

## Gold Coast Renting vs Buying a House 2020

Suburb	Median Price 2020*	20% Deposit	#Monthly Repayment	Weekly Repayment	Median Weekly Rent 2020*	Mortgage vs Rent Difference
Surfers Paradise	\$1,725,000	\$345,000	\$6,257	\$1,564	\$600	160.7%
Mermaid Beach	\$1,550,000	\$310,000	\$5,611	\$1,403	\$660	112.5%
Paradise Point	\$1,200,000	\$240,000	\$4,300	\$1,075	\$530	102.8%
Runaway Bay	\$1,132,500	\$226,500	\$4,040	\$1,010	\$650	55.4%
Broadbeach Waters	\$1,255,000	\$251,000	\$4,502	\$1,126	\$750	50.1%
Coolangatta	\$960,000	\$192,000	\$3,409	\$852	\$630	35.3%
Bundall	\$1,050,000	\$210,000	\$3,737	\$934	\$700	33.5%
Burleigh Heads	\$941,000	\$188,200	\$3,341	\$835	\$650	28.5%
Palm Beach	\$980,000	\$196,000	\$3,481	\$870	\$680	28.0%
Mermaid Waters	\$927,000	\$185,400	\$3,290	\$823	\$650	26.5%
Tallebudgera	\$970,000	\$194,000	\$3,445	\$861	\$700	23.0%
Labrador	\$586,000	\$117,200	\$2,052	\$513	\$430	19.3%
Clear Island Waters	\$1,145,000	\$229,000	\$4,086	\$1,022	\$890	14.8%
Tugun	\$745,000	\$149,000	\$2,632	\$658	\$620	6.1%
Ashmore	\$651,000	\$130,200	\$2,286	\$572	\$560	2.1%
Southport	\$625,000	\$125,000	\$2,192	\$548	\$540	1.5%
Coomera	\$515,000	\$103,000	\$1,797	\$449	\$470	-4.4%
Upper Coomera	\$495,000	\$99,000	\$1,726	\$432	\$470	-8.2%
Nerang	\$492,000	\$98,400	\$1,715	\$429	\$470	-8.8%
Pimpama	\$467,000	\$93,400	\$1,621	\$405	\$450	-9.9%

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Disclaimer: #Estimated monthly repayment is based on National Australia Bank (NAB) home loan repayment calculator, with the assumption of the median prices as purchase price with a 2.99% Principal and interest comparison rate, 30 year loan term and standard 20% deposit amount (stamp duty and other fees not included). \*2020 encapsulates sales transactions for 2020 (01/01/2020 – 31/12/2020).

## Gold Coast Renting vs Buying a Unit/Apartment 2020

Suburb	Median Price 2020*	20% Deposit	#Monthly Repayment	Weekly Repayment	Median Weekly Rent 2020*	Mortgage vs Rent Difference
Paradise Point	\$790,000	\$158,000	\$2,795	\$699	\$460	51.9%
Palm Beach	\$655,000	\$131,000	\$2,301	\$575	\$470	22.4%
Broadbeach	\$570,000	\$114,000	\$1,994	\$499	\$450	10.8%
Benowa	\$670,000	\$134,000	\$2,355	\$589	\$550	7.0%
Miami	\$570,000	\$114,000	\$1,994	\$499	\$500	-0.3%
Burleigh Head	\$550,000	\$110,000	\$1,922	\$481	\$485	-0.9%
Hope Island	\$604,000	\$120,800	\$2,117	\$529	\$550	-3.8%
Mermaid Beach	\$470,000	\$94,000	\$1,632	\$408	\$450	-9.3%
Currumbin	\$577,000	\$115,400	\$2,019	\$505	\$590	-14.4%
Arundel	\$406,000	\$81,200	\$1,404	\$351	\$420	-16.4%
Robina	\$495,000	\$99,000	\$1,726	\$432	\$525	-17.8%
Labrador	\$375,000	\$75,000	\$1,294	\$324	\$400	-19.1%
Ashmore	\$377,000	\$75,400	\$1,301	\$325	\$410	-20.7%
Nerang	\$347,000	\$69,400	\$1,194	\$299	\$380	-21.4%
Ashmore	\$377,000	\$75,400	\$1,301	\$325	\$415	-21.6%
Southport	\$370,000	\$74,000	\$1,276	\$319	\$410	-22.2%
Oxenford	\$346,000	\$69,200	\$1,191	\$298	\$395	-24.6%
Molendinar	\$345,000	\$69,000	\$1,188	\$297	\$400	-25.8%
Pacific Pines	\$360,000	\$72,000	\$1,240	\$310	\$420	-26.2%
Highland Park	\$321,000	\$64,200	\$1,105	\$276	\$400	-30.9%

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## Gold Coast Renting vs Buying a House 2021

Suburb	Median Price 2021*	20% Deposit	#Monthly Repayment	Weekly Repayment	Median Weekly Rent 2021*	Mortgage vs Rent Difference
Mermaid Beach	\$2,025,000	\$405,000	\$7,372	\$1,843	\$698	164.0%
Paradise Point	\$1,687,000	\$337,400	\$6,117	\$1,529	\$590	159.2%
Surfers Paradise	\$1,570,000	\$314,000	\$5,685	\$1,421	\$600	136.9%
Bundall	\$1,475,000	\$295,000	\$5,334	\$1,334	\$798	67.1%
Tallebudgera	\$1,250,000	\$250,000	\$4,484	\$1,121	\$700	60.1%
Runaway Bay	\$1,132,000	\$226,400	\$4,038	\$1,010	\$635	59.0%
Palm Beach	\$1,206,000	\$241,200	\$4,323	\$1,081	\$690	56.6%
Burleigh Heads	\$1,200,000	\$240,000	\$4,300	\$1,075	\$700	53.6%
Mermaid Waters	\$1,300,000	\$260,000	\$4,669	\$1,167	\$800	45.9%
Coolangatta	\$960,000	\$192,000	\$3,409	\$852	\$630	35.3%
Broadbeach Waters	\$1,337,500	\$267,500	\$3,875	\$969	\$800	21.1%
Clear Island Waters	\$1,145,000	\$229,000	\$4,086	\$1,022	\$850	20.2%
Labrador	\$586,000	\$117,200	\$2,052	\$513	\$450	14.0%
Tugun	\$745,000	\$149,000	\$2,632	\$658	\$660	-0.3%
Southport	\$625,000	\$125,000	\$2,192	\$548	\$550	-0.4%
Coomera	\$515,000	\$103,000	\$1,797	\$449	\$490	-8.3%
Pimpama	\$467,000	\$93,400	\$1,621	\$405	\$460	-11.9%
Ashmore	\$651,000	\$130,200	\$2,286	\$572	\$655	-12.7%
Upper Coomera	\$495,000	\$99,000	\$1,726	\$432	\$500	-13.7%
Nerang	\$492,000	\$98,400	\$1,715	\$429	\$525	-18.3%

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## Gold Coast Renting vs Buying a Unit/Apartment 2021

Suburb	Median Price 2021*	20% Deposit	#Monthly Repayment	Weekly Repayment	Median Weekly Rent 2021*	Mortgage vs Rent Difference
Paradise Point	\$795,000	\$159,000	\$2,813	\$703	\$450	56.3%
Palm Beach	\$672,000	\$134,400	\$2,362	\$591	\$500	18.1%
Currumbin	\$760,000	\$152,000	\$2,682	\$671	\$595	12.7%
Highland Park	\$463,000	\$92,600	\$1,607	\$402	\$400	0.4%
Broadbeach	\$550,000	\$110,000	\$1,922	\$481	\$485	-0.9%
Benowa	\$625,000	\$125,000	\$2,192	\$548	\$570	-3.9%
Burleigh Head	\$616,000	\$123,200	\$2,160	\$540	\$578	-6.6%
Hope Island	\$585,000	\$117,000	\$2,048	\$512	\$555	-7.7%
Miami	\$544,000	\$108,800	\$1,900	\$475	\$525	-9.5%
Arundel	\$425,000	\$85,000	\$1,472	\$368	\$445	-17.3%
Mermaid Beach	\$468,000	\$93,600	\$1,624	\$406	\$495	-18.0%
Ashmore	\$420,000	\$84,000	\$1,454	\$364	\$450	-19.2%
Surfers Paradise	\$435,000	\$87,000	\$1,465	\$366	\$450	-18.6%
Oxenford	\$357,000	\$71,400	\$1,230	\$308	\$395	-22.2%
Robina	\$505,000	\$101,000	\$1,761	\$440	\$570	-22.8%
Labrador	\$395,000	\$79,000	\$1,331	\$333	\$430	-22.6%
Nerang	\$340,000	\$68,000	\$1,170	\$293	\$402	-27.2%
Southport	\$407,500	\$81,500	\$1,373	\$343	\$450	-23.7%
Pacific Pines	\$350,000	\$70,000	\$1,205	\$301	\$445	-32.3%
Molendinar	\$330,000	\$66,000	\$1,136	\$284	\$425	-33.2%

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