

# Sherwood QLD 4075

Prepared on: 16 July 2025  
Prepared by: Gary and Miriam



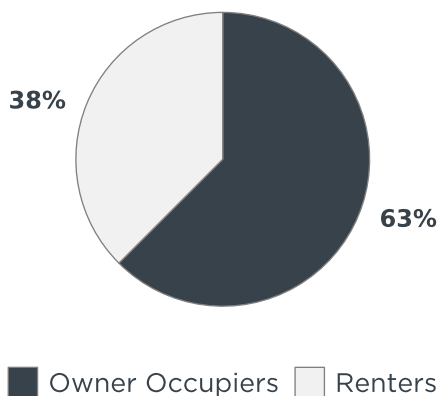
8.3km  
 Distance from GPO



6.1k  
 Population  
 ↑ 14.5%  
 5 year population change



12 years  
 Average length of ownership



The size of Sherwood is approximately 2.4 square kilometres. It has 5 parks covering nearly 12.0% of total area. The population of Sherwood in 2016 was 5313 people. By 2021 the population was 6082 showing a population growth of 14.5% in the area during that time. The predominant age group in Sherwood is 40-49 years. Households in Sherwood are primarily couples with children and are likely to be repaying \$1800 - \$2399 per month on mortgage repayments. In general, people in Sherwood work in a professional occupation. In 2021, 61.00% of the homes in Sherwood were owner-occupied compared with 59.30% in 2016.

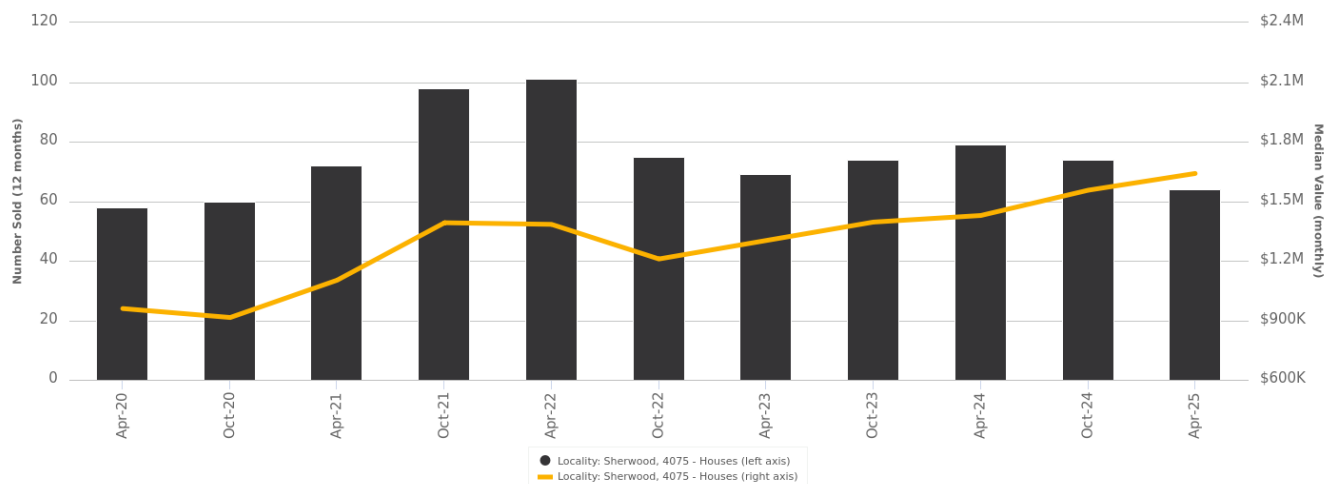
	Total dwellings	Total new listings*	Median Value	Total number currently listed
	1,533	57	\$1,566,575	9
	1,184	47	\$715,262	11

\*Total number of unique properties listed for sale over the past 12 months.

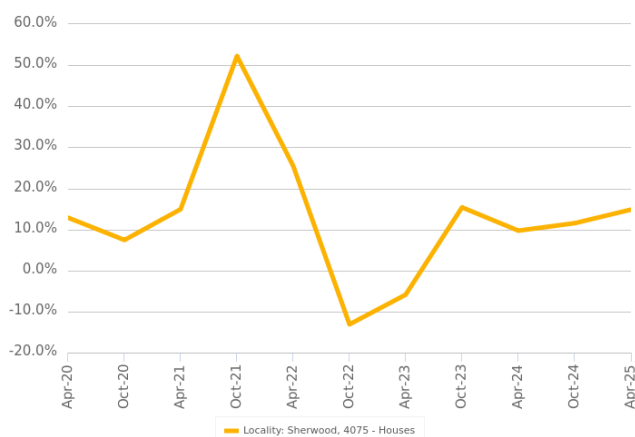


## Houses: For Sale

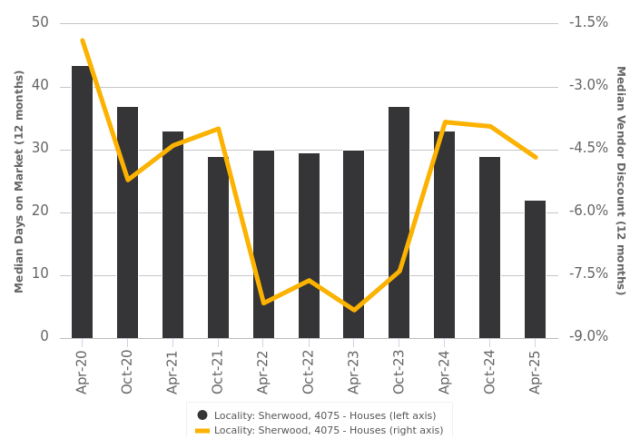
Number Sold vs. Median Value (monthly)



Change in Median Value



Median Days on Market vs. Median Vendor Discount



\$\$\$

Upper Quartile Price\*

\$2,100,000

The 75th percentile sale price of sales over the past 12 months within the suburb.

\$\$

Median Price\*

\$1,655,000

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\*

\$1,136,250

The 25th percentile sale price of sales over the past 12 months within the suburb.

\*Statistics are calculated over a rolling 12 month period



## Houses: Market Activity Snapshot

### On The Market

1



**47 Berry Street Sherwood  
 QLD 4075**

Listed on 11 Jul 2025  
 Price on Request

2  
 BEDROOMS



6

**20 Egmont Street  
 Sherwood QLD 4075**

Sold on 07 Jun 2025  
 Not Disclosed



2



**74 Dewar Terrace  
 Sherwood QLD 4075**

Listed on 15 Jul 2025  
 AUCTION

3  
 BEDROOMS



9

**98 Borden Street  
 Sherwood QLD 4075**

Sold on 08 Jul 2025  
 Not Disclosed



**16 Mayhew Street  
 Sherwood QLD 4075**

Listed on 10 Jul 2025  
 For Sale Now



**7 Turner Street Sherwood  
 QLD 4075**

Sold on 08 Jul 2025  
 \$630,000\*



1

**3 Jolimont Street  
 Sherwood QLD 4075**

Listed on 15 Jul 2025  
 CONTACT AGENT

4  
 BEDROOMS



10

**28 Dewar Terrace  
 Sherwood QLD 4075**

Sold on 13 Jun 2025  
 \$2,550,000\*



**69 Chancellor Street  
 Sherwood QLD 4075**

Sold on 04 Jun 2025  
 \$1,500,000\*

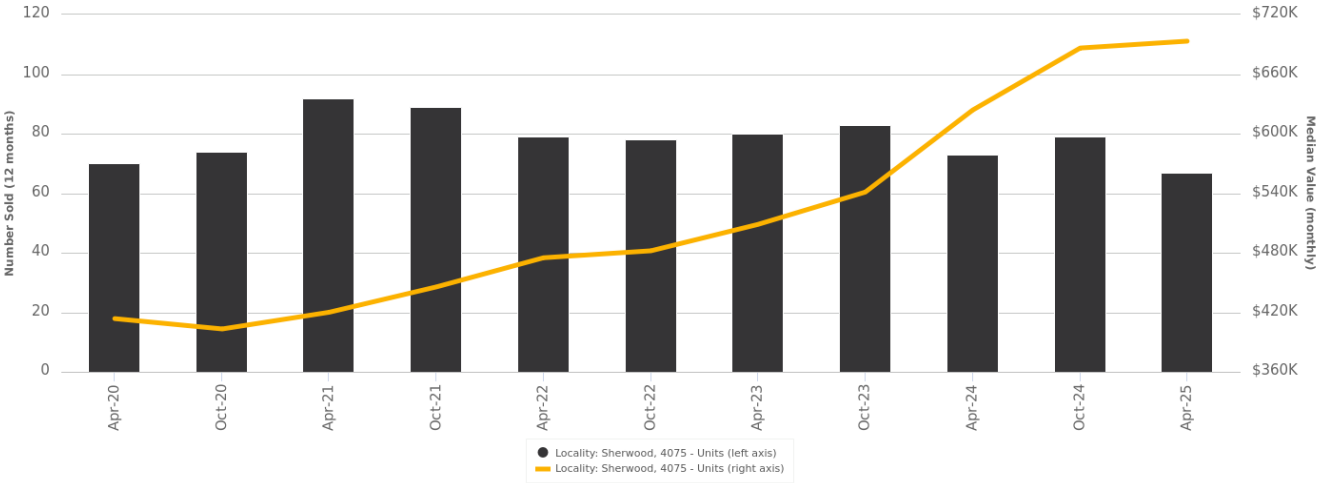


= number of houses currently On the Market or Sold within the last 6 months

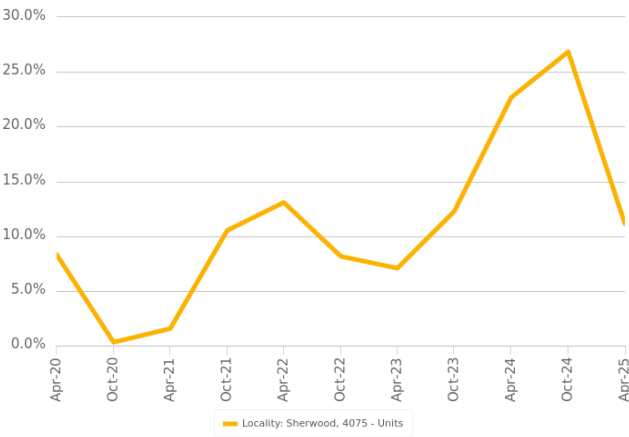
\*Agent advised

## Units: For Sale

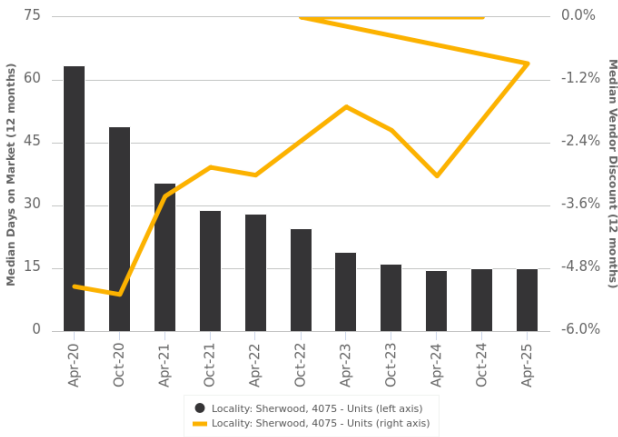
Number Sold vs. Median Value (monthly)



Change in Median Value



Median Days on Market vs. Median Vendor Discount



\$\$\$

Upper Quartile Price\*

\$710,500

The 75th percentile sale price of sales over the past 12 months within the suburb.

\$\$

Median Price\*

\$645,000

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\*

\$603,500

The 25th percentile sale price of sales over the past 12 months within the suburb.

\*Statistics are calculated over a rolling 12 month period

## Units: Market Activity Snapshot

### On The Market

 1

**301/40 Mayhew Street  
 Sherwood QLD 4075**

Listed on 30 Jun 2025  
 Offers over \$600,000

 1  
 BEDROOMS

 1  
 1  
 76m<sup>2</sup>

### Recently Sold

 6

**2/14 Coyne Street  
 Sherwood QLD 4075**

Sold on 18 Jun 2025  
 \$453,700\*

 1  
 1  
 72m<sup>2</sup>



**1/535 Oxley Road  
 Sherwood QLD 4075**

Sold on 19 May 2025  
 \$585,000

 1  
 1  
 81m<sup>2</sup>

 4



**1/50 Primrose Street  
 Sherwood QLD 4075**

Listed on 13 Jul 2025  
 JUST LISTED!

 2  
 BEDROOMS

 2  
 1  
 91m<sup>2</sup>

 19

**552 Sherwood Road  
 Sherwood QLD 4075**

Sold on 07 Jul 2025  
 \$2,275,000\*

 5  
 1  
 809m<sup>2</sup>

**552 Sherwood Road  
 Sherwood QLD 4075**

Listed on 09 Jul 2025  
 UNDER CONTRACT

 5  
 1  
 809m<sup>2</sup>

**9/39 Magazine Street  
 Sherwood QLD 4075**

Sold on 02 Jul 2025  
 \$800,000\*

 1  
 2  
 115m<sup>2</sup>

 5



**2/547 Oxley Road  
 Sherwood QLD 4075**

Listed on 15 Jul 2025  
 Above \$799,000

 3  
 BEDROOMS

 1  
 2  
 136m<sup>2</sup>

 7

**249/20 Egmont Street  
 Sherwood QLD 4075**

Sold on 07 Jun 2025  
 \$1,080,000\*

 2  
 2  
 133m<sup>2</sup>

**1/594 Sherwood Road  
 Sherwood QLD 4075**

Listed on 15 Jul 2025  
 Offers Over \$750,000  
 Considered

 1  
 2  
 136m<sup>2</sup>



**8/17 Quarry Road  
 Sherwood QLD 4075**

Sold on 18 May 2025  
 \$770,000

 2  
 2  
 115m<sup>2</sup>



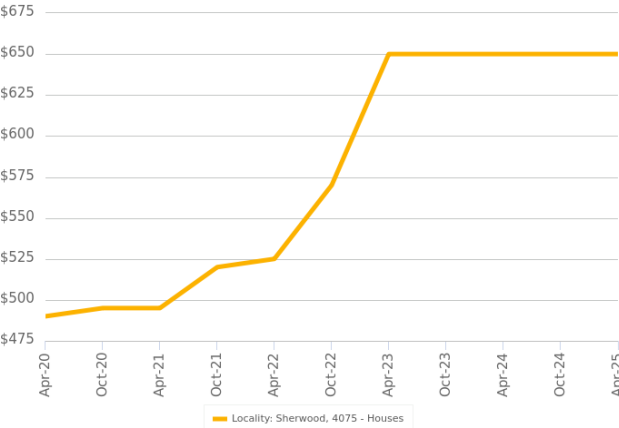
= number of units currently On the Market or Sold within the last 6 months

\*Agent advised

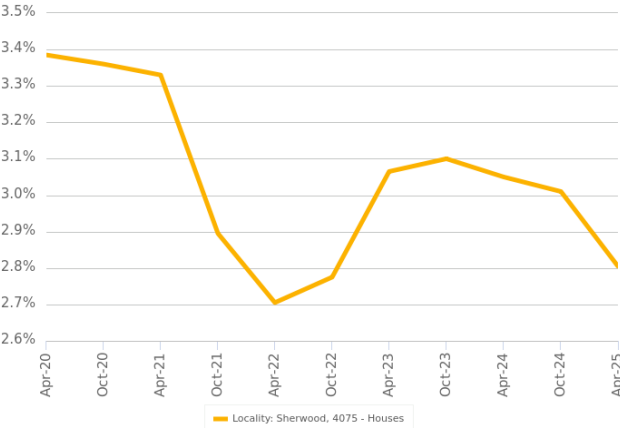


## Houses: For Rent

Median Asking Rent (12 months)



Indicative Gross Rental Yield (12 months)



## Houses: Rental Activity Snapshot

For Rent



0



2

BEDROOMS

There are no 2 bedroom Houses for rent in this suburb



3



3

BEDROOMS

10 Hazelmere Parade  
Sherwood QLD 4075

Listed on 15 Jul 2025  
\$900/W



1



2



405m<sup>2</sup>

28 Thallon Street  
Sherwood QLD 4075

Listed on 15 Jul 2025  
\$695/W



2



2



1,012m<sup>2</sup>



1



4

BEDROOMS



10 Galloway Street  
Sherwood QLD 4075

Listed on 15 Jul 2025  
\$960/W



2



2



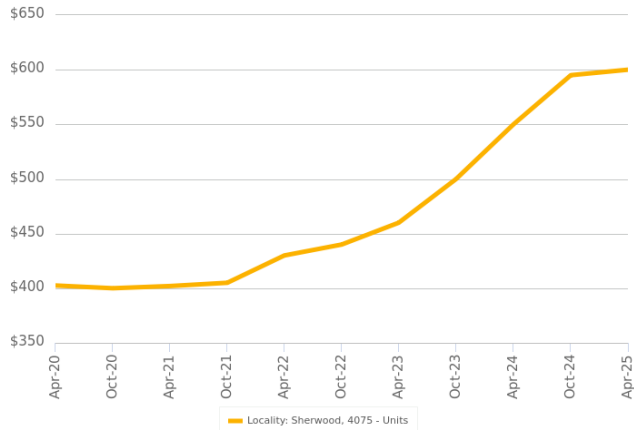
392m<sup>2</sup>



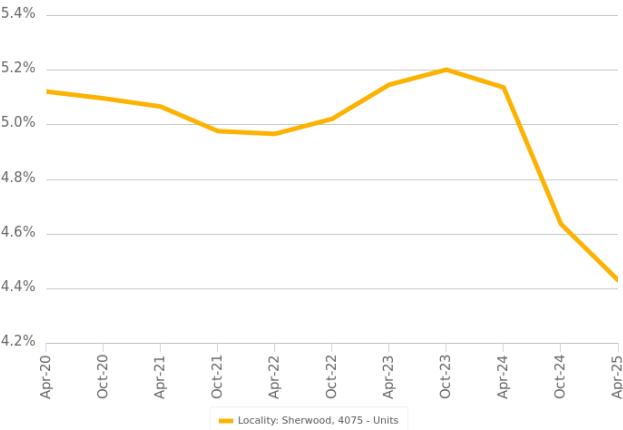
= number of houses observed as On the Market for Rent within the last month

## Units: For Rent

Median Asking Rent (12 months)



Indicative Gross Rental Yield (12 months)



## Units: Rental Activity Snapshot

For Rent



0



1

BEDROOMS

There are no 1 bedroom Units for rent in this suburb



1



2

BEDROOMS



5/535 Oxley Road  
Sherwood QLD 4075

Listed on 15 Jul 2025  
\$575/W



2



3

BEDROOMS



2/24 Hood Street  
Sherwood QLD 4075

Listed on 14 Jul 2025  
\$620/W



1/61 Hood Street Sherwood  
QLD 4075

Listed on 20 Jun 2025  
\$750/W



= number of units observed as On the Market for Rent within the last month



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A map showing an area or boundaries of a property is indicative only and may not be complete or accurate.

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