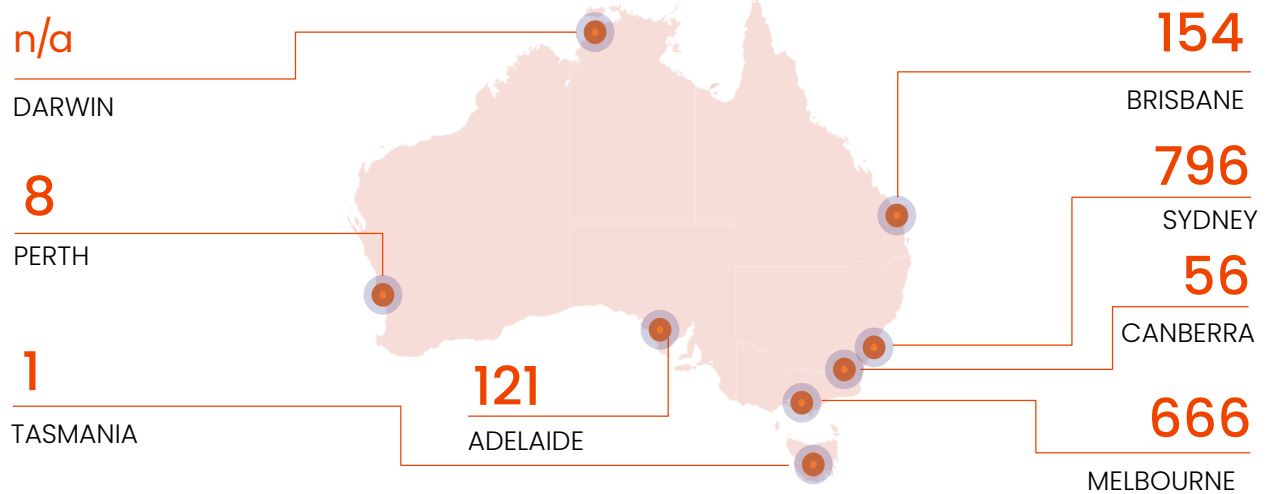


# Auction Market Preview

Week ending 16 February 2025



## Auctions this week



## Just over 1,800 homes set for auction across combined capitals

There are currently 1,802 capital city homes scheduled for auction this week, up 7.9% on last week when 1,670 auctions were held, but -13.8% lower than this time last year (2,091).

Just under 800 auctions are currently scheduled across **Sydney** (796), up 28.2% on last week when 621 homes were taken to auction, and 15.2% higher than one year ago (691).

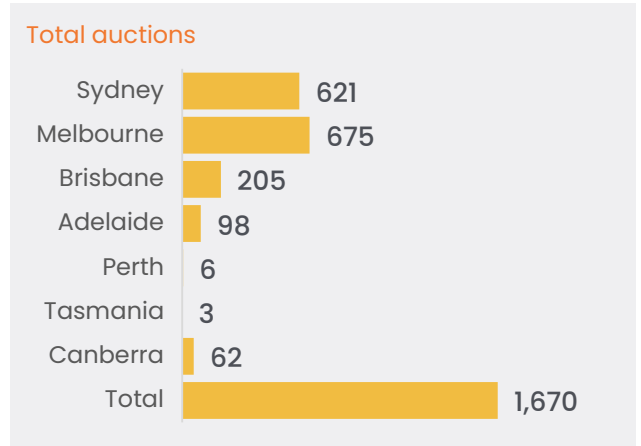
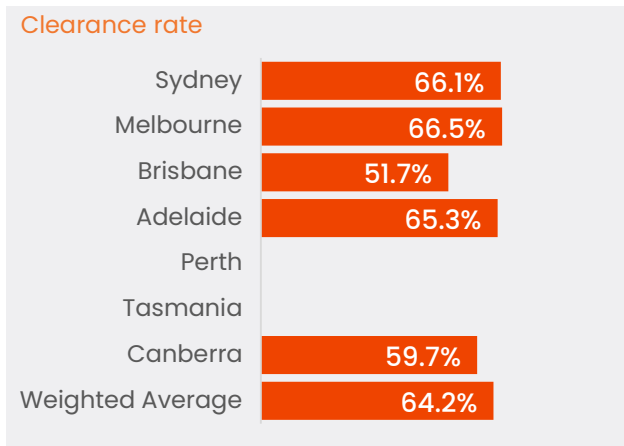
**Melbourne** is currently expecting around 666 auctions this week, down -1.3% week-on-week (675), and -33.2% lower than this time last year (997).

Across the smaller capitals, **Brisbane** is expecting to be the busiest auction market with 154 homes set to go under

the hammer, down -24.9% week-on-week (205). **Adelaide** is expected to see around 121 homes taken to auction, up 23.5% from last week (98), while **Canberra** is set to host 56 auctions this week, down -9.7% on last week when 62 auctions were held. There are eight auctions scheduled in **Perth**, up from six last week, while only one auction is scheduled in **Tasmania**, down from three last week.

There are currently around 2,450 homes scheduled for auction across the combined capitals next week. If all of these auctions go ahead, it will be the busiest auction week since the week ending 8<sup>th</sup> December 2024 (2,617).

## Capital city auction statistics (Final)- w/e 9 February 2025



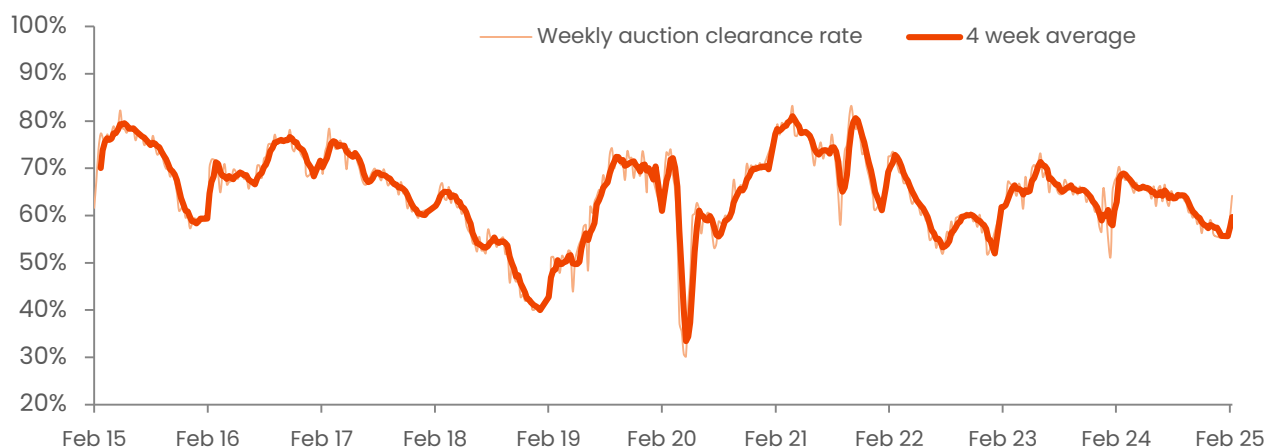
Note: A minimum sample size of 10 results is required to report a clearance rate

## Capital city auction statistics (Final)- w/e 9 February 2025

City	Clearance rate	Total auctions	CoreLogic auction results	Cleared auctions	Uncleared auctions
Sydney	66.1%	621	620	410	210
Melbourne	66.5%	675	675	449	226
Brisbane	51.7%	205	205	106	99
Adelaide	65.3%	98	98	64	34
Perth	n.a.	6	6	5	1
Tasmania	n.a.	3	3	0	3
Canberra	59.7%	62	62	37	25
<b>Weighted Average</b>	<b>64.2%</b>	<b>1,670</b>	<b>1,669</b>	<b>1,071</b>	<b>598</b>

Note: A minimum sample size of 10 results is required to report a clearance rate

### Weekly clearance rate, combined capital cities



### Summary of last week's results

There were 1,670 homes taken to auction across the combined capital cities last week, up 20.1% on the previous week (1,390) and 1.7% higher than this time last year (1,642).

The combined capital city clearance rate rose above the 60% mark for the first time since mid-October last year, coming in at 64.2% last week. The previous week saw 59.4% of auctions return a successful result, while this time last year, a clearance rate of 70.3% was reported.

While clearance rates have continued to improve over the past couple of weeks, it is too soon to know if this will continue. As the number of auctions moves out of the seasonal slump, clearance rates will become more meaningful, providing a less volatile outcome and better measure of the fit between buyer and seller expectations.

There were 675 auctions in Melbourne last week, compared to 483 the previous week and 664 the same time last year. Melbourne's clearance rate improved significantly last week, coming in at 66.5%, up from 58.6% over the week prior. This week's final result was the

strongest clearance rate the city has seen since the week ending 23<sup>rd</sup> June 2024 (also 66.5%). A year ago, 66.9% of auctions were successful.

There were 621 homes taken to auction across Sydney last week, up from 453 over the previous week, but down from the 647 held over the same week last year. Like Melbourne, Sydney's final clearance rate saw significant improvement week-on-week, coming in at 66.1% last week the strongest clearance rate Sydney has seen since the week ending 25<sup>th</sup> August 2024 (66.7%). The previous week saw a final clearance rate of 59.6%, while this time last year, 75.4% of Sydney auctions were successful.

Brisbane (205) was the busiest auction market across the smaller capitals last week, followed by Adelaide (98) and Canberra (62). Adelaide recorded the highest clearance rate at 65.3%, followed by Canberra (59.7%) and Brisbane (51.7%). Only six homes were taken to auction in Perth last week, five of which were successful, while the three auctions held in Tasmania last week were unsuccessful.

## Sub-region auction statistics (Final) –w/e 9 February 2025

	Clearance rate	Total auctions	CoreLogic auction results	Cleared auctions	Uncleared auctions
<b>Central Coast</b>					
Central Coast	61.5%	13	13	8	5
Baulkham Hills and Hawkesbury	60.7%	28	28	17	11
Blacktown	63.8%	58	58	37	21
City and Inner South	78.8%	66	66	52	14
Eastern Suburbs	66.7%	36	36	24	12
Inner South West	62.3%	61	61	38	23
Inner West	80.0%	60	60	48	12
North Sydney and Hornsby	58.9%	107	107	63	44
Northern Beaches	72.7%	34	33	24	9
Outer South West	90.9%	11	11	10	1
Outer West and Blue Mountains	n.a.	5	5	5	0
Parramatta	57.1%	49	49	28	21
Ryde	65.7%	35	35	23	12
South West	56.3%	32	32	18	14
Sutherland	63.3%	30	30	19	11
<b>Melbourne sub-regions</b>					
Inner	63.6%	99	99	63	36
Inner East	63.3%	60	60	38	22
Inner South	67.1%	70	70	47	23
North East	73.9%	69	69	51	18
North West	65.7%	67	67	44	23
Outer East	70.4%	71	71	50	21
South East	73.3%	105	105	77	28
West	59.8%	112	112	67	45
Mornington Peninsula	54.6%	22	22	12	10
<b>Regional SA4</b>					
Newcastle and Lake Macquarie	53.7%	41	41	22	19
Illawarra	45.5%	22	22	10	12
Gold Coast	55.0%	60	60	33	27
Sunshine Coast	36.8%	19	19	7	12
Geelong	30.0%	10	10	3	7

*Note: A minimum sample size of 10 results is required to report a clearance rate*

*CoreLogic, on average, collects 99% of auction results each week. Clearance rates are calculated across properties that have been taken to auction over the past week.*

CoreLogic