

vol.5 july - september 2005

the dyson austen top 10 prestige residential survey

top ten prestige residential survey for third quarter 2005

address	suburb	price	date	bed	features	land approx m ²	agent
1 7 Rose Bay Avenue	Bellevue Hill	\$15.5 - \$16,000,000	Sept 05	5	Swimming pool, lawn tennis court, 8 bathrooms, 3 LUG, separate self contained accommodation and views.	2,568	RWDB
2 33 Coolong Road	Vaucluse	\$14,750,000	Aug 05	5	Waterfront with views.	1,693	Alan Stanton
3 29 Shellbank Avenue	Mosman	\$10 - \$11,000,000	Sept 05	5	Waterfront with pontoon, jetty, boatshed, pool and views.	1,157	LJH Mosman
4 2 Florida Road	Palm Beach	\$8.5 - \$9,000,000	Jul 05	4	Beach views.	1,193	LJH DB & PB
5 T1701/2 Elizabeth Bay Road	Elizabeth Bay	\$8,250,000	Sept 05	3-4	Sub-penthouse, 360 degree views.	-	Colliers
6 77 Bulkara Road	Bellevue Hill	\$7,850,000	Jul 05	5	Swimming pool, views and double garage.	753	Knight Frank
7 18 Fisher Avenue	Vaucluse	\$7,600,000	Sept 05	5	Swimming pool, 7 bathrooms, 6 car garage, self contained accommodation and views.	968	R&H DB
8 2 Curlew Camp Road	Mosman	\$6.5 - \$7,000,000	Sept 05	5	Waterfront reserve, views and swimming pool.	1,038	RW NB & Mosman
9 5 Hillside Avenue	Vaucluse	\$6,100,000	Aug 05	4	Swimming pool, harbour views.	917	RW DB & LJH DB
10 1 Lavender Crescent	Lavender Bay	\$6,000,000	Aug 05	3	Residential terrace with views.	536	Knight Frank

top ten prestige residential images for third quarter 2005



2004

highest value transactions per quarter in 2004/05



Q1 20 The Crescent, Vaucluse
\$11million



Q2 63 Wolseley Road, Point Piper
\$21.5million



Q3 42a Wolseley Rd, Point Piper
\$12.5million



Q4 2&6 Ginahgulla Rd & 49 Fairfax Rd
Bellevue Hill • \$20.5million

2005



Q1 110 Wolseley Road, Point Piper
\$20-21million

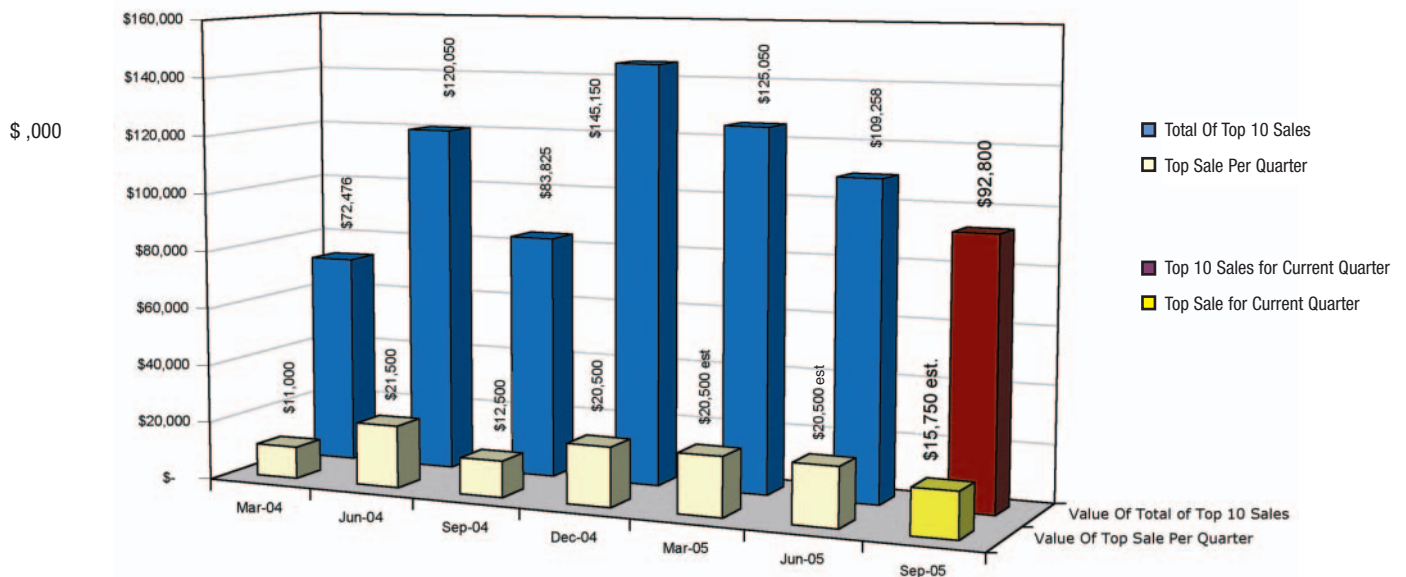


Q2 4 & 6 Burran Avenue, Mosman
\$20-21million



Q3 7 Rose Bay Avenue, Bellevue Hill
\$15.5-16million

highest value and total value of top 10 transactions per quarter in 2004/5



Source: Dyson Austen