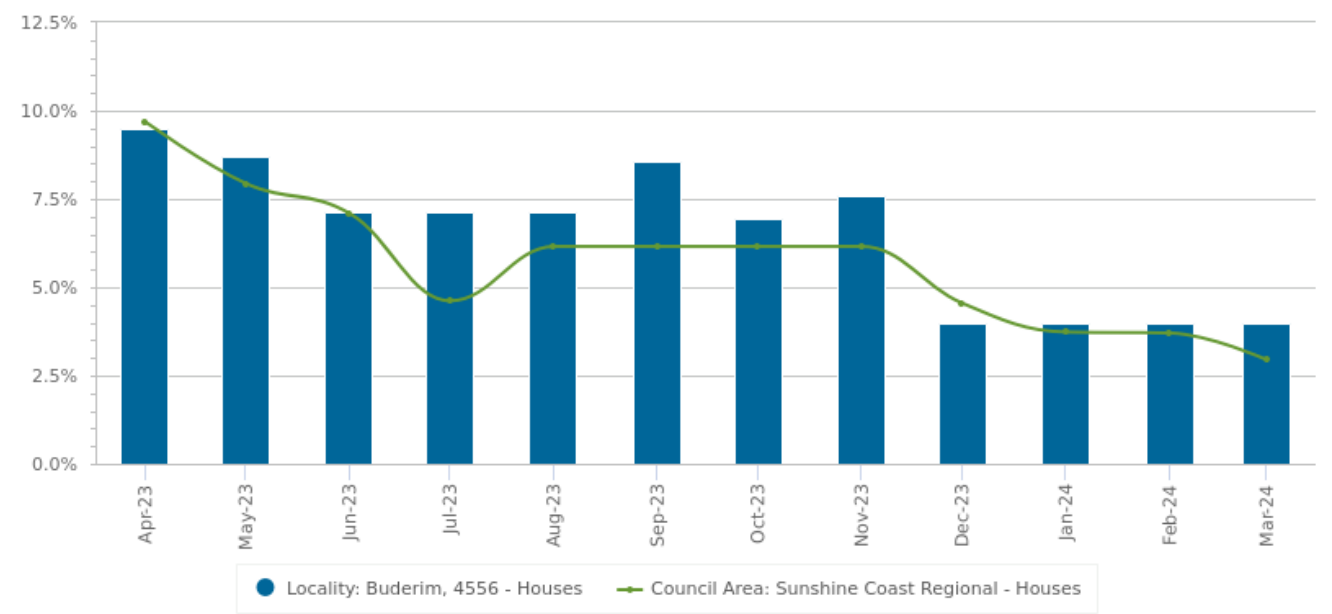
Statistics are calculated over a rolling 12 month period

House: Change in Rental Rate

4.0%
Mar 2024

	Buderim	Sunshine Coast Regional
May 2023	8.7%	7.9%
Jun 2023	7.1%	7.1%
Jul 2023	7.1%	4.6%
Aug 2023	7.1%	6.2%
Sep 2023	8.6%	6.2%
Oct 2023	6.9%	6.2%
Nov 2023	7.6%	6.2%
Dec 2023	4.0%	4.5%
Jan 2024	4.0%	3.7%
Feb 2024	4.0%	3.7%
Mar 2024	4.0%	2.9%
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



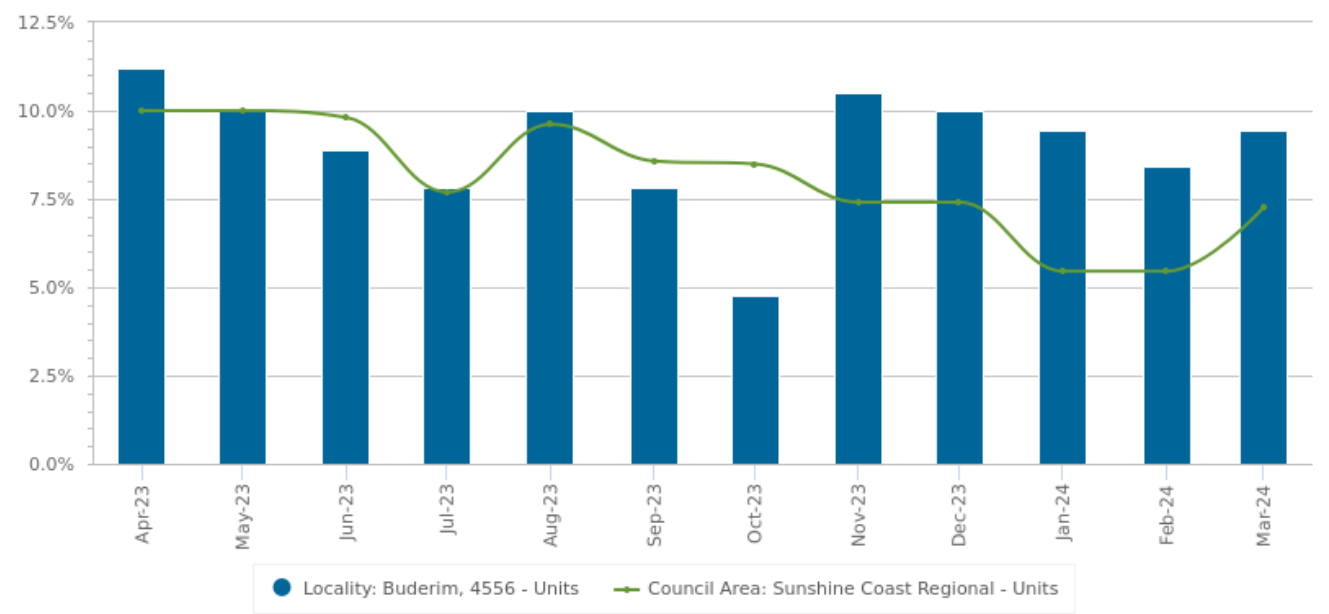
Statistics are calculated over a rolling 12 month period

9.4%
Mar 2024

Unit: Change in Rental Rate

	Buderim	Sunshine Coast Regional
May 2023	10.0%	10.0%
Jun 2023	8.9%	9.8%
Jul 2023	7.8%	7.7%
Aug 2023	10.0%	9.6%
Sep 2023	7.8%	8.6%
Oct 2023	4.8%	8.5%
Nov 2023	10.5%	7.4%
Dec 2023	10.0%	7.4%
Jan 2024	9.4%	5.5%
Feb 2024	8.4%	5.5%
Mar 2024	9.4%	7.3%
Apr 2024	-	-

Statistics are calculated over a rolling 12 month period



Statistics are calculated over a rolling 12 month period

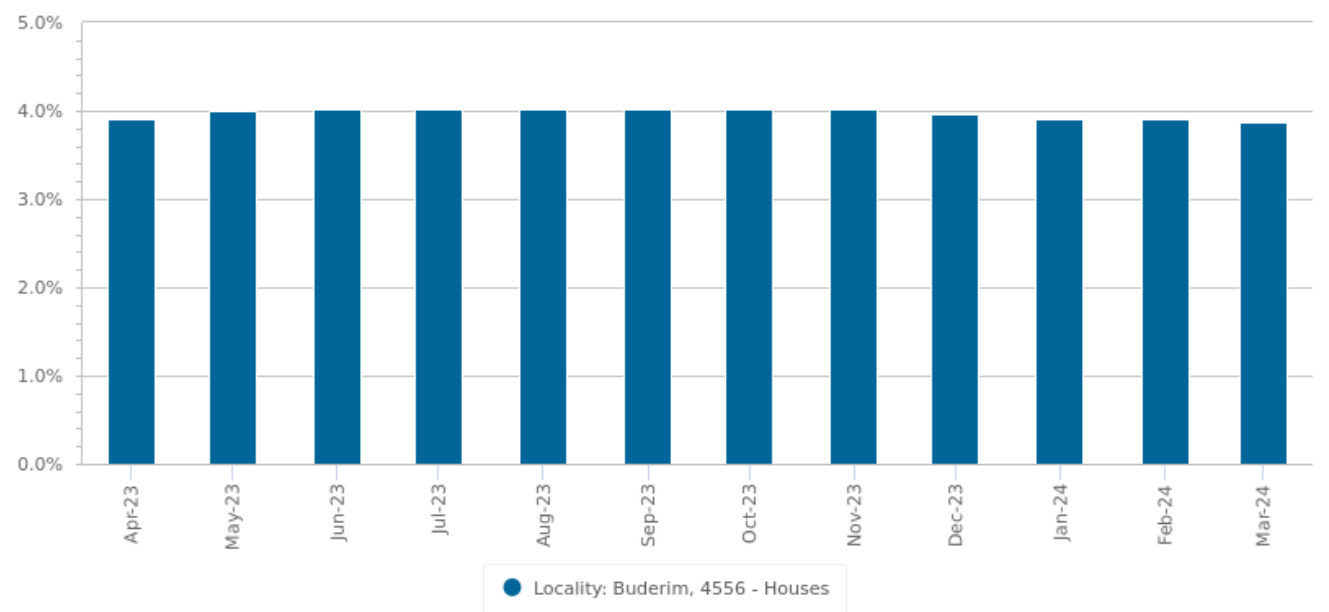
3.9%

Mar 2024

House: Value Based Rental Yield

	Buderim
May 2023	4.0%
Jun 2023	4.0%
Jul 2023	4.0%
Aug 2023	4.0%
Sep 2023	4.0%
Oct 2023	4.0%
Nov 2023	4.0%
Dec 2023	4.0%
Jan 2024	3.9%
Feb 2024	3.9%
Mar 2024	3.9%
Apr 2024	-

Statistics are calculated at the end of the displayed month



Statistics are calculated at the end of the displayed month

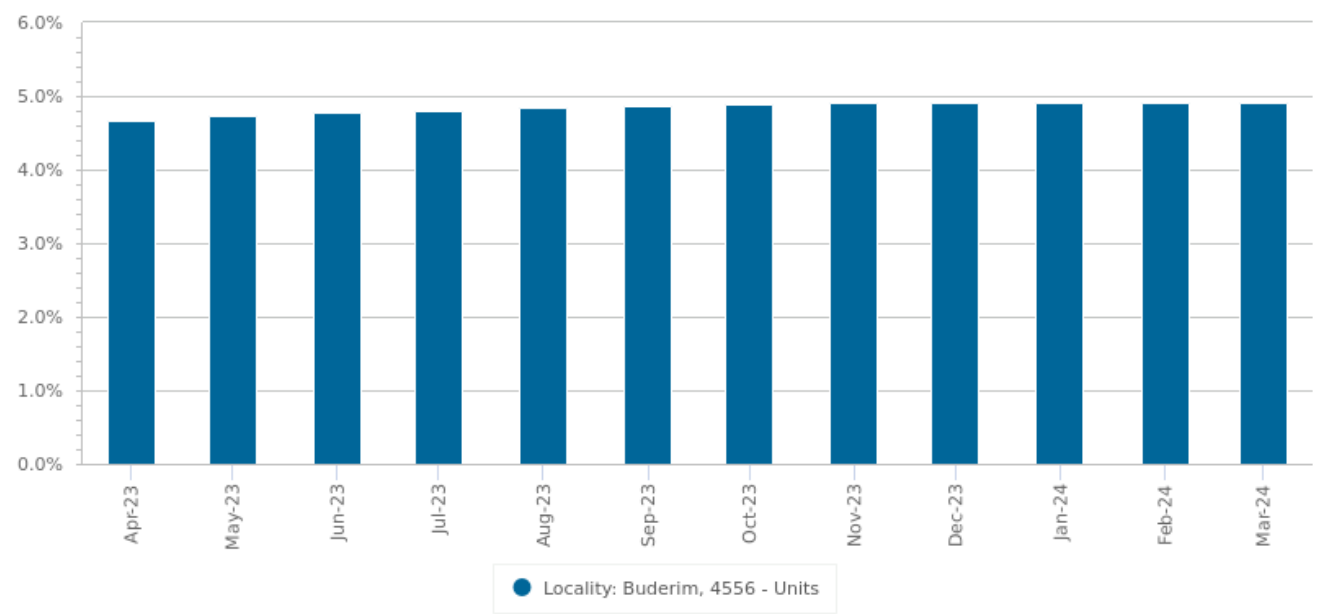
4.9%

Mar 2024

Unit: Value Based Rental Yield

	Buderim
May 2023	4.7%
Jun 2023	4.8%
Jul 2023	4.8%
Aug 2023	4.8%
Sep 2023	4.9%
Oct 2023	4.9%
Nov 2023	4.9%
Dec 2023	4.9%
Jan 2024	4.9%
Feb 2024	4.9%
Mar 2024	4.9%
Apr 2024	-

Statistics are calculated at the end of the displayed month



Statistics are calculated at the end of the displayed month

Household Structure

Household Structure

	Buderim	Sunshine Coast Regional
Childless Couples	45%	44%
Couples with Children	41.1%	39.4%
Single Parents	13%	15.5%
Other	1%	1.1%

Statistics are provided by the Australian Bureau of Statistics (ABS)



Childless Couples

45%



Couples with Children

41.1%



Single Parents

13%



Other

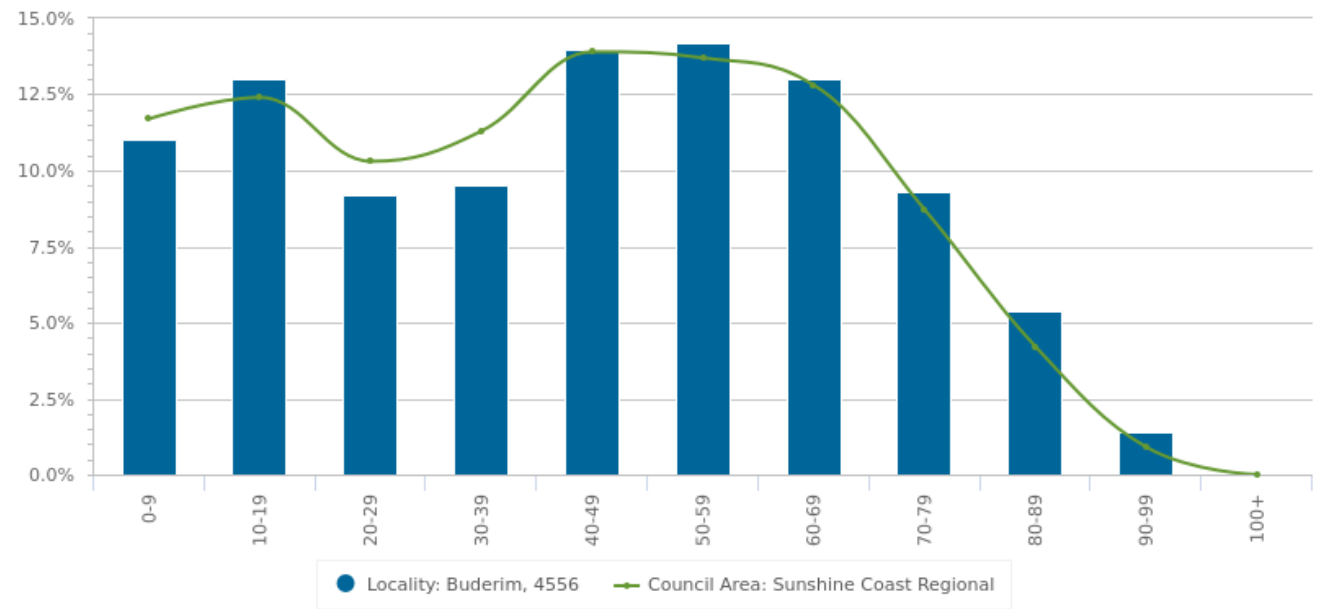
1%

Population Age

Population Age

	Buderim	Sunshine Coast Regional
0-9	11%	11.7%
10-19	13%	12.4%
20-29	9.2%	10.3%
30-39	9.5%	11.3%
40-49	14%	13.9%
50-59	14.2%	13.7%
60-69	13%	12.8%
70-79	9.3%	8.7%
80-89	5.4%	4.2%
90-99	1.4%	0.9%

Statistics are provided by the Australian Bureau of Statistics (ABS)



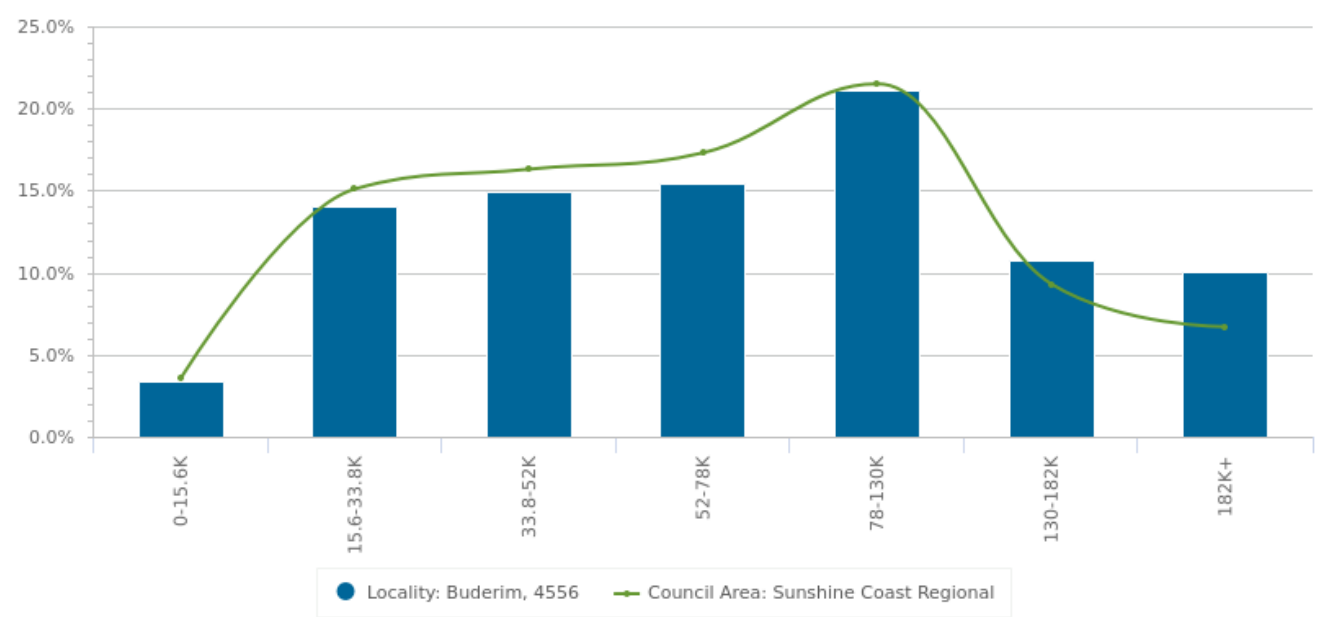
Statistics are provided by the Australian Bureau of Statistics (ABS)

Household Income

Household Income

	Buderim	Sunshine Coast Regional
0-15.6K	3.4%	3.6%
15.6-33.8K	14%	15.1%
33.8-52K	14.9%	16.3%
52-78K	15.4%	17.3%
78-130K	21.1%	21.5%
130-182K	10.8%	9.3%
182K+	10.1%	6.7%

Statistics are provided by the Australian Bureau of Statistics (ABS)



Statistics are provided by the Australian Bureau of Statistics (ABS)

Education

Education By Qualification

	Buderim	Sunshine Coast Regional
Postgrad	6.2%	4.4%
Graduate Diploma or Certificate	4%	3.1%
Bachelor	24.9%	20.2%
Advanced Diploma or Diploma	17.4%	16.7%
Certificate	32.8%	39.3%
Not Stated	13.2%	14.9%
Inadequately Described	1.4%	1.3%

Statistics are provided by the Australian Bureau of Statistics (ABS)



Postgrad

6.2%



Graduate Diploma or Certificate

4%



Bachelor

24.9%



Advanced Diploma or Diploma

17.4%



Certificate

32.8%



Not Stated

13.2%



Inadequately Described

1.4%

Occupation

Employment By Occupation

	Buderim	Sunshine Coast Regional
Professional	25.3%	19.1%
Clerical	13.8%	12.9%
Trades	13.2%	16.2%
Labourer	7.2%	10.3%
Not Stated	1.5%	1.5%
Machinery Operators and Drivers	3.6%	5%
Managers	12.5%	11.7%
Community and Personal Service Workers	11.4%	12.1%
Sales Workers	11.5%	11.1%

Statistics are provided by the Australian Bureau of Statistics (ABS)



Professional

25.3%



Clerical

13.8%



Trades

13.2%



Labourer

7.2%



Not Stated

1.5%



Machinery Operators and Drivers

3.6%

Employment By Occupation



Managers

12.5%



Community and Personal Service
Workers

11.4%



Sales Workers

11.5%

Disclaimer

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