

Richlands QLD  
4077



Prepared on: 07 April 2026  
Prepared by: Gary and Miriam

**Raine & Horne**<sup>®</sup>

**CoreLogic**



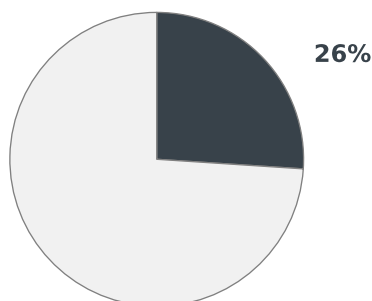
15km  
 Distance from GPO



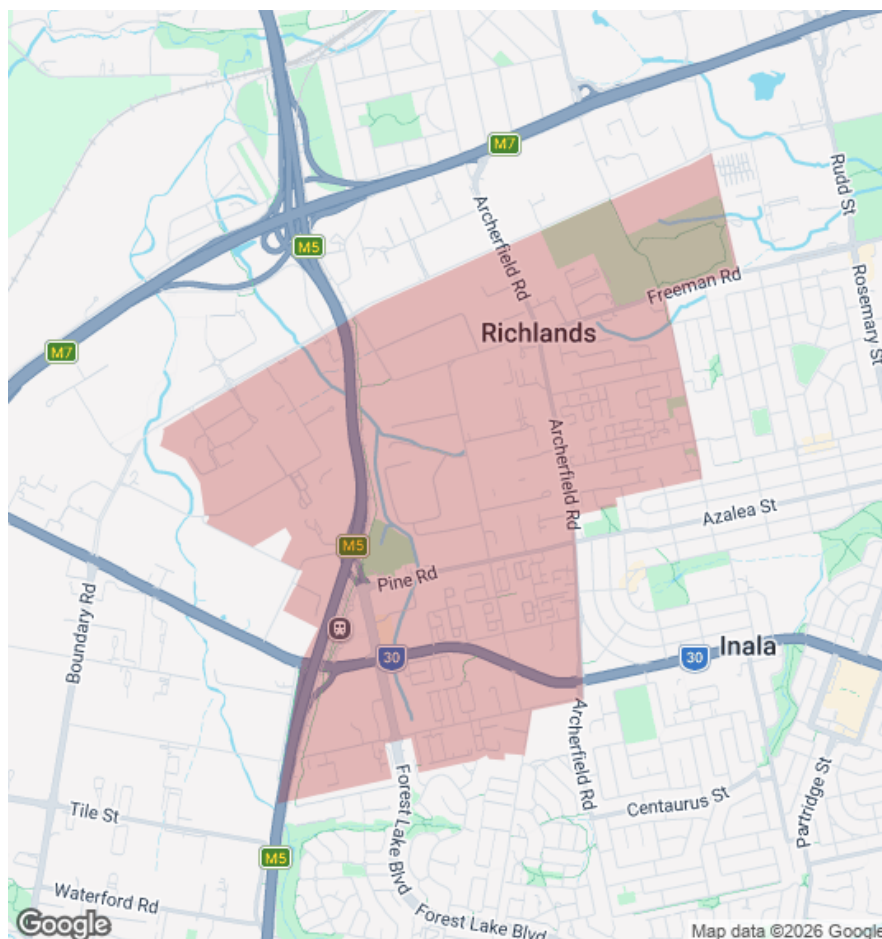
5.6k  
 Population  
 ↑ 56.2%  
 5 year population change



6 years  
 Average length of ownership



■ Owner Occupiers □ Renters



The size of Richlands is approximately 5.0 square kilometres. It has 5 parks covering nearly 8.0% of total area. The population of Richlands in 2016 was 3598 people. By 2021 the population was 5621 showing a population growth of 56.2% in the area during that time. The predominant age group in Richlands is 20-29 years. Households in Richlands are primarily couples with children and are likely to be repaying \$1000 - \$1399 per month on mortgage repayments. In general, people in Richlands work in a professional occupation. In 2021, 26.30% of the homes in Richlands were owner-occupied compared with 31.70% in 2016.

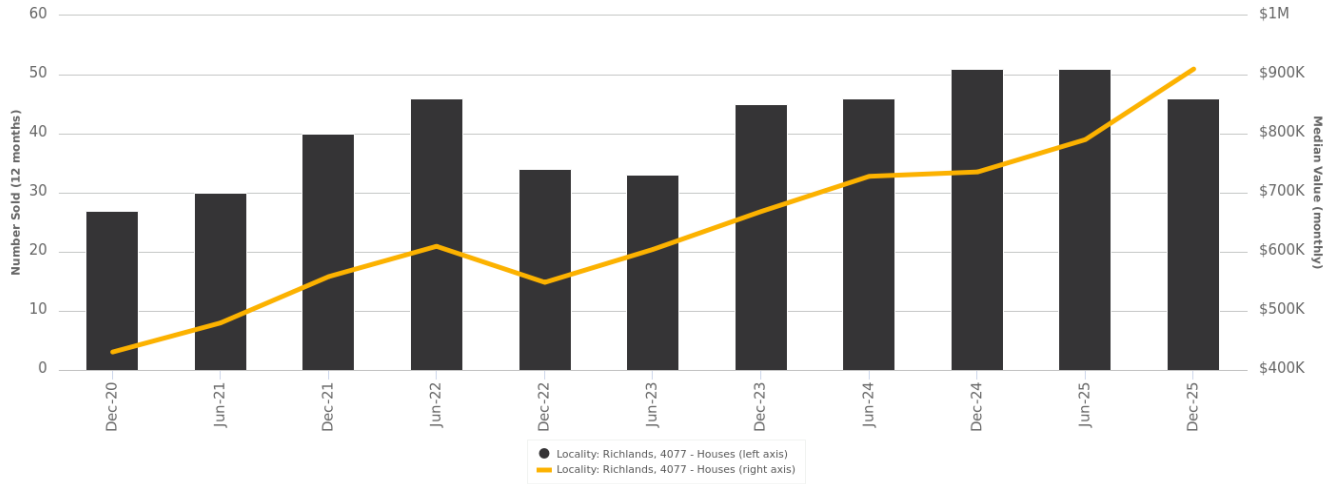
	Total dwellings	Total new listings*	Median Value	Total number currently listed
	779	23	\$1,004,391	11
	1,545	102	\$774,235	17

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

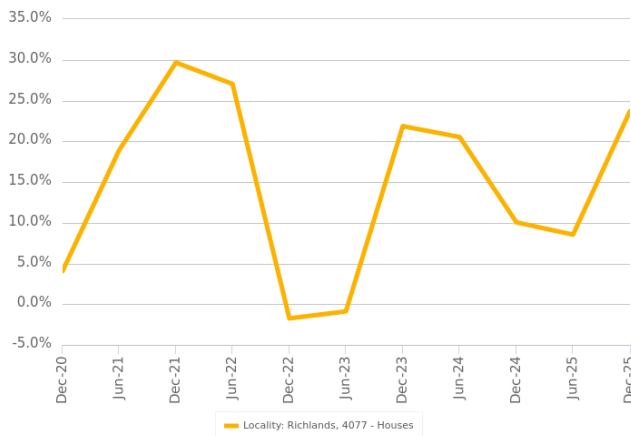


## Houses: For Sale

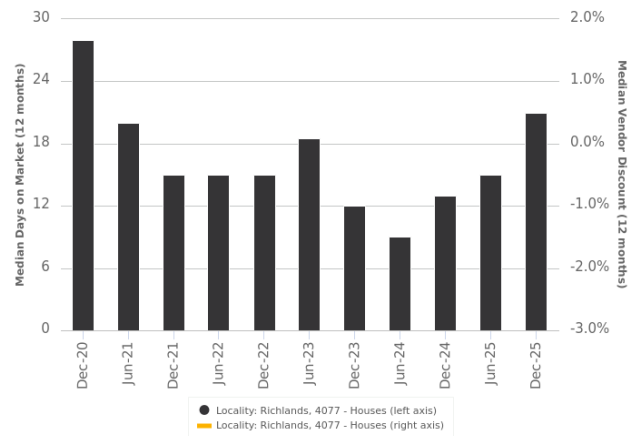
Number Sold vs. Median Value (monthly)



Change in Median Value



Median Days on Market vs. Median Vendor Discount



\$\$\$

Upper Quartile Price\*

\$923,750

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

\$\$

Median Price\*

\$782,500

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\*

\$695,000

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

Recently Sold

 0

 2  
BEDROOMS

 0

There are no 2 bedroom Houses on the market in this suburb There are no recently sold 2 bedroom Houses in this suburb

 6

 3  
BEDROOMS

 6



**31 Yerongpan Street**  
Richlands QLD 4077

Listed on 07 Apr 2026  
FOR SALE

 2  
 2  
 1.48Ha



**4/20 Vanessa Close**  
Richlands QLD 4077

Sold on 12 Mar 2026  
\$845,000\*

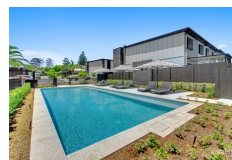
 1  
 2  
 172m<sup>2</sup>



**58/31 James Edward Street**  
Richlands QLD

Listed on 06 Apr 2026  
For Sale

 2  
 2  
 152m<sup>2</sup>



**34/2 Castamore Way**  
Richlands QLD 4077

Sold on 07 Jan 2026  
\$825,000

 1  
 2  
 139m<sup>2</sup>

 4

 4  
BEDROOMS

 8



**52 Terrericche Place**  
Richlands QLD 4077

Listed on 07 Apr 2026  
For Sale

 2  
 2  
 260m<sup>2</sup>



**18 Castamore Way**  
Richlands QLD 4077

Sold on 30 Jan 2026  
\$1,140,000

 2  
 2  
 472m<sup>2</sup>



**63 Formigoni Street**  
Richlands QLD 4077

Listed on 02 Apr 2026  
FOR SALE

 2  
 2  
 601m<sup>2</sup>



**18 Flower Place** Richlands  
QLD 4077

Sold on 21 Jan 2026  
\$1,115,000

 3  
 2  
 502m<sup>2</sup>

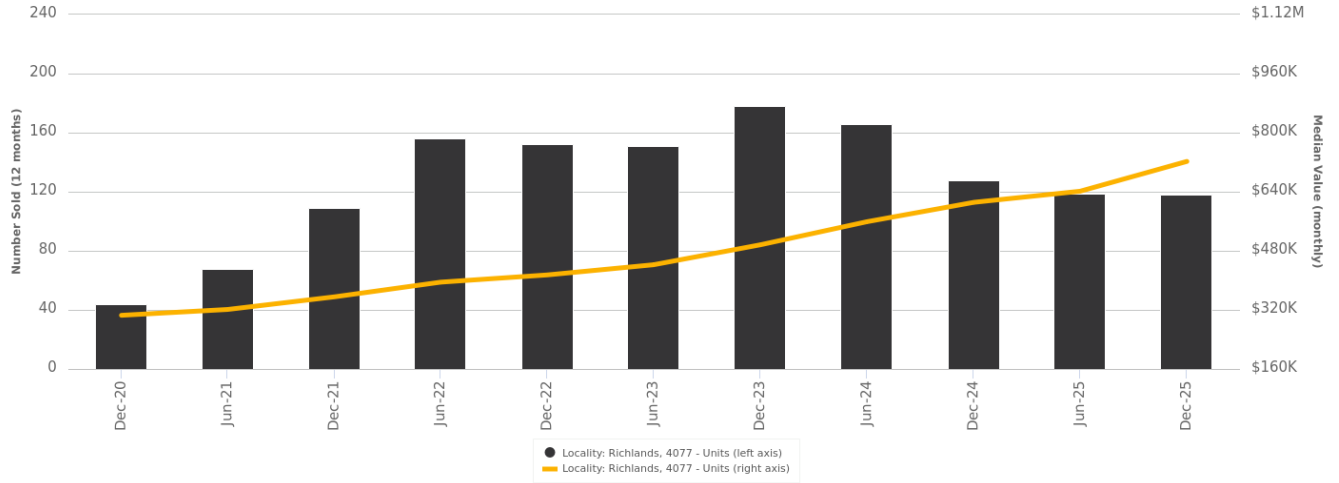


= number of houses currently On the Market or Sold within the last 6 months

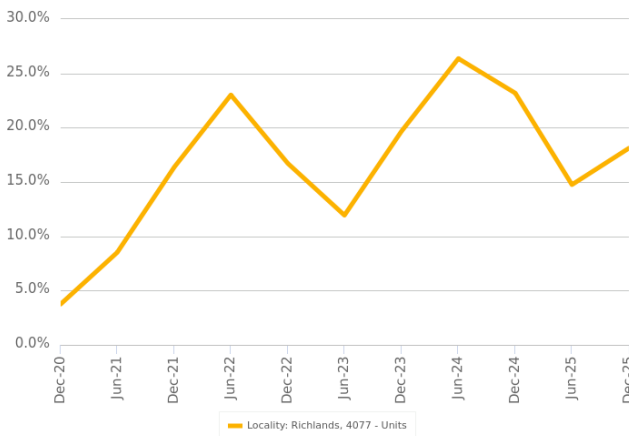
\*Agent advised

## Units: For Sale

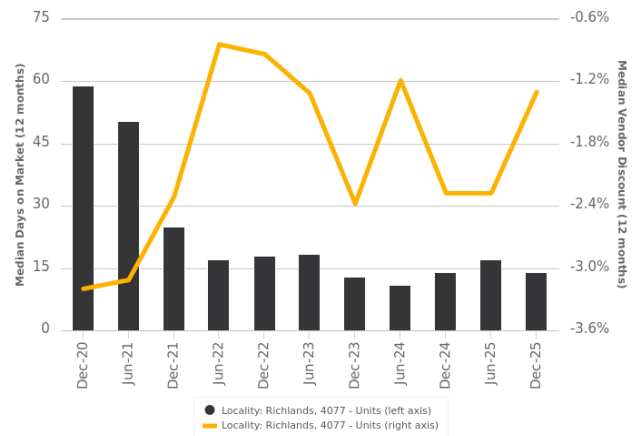
Number Sold vs. Median Value (monthly)



Change in Median Value



Median Days on Market vs. Median Vendor Discount



\$\$\$

Upper Quartile Price\*

\$757,500

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

\$\$

Median Price\*

\$690,000

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\*

\$638,750

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

Recently Sold



There are no 1 bedroom Units on the market in this suburb

There are no recently sold 1 bedroom Units in this suburb



There are no 2 bedroom Units on the market in this suburb



**181/25 Farinazzo Street**  
Richlands QLD 4077

Sold on 17 Feb 2026  
\$720,000



**75/31 Yerongpan Street**  
Richlands QLD 4077

Listed on 06 Apr 2026  
FOR SALE



**38/19 Kathleen Street**  
Richlands QLD 4077

Sold on 26 Feb 2026  
\$785,000



**43/15 James Edward Street**  
Richlands QLD

Listed on 04 Apr 2026  
Not Disclosed



**35/125 Orchard Road**  
Richlands QLD 4077

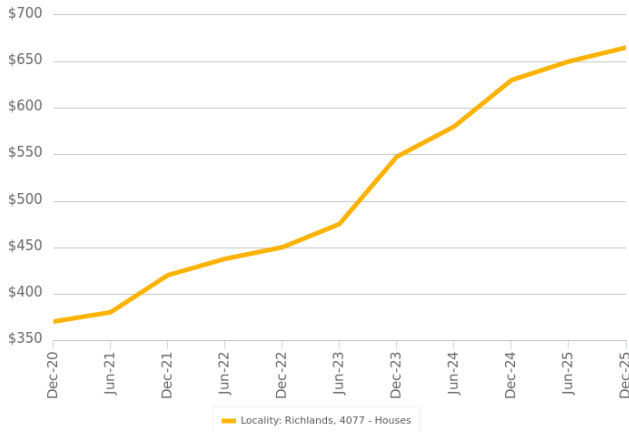
Sold on 10 Feb 2026  
\$780,000



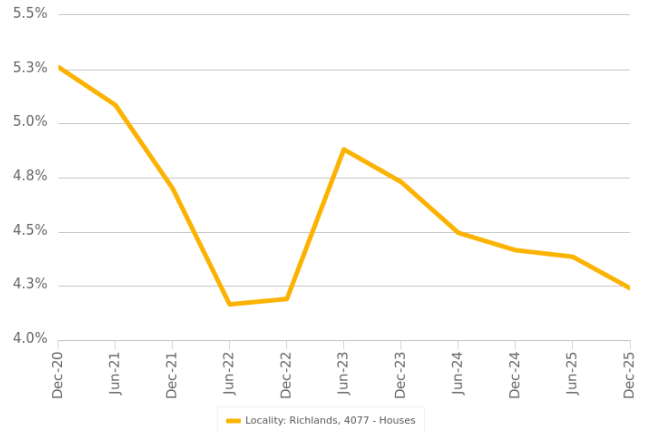
= number of units currently On the Market or Sold within the last 6 months

## 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

1

3  
BEDROOMS



**25/125 Orchard Road**  
Richlands QLD 4077

Listed on 02 Apr 2026  
- /W

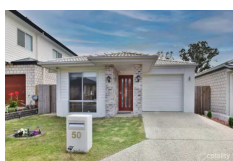
1

2

118m<sup>2</sup>

3

4  
BEDROOMS



**50 Cattiger Street**  
Richlands QLD 4077

Listed on 07 Apr 2026  
\$700/W

2

2

283m<sup>2</sup>



**21 Panorama Street**  
Richlands QLD 4077

Listed on 06 Apr 2026  
\$900/W

-

2

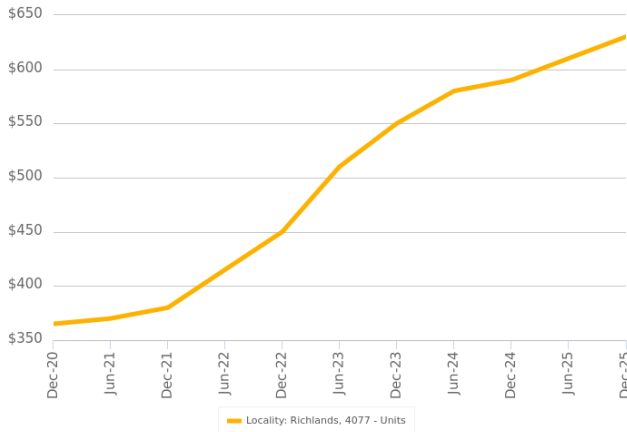
250m<sup>2</sup>



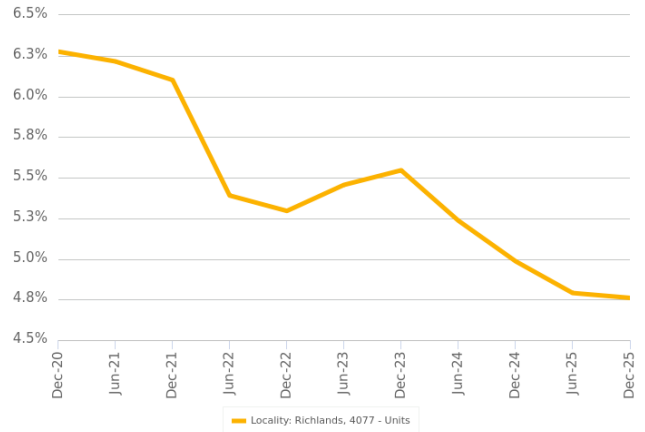
= number of houses observed as On the Market for Rent within the last month

## 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

0

2  
BEDROOMS

There are no 2 bedroom Units for rent in this suburb

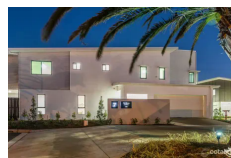
8

3  
BEDROOMS



**9/19 Kathleen Street**  
 Richlands QLD 4077

Listed on 03 Apr 2026  
 \$630/W



**131/7 Giosam Street**  
 Richlands QLD 4077

Listed on 29 Mar 2026  
 \$620/W



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

## DISCLAIMER

### Copyright

This publication reproduces materials and content owned or licenced by RP Data Pty Ltd trading as Cotality (Cotality) and may include data, statistics, estimates, indices, photographs, maps, tools, calculators (including their outputs), commentary, reports and other information (Cotality Data).

© Copyright 2026. Cotality and its licensors are the sole and exclusive owners of all rights, title and interest (including intellectual property rights) subsisting in the Cotality Data contained in this publication. All rights reserved

### Cotality Standard Disclaimer

The Cotality Data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.

While Cotality uses commercially reasonable efforts to ensure the Cotality Data is current, Cotality does not warrant the accuracy, currency or completeness of the Cotality Data and to the full extent permitted by law excludes all loss or damage howsoever arising (including through negligence) in connection with the Cotality Data.

This publication contains data and statistics provided by the Australian Bureau of Statistics (**ABS Data**). ©2026 Copyright in this information belongs to the Australian Bureau of Statistics (**ABS**). The ABS provides no warranty that the ABS Data is free from error, complete or suitable for any particular purpose.

### Mapping Data

A map showing boundaries of a property is indicative only and may not be complete or accurate. Any map that is produced is not intended or designed to replace the certificate of title or land survey information. If you need a certificate of title or land survey information for any purpose, then you can order these separately from Cotality or the relevant government body.

### State and Territory Data

Based on or contains data provided by the State of Queensland (Department of Resources) 2026. In consideration of the State permitting use of this data you acknowledge and agree that the State gives no warranty in relation to the data (including accuracy, reliability, completeness, currency or suitability) and accepts no liability (including without limitation, liability in negligence) for any loss, damage or costs (including consequential damage) relating to any use of the data. Data must not be used for direct marketing or be used in breach of the privacy laws; more information at [www.propertydatacodeofconduct.com.au](http://www.propertydatacodeofconduct.com.au)

If you have any questions or concerns about the information in this report, please contact our customer care team.

Within Australia: **1300 734 318**  
Outside Australia: **(+61) 7 3114 9999**  
Email us: [customercare@corelogic.com.au](mailto:customercare@corelogic.com.au)