

Suburb Statistics Report

Moodlu QLD 4510

Prepared on 20 Jan 2026

Griffin National Real Estate
Mob: 07 3888 3666
Email: info@griffinnational.com.au



Area Profile

Moodlu, QLD

The size of Moodlu is approximately 4.7 square kilometres. It has 2 parks covering nearly 1.4% of total area. The population of Moodlu in 2016 was 318 people. By 2021 the population was 285 showing a population decline of 10.4% in the area during that time. The predominant age group in Moodlu is 30-39 years. Households in Moodlu are primarily childless couples and are likely to be repaying \$1400 - \$1799 per month on mortgage repayments. In general, people in Moodlu work in a trades occupation. In 2021, 81.40% of the homes in Moodlu were owner-occupied compared with 80.80% in 2016.

	House	Unit	Land
Average Tenure Period	-	-	-
Total Dwellings	98	9	11
Total New Listings	2	1	-
Median Value	\$1,149,819	\$505,878	-
Total Properties Listed	3	1	-

Market Trends

House: Market Trends

<div>6</div> <div>Properties Sold (12 Months)</div>	<div>-</div> <div>Average Tenure Period (Years)</div>	<div>-</div> <div>Median Asking Rent (12 Months)</div>
<div>2</div> <div>New Sale Listings (12 Months)</div>	<div>-</div> <div>Days on Market (12 Months)</div>	<div>3</div> <div>Rental Rate Observations (12 Months)</div>



Unit: Market Trends

<div>1</div> <div>Properties Sold (12 Months)</div>	<div>-</div> <div>Average Tenure Period (Years)</div>	<div>-</div> <div>Median Asking Rent (12 Months)</div>
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Land: Market Trends

<div>1</div> <div>Properties Sold (12 Months)</div>	<div>-</div> <div>Average Tenure Period (Years)</div>	<div>-</div> <div>Median Asking Rent (12 Months)</div>
<div>-</div> <div>New Sale Listings (12 Months)</div>	<div>-</div> <div>Days on Market (12 Months)</div>	<div>-</div> <div>Rental Rate Observations (12 Months)</div>

Median Value

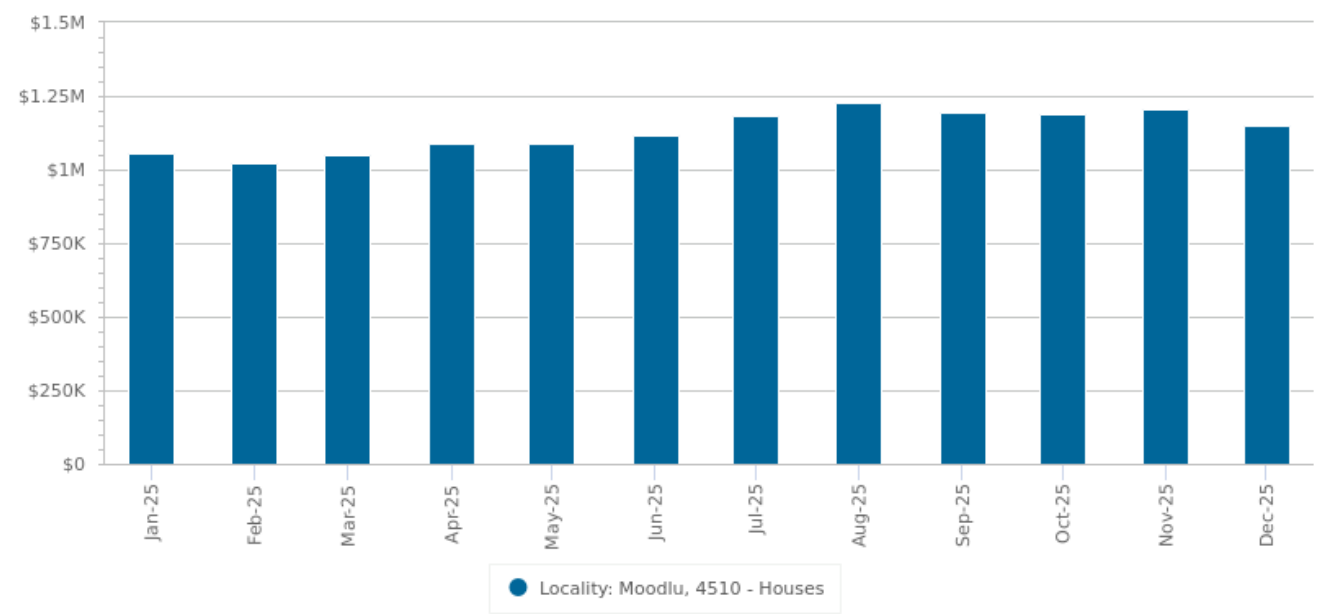
House: Recent Median Value

\$1.15M

Dec 2025

	Moodlu
Jan 2025	\$1,055,848
Feb 2025	\$1,021,027
Mar 2025	\$1,051,045
Apr 2025	\$1,088,432
May 2025	\$1,086,460
Jun 2025	\$1,114,499
Jul 2025	\$1,185,313
Aug 2025	\$1,227,317
Sep 2025	\$1,196,644
Oct 2025	\$1,186,955
Nov 2025	\$1,205,391
Dec 2025	\$1,149,819

Statistics are calculated at the end of the displayed month



Statistics are calculated at the end of the displayed month

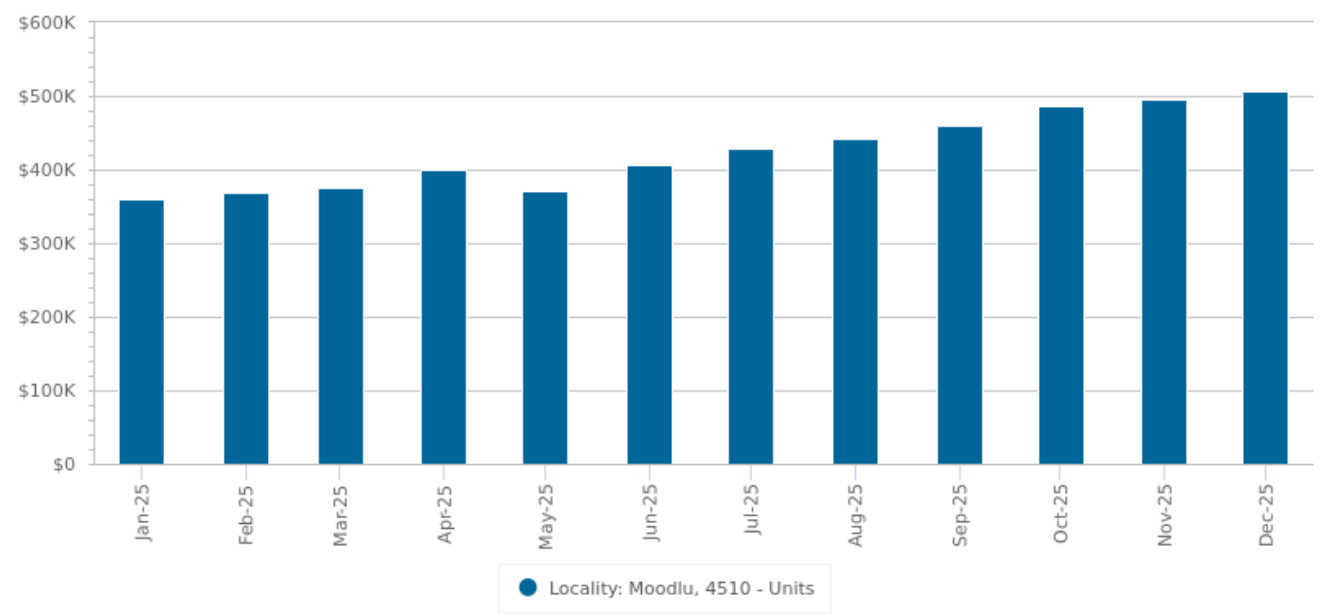
Unit: Recent Median Value

\$506K

Dec 2025

	Moodlu
Jan 2025	\$360,497
Feb 2025	\$368,639
Mar 2025	\$375,995
Apr 2025	\$400,915
May 2025	\$371,215
Jun 2025	\$406,599
Jul 2025	\$429,356
Aug 2025	\$443,248
Sep 2025	\$460,041
Oct 2025	\$486,931
Nov 2025	\$495,774
Dec 2025	\$505,878

Statistics are calculated at the end of the displayed month



Statistics are calculated at the end of the displayed month

House: Median Value vs Number Sold

6
Oct 2025

	Median Value	Number Of Sold
Jan 2025	\$1,055,848	5
Feb 2025	\$1,021,027	6
Mar 2025	\$1,051,045	6
Apr 2025	\$1,088,432	6
May 2025	\$1,086,460	7
Jun 2025	\$1,114,499	8
Jul 2025	\$1,185,313	4
Aug 2025	\$1,227,317	4
Sep 2025	\$1,196,644	5
Oct 2025	\$1,186,955	6
Nov 2025	\$1,205,391	-
Dec 2025	\$1,149,819	-

Statistics are calculated over a rolling 12 month period

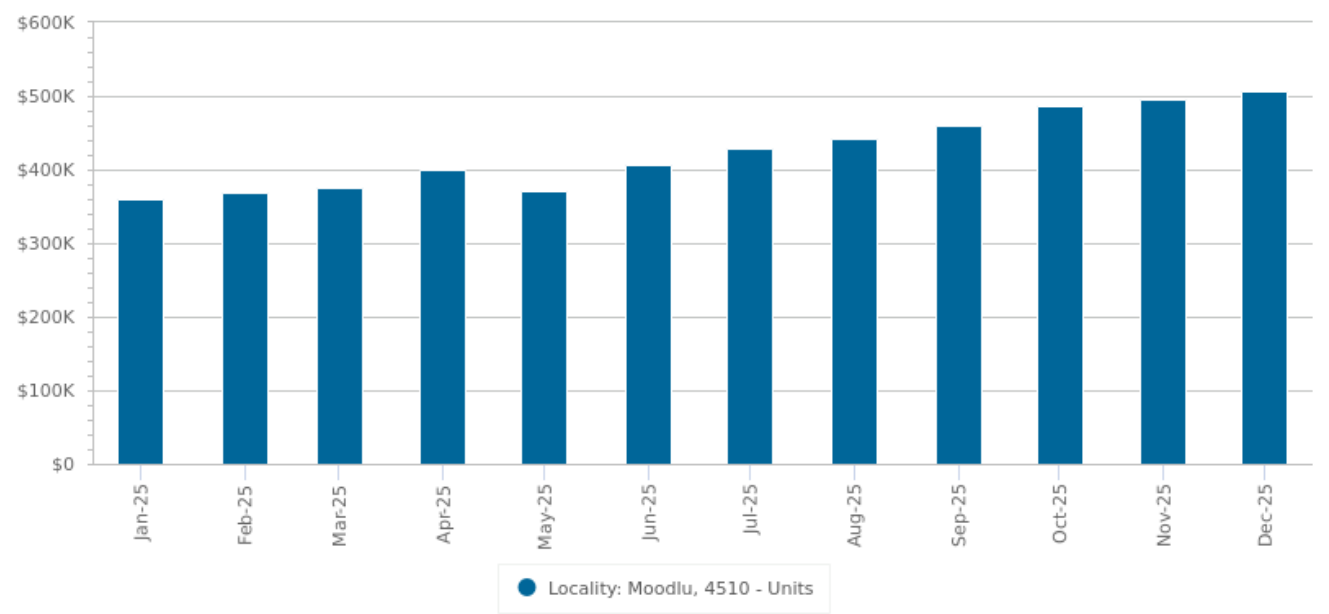


*Statistics are calculated at the end of the displayed month
**Statistics are calculated over a rolling 12 month period

Unit: Median Value vs Number Sold

	Median Value	Number Of Sold
Jan 2025	\$360,497	-
Feb 2025	\$368,639	-
Mar 2025	\$375,995	-
Apr 2025	\$400,915	-
May 2025	\$371,215	-
Jun 2025	\$406,599	-
Jul 2025	\$429,356	-
Aug 2025	\$443,248	-
Sep 2025	\$460,041	-
Oct 2025	\$486,931	-
Nov 2025	\$495,774	-
Dec 2025	\$505,878	-

Statistics are calculated over a rolling 12 month period



Statistics are calculated at the end of the displayed month

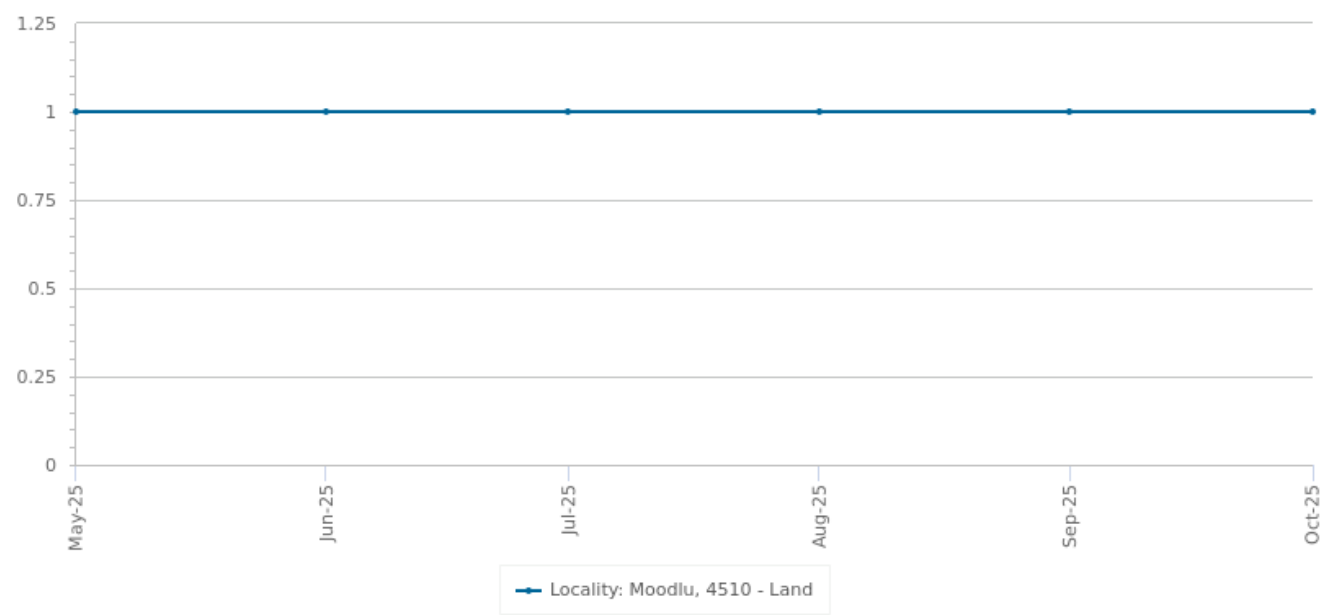
Land: Median Value vs Number Sold

1

Oct 2025

	Median Value	Number Of Sold
May 2025	-	1
Jun 2025	-	1
Jul 2025	-	1
Aug 2025	-	1
Sep 2025	-	1
Oct 2025	-	1

Statistics are calculated over a rolling 12 month period



Statistics are calculated over a rolling 12 month period

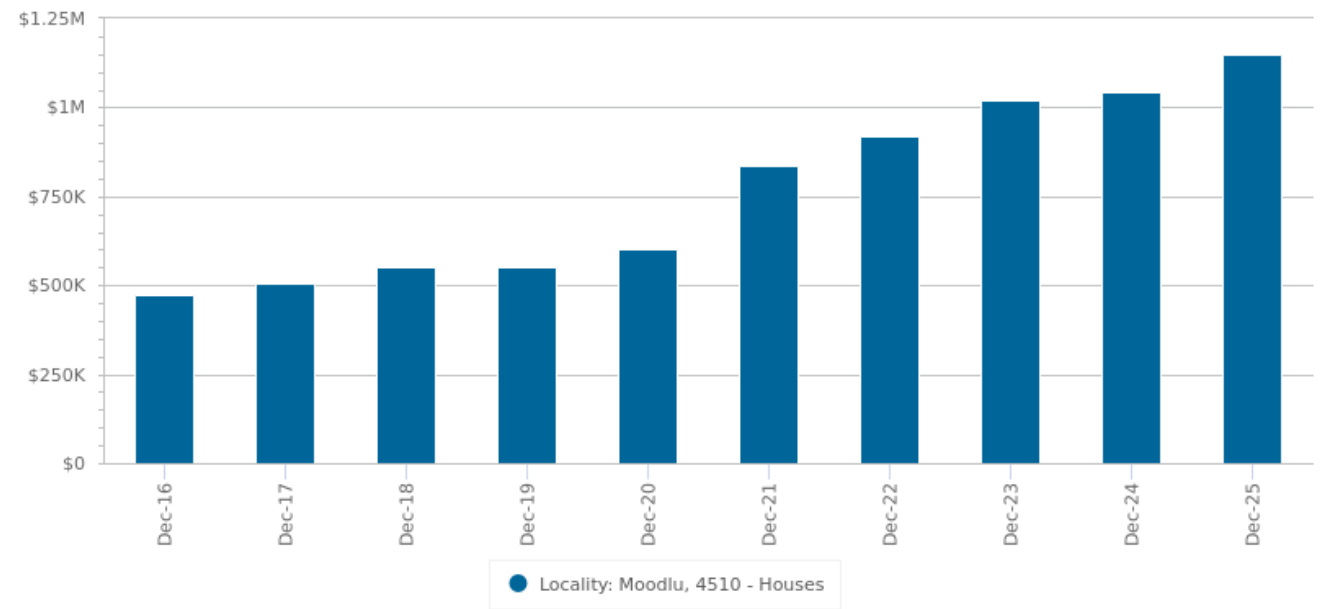
House: Median Value

\$1.15M

Dec 2025

	Moodlu
Dec 2017	\$504,371
Dec 2018	\$553,102
Dec 2019	\$550,410
Dec 2020	\$602,491
Dec 2021	\$836,927
Dec 2022	\$916,930
Dec 2023	\$1,019,686
Dec 2024	\$1,042,668
Dec 2025	\$1,149,819
Dec 2026	-

Statistics are calculated at the end of the displayed month



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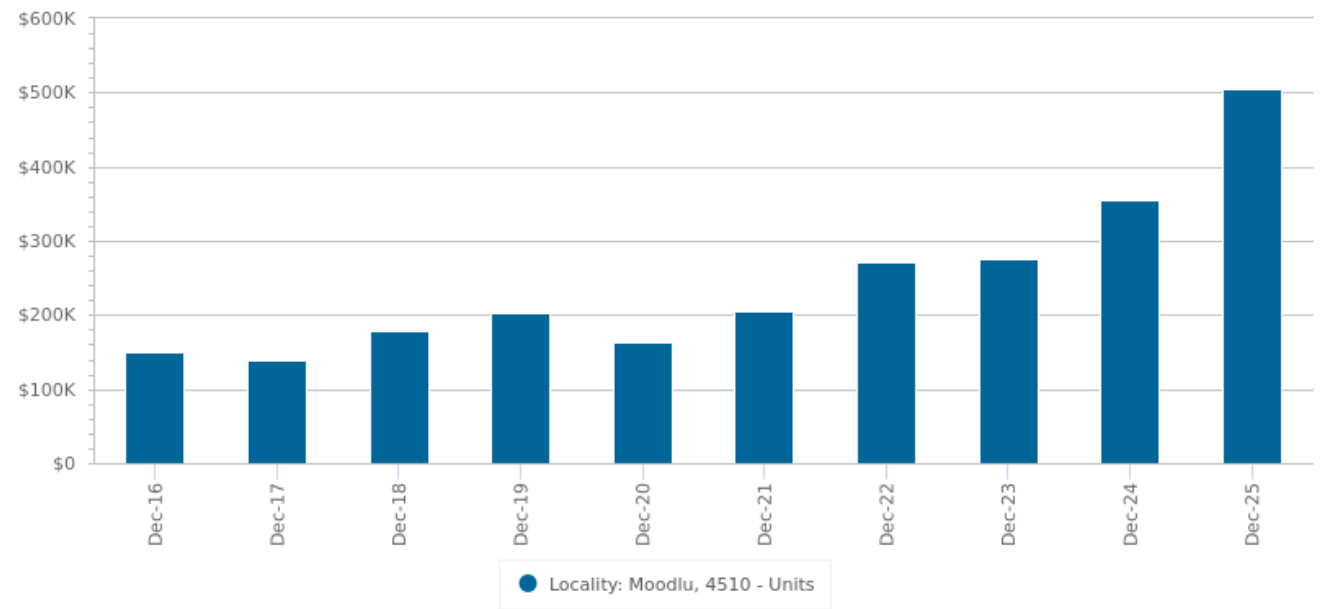
Unit: Median Value

\$506K

Dec 2025

	Moodlu
Dec 2017	\$140,023
Dec 2018	\$178,405
Dec 2019	\$203,132
Dec 2020	\$163,108
Dec 2021	\$204,792
Dec 2022	\$271,086
Dec 2023	\$275,082
Dec 2024	\$355,656
Dec 2025	\$505,878
Dec 2026	-

Statistics are calculated at the end of the displayed month



Statistics are calculated at the end of the displayed month

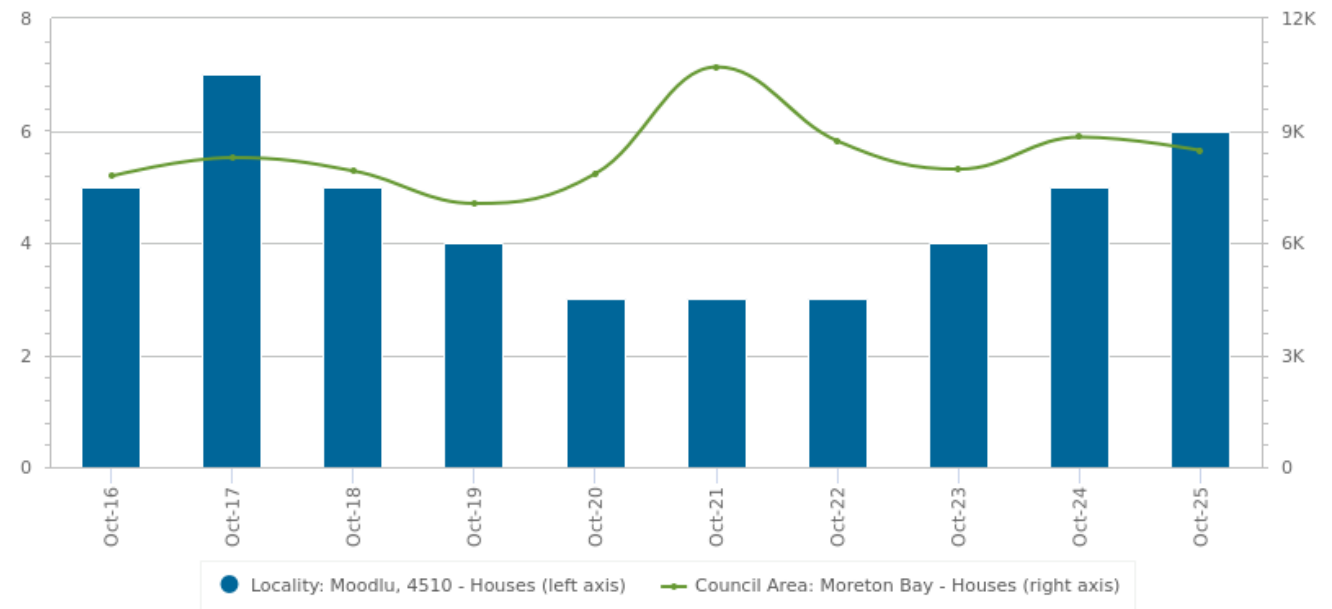
Sales Per Annum

House: Sales Per Annum

6
Oct 2025

	Moodlu	Moreton Bay
Oct 2017	7	8277
Oct 2018	5	7919
Oct 2019	4	7050
Oct 2020	3	7857
Oct 2021	3	10702
Oct 2022	3	8713
Oct 2023	4	7967
Oct 2024	5	8827
Oct 2025	6	8465
Oct 2026	0	0

Statistics are calculated over a rolling 12 month period



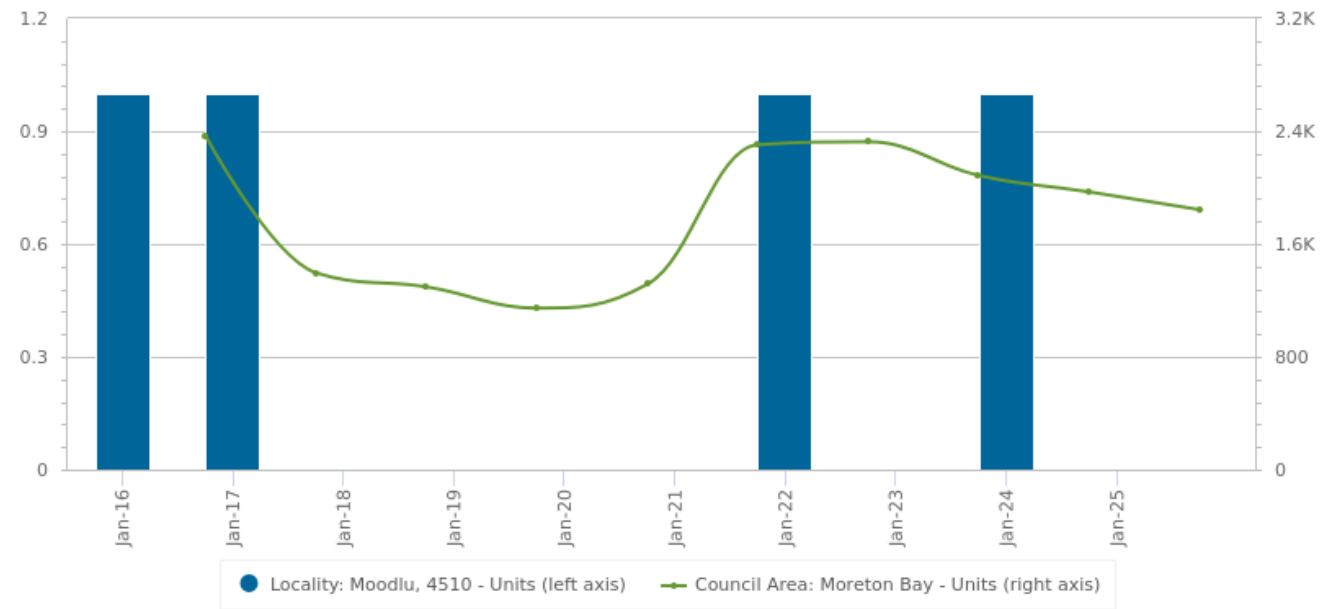
Statistics are calculated over a rolling 12 month period

Unit: Sales Per Annum

1
Jan 2024

	Moodlu	Moreton Bay
Oct 2017	1	1395
Oct 2018	0	1296
Oct 2019	0	1145
Oct 2020	0	1316
Oct 2021	0	2304
Oct 2022	1	2325
Oct 2023	0	2086
Oct 2024	1	1969
Oct 2025	0	1843
Oct 2026	0	0

Statistics are calculated over a rolling 12 month period



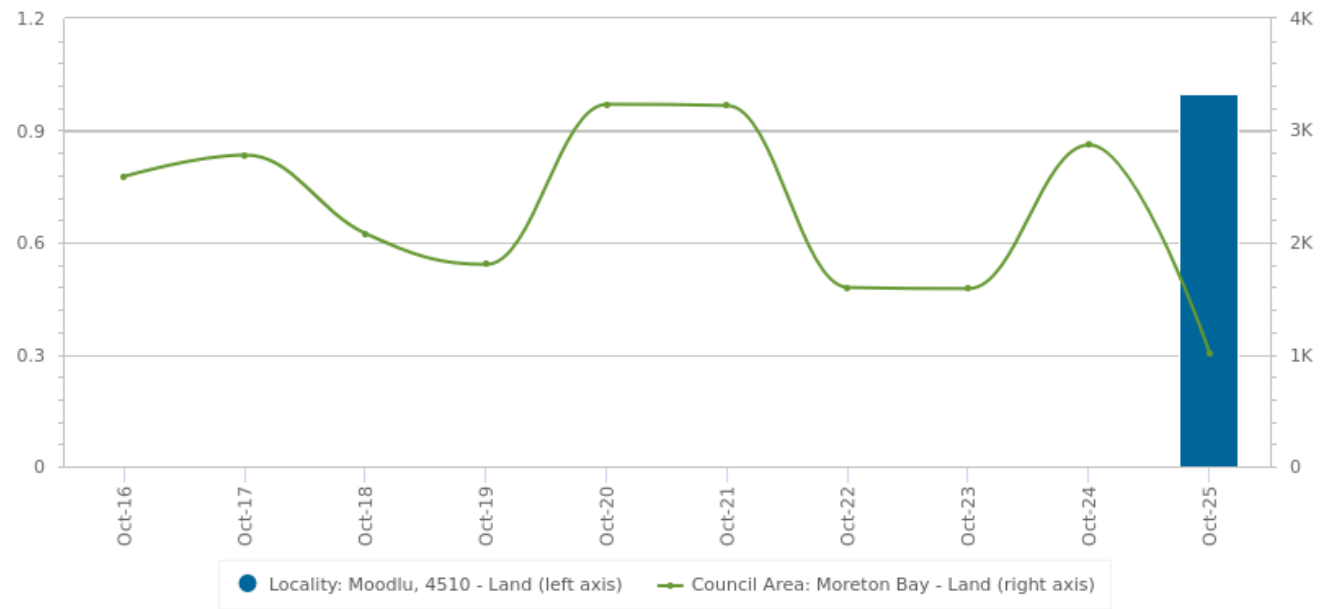
Statistics are calculated over a rolling 12 month period

Land: Sales Per Annum

1
Oct 2025

	Moodlu	Moreton Bay
Oct 2017	0	2780
Oct 2018	0	2077
Oct 2019	0	1803
Oct 2020	0	3233
Oct 2021	0	3221
Oct 2022	0	1597
Oct 2023	0	1587
Oct 2024	0	2871
Oct 2025	1	1009
Oct 2026	0	0

Statistics are calculated over a rolling 12 month period



Statistics are calculated over a rolling 12 month period

Sales By Price

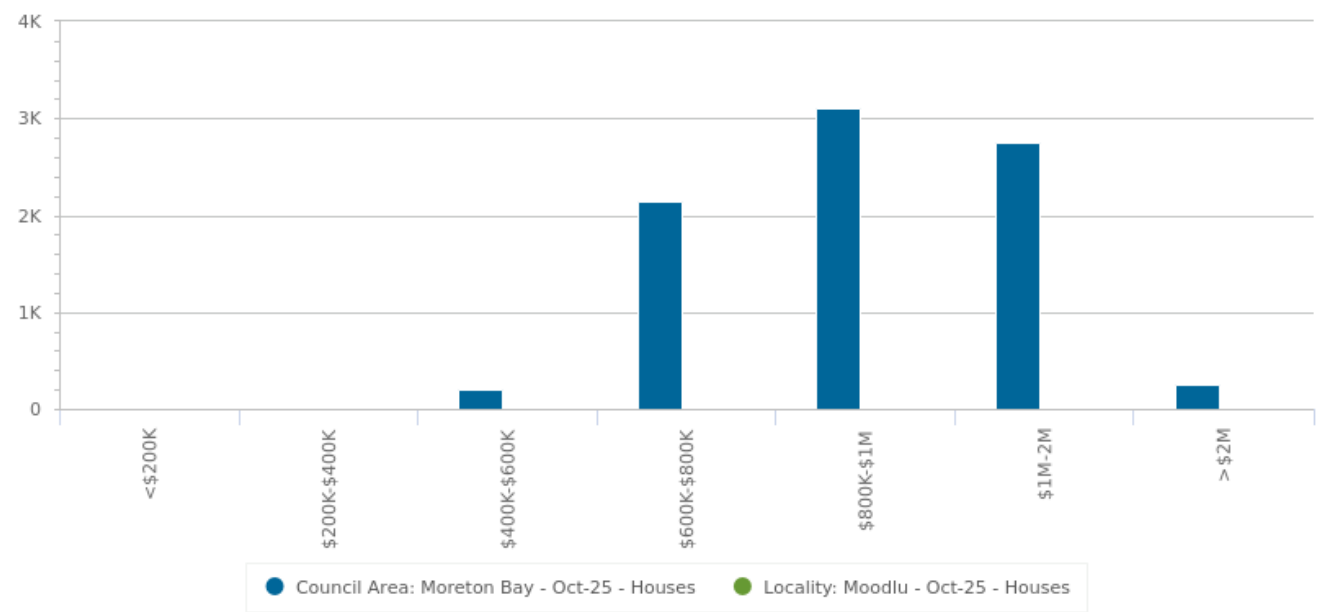
House: Sales By Price

\$11.06M

Oct 2025

	Moodlu	Moreton Bay
<\$200K	-	4
\$200K-\$400K	-	2
\$400K-\$600K	-	196
\$600K-\$800K	-	2,137
\$800K-\$1M	1	3,107
\$1M-\$2M	3	2,755
>\$2M	2	261

Statistics are calculated over a rolling 12 month period



Statistics are calculated over a rolling 12 month period

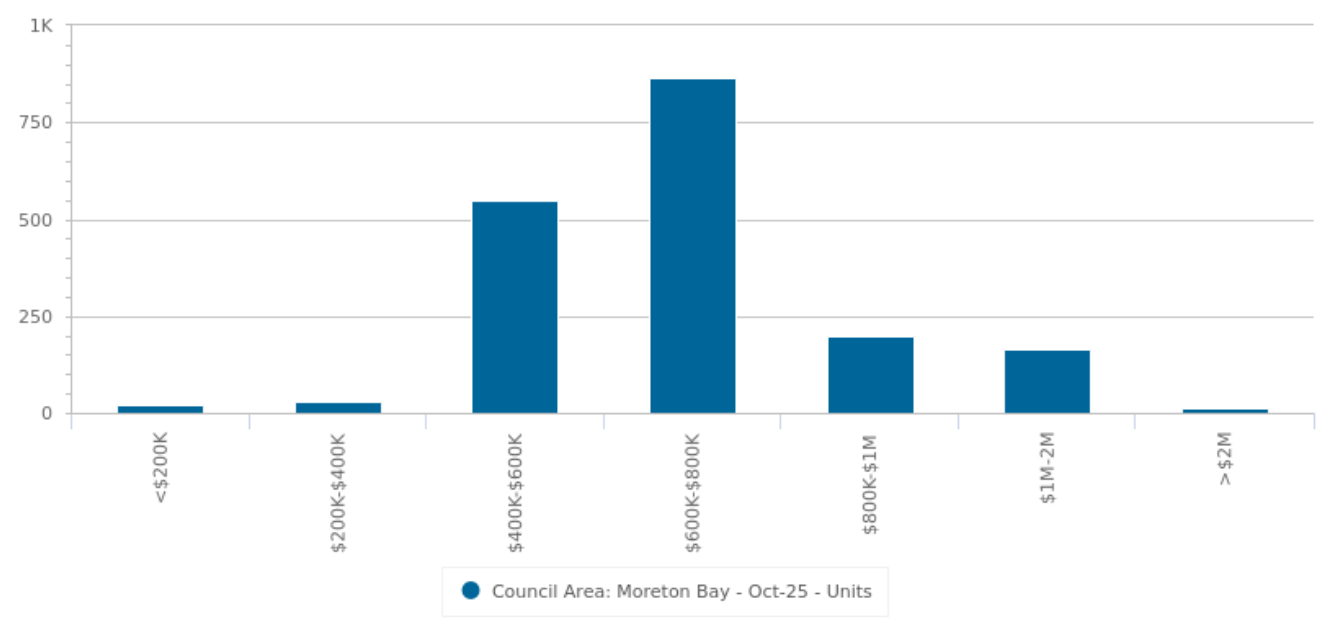
Unit: Sales By Price

\$179K

Jan 2024

	Moodlu	Moreton Bay
<\$200K	-	21
\$200K-\$400K	-	29
\$400K-\$600K	-	549
\$600K-\$800K	-	866
\$800K-\$1M	-	197
\$1M-\$2M	-	166
>\$2M	-	14

Statistics are calculated over a rolling 12 month period

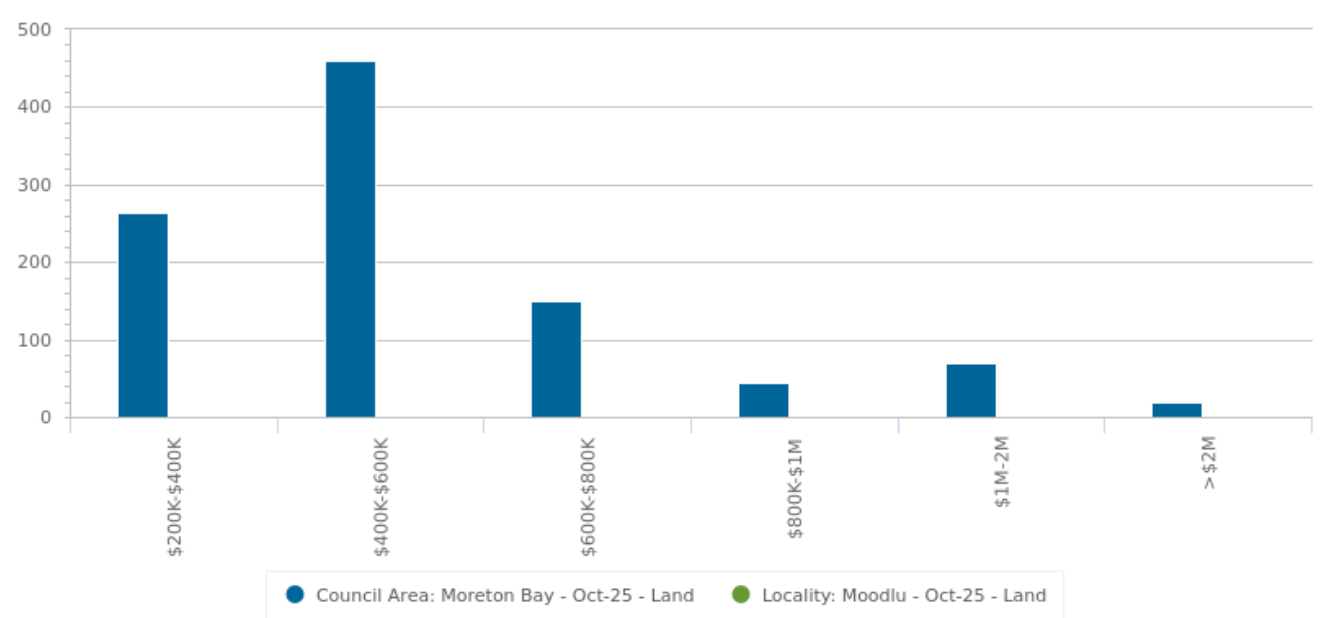


Statistics are calculated over a rolling 12 month period

Land: Sales By Price

	Moodlu	Moreton Bay
\$200K-\$400K	-	263
\$400K-\$600K	-	460
\$600K-\$800K	1	149
\$800K-\$1M	-	45
\$1M-\$2M	-	69
>\$2M	-	20

Statistics are calculated over a rolling 12 month period



Statistics are calculated over a rolling 12 month period

Change In Median Value

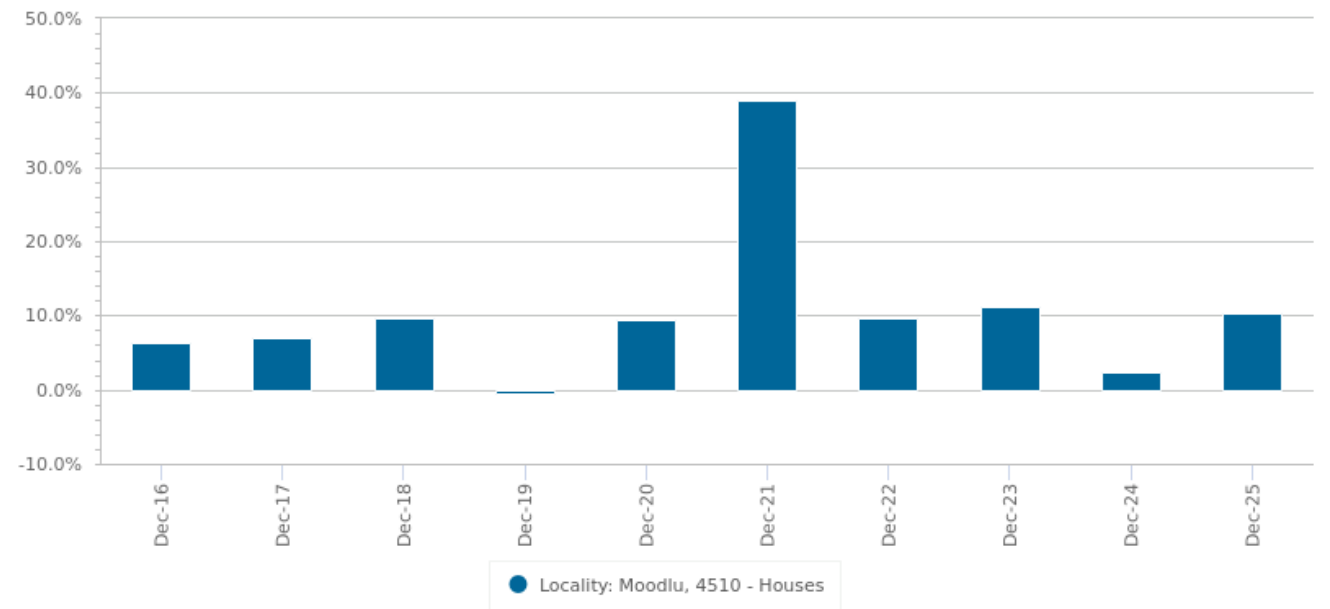
House: Change In Median Value

10.3%

Dec 2025

	Moodlu
Dec 2017	6.9%
Dec 2018	9.7%
Dec 2019	-0.5%
Dec 2020	9.5%
Dec 2021	38.9%
Dec 2022	9.6%
Dec 2023	11.2%
Dec 2024	2.3%
Dec 2025	10.3%
Dec 2026	-

Statistics are calculated at the end of the displayed month



Statistics are calculated at the end of the displayed month

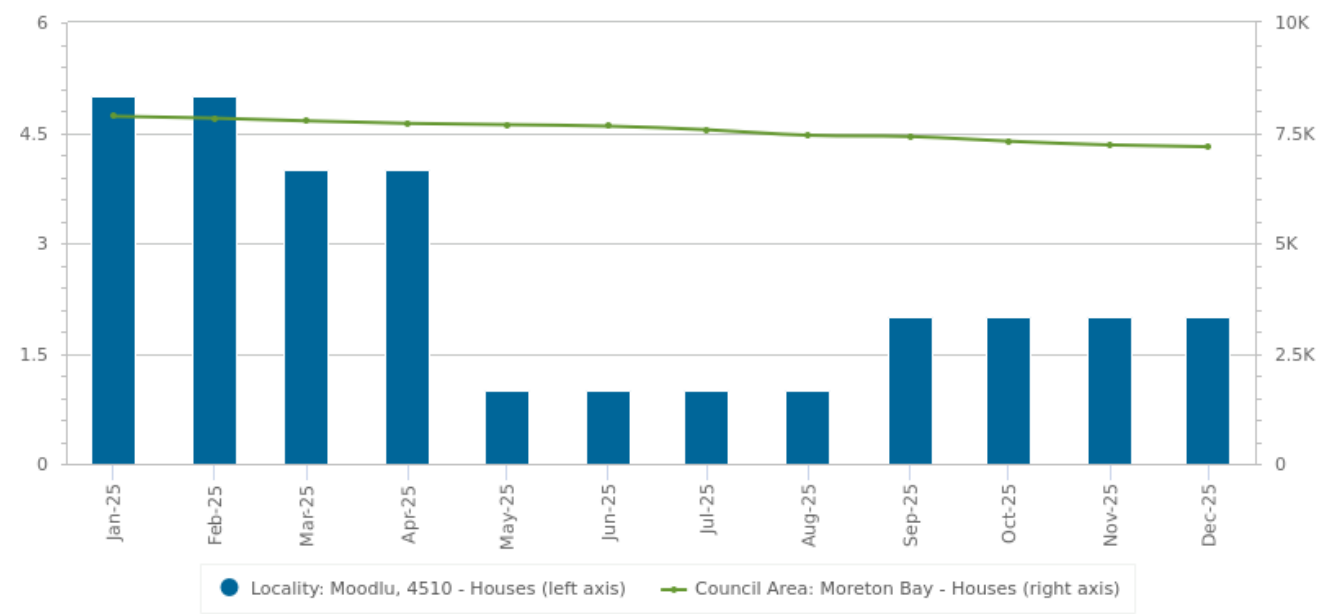
For Sale Statistics

House: Number of New Listing

2
Dec 2025

	Moodlu	Moreton Bay
Jan 2025	5	7,873
Feb 2025	5	7,830
Mar 2025	4	7,768
Apr 2025	4	7,711
May 2025	1	7,683
Jun 2025	1	7,649
Jul 2025	1	7,567
Aug 2025	1	7,442
Sep 2025	2	7,414
Oct 2025	2	7,307
Nov 2025	2	7,223
Dec 2025	2	7,182

Statistics are calculated over a rolling 12 month period



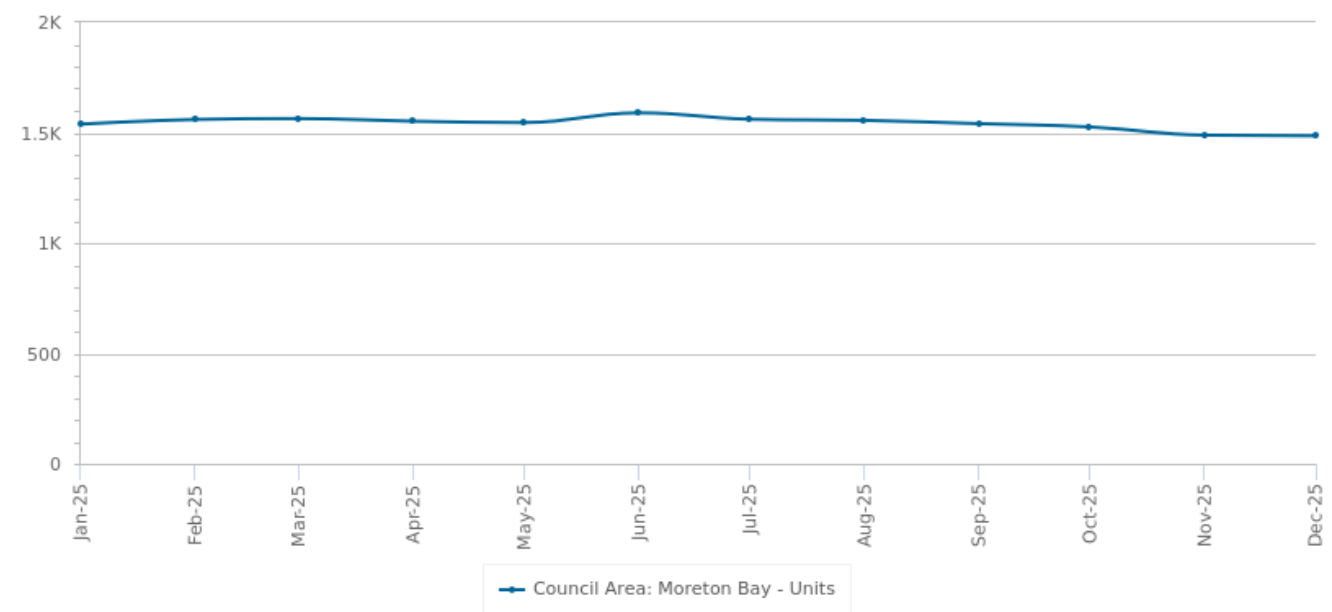
Statistics are calculated over a rolling 12 month period

Unit: Number of New Listing

1
Jun 2017

	Moodlu	Moreton Bay
Jan 2025	-	1,539
Feb 2025	-	1,560
Mar 2025	-	1,564
Apr 2025	-	1,552
May 2025	-	1,546
Jun 2025	-	1,590
Jul 2025	-	1,561
Aug 2025	-	1,556
Sep 2025	-	1,541
Oct 2025	-	1,526
Nov 2025	-	1,489
Dec 2025	-	1,486

Statistics are calculated over a rolling 12 month period



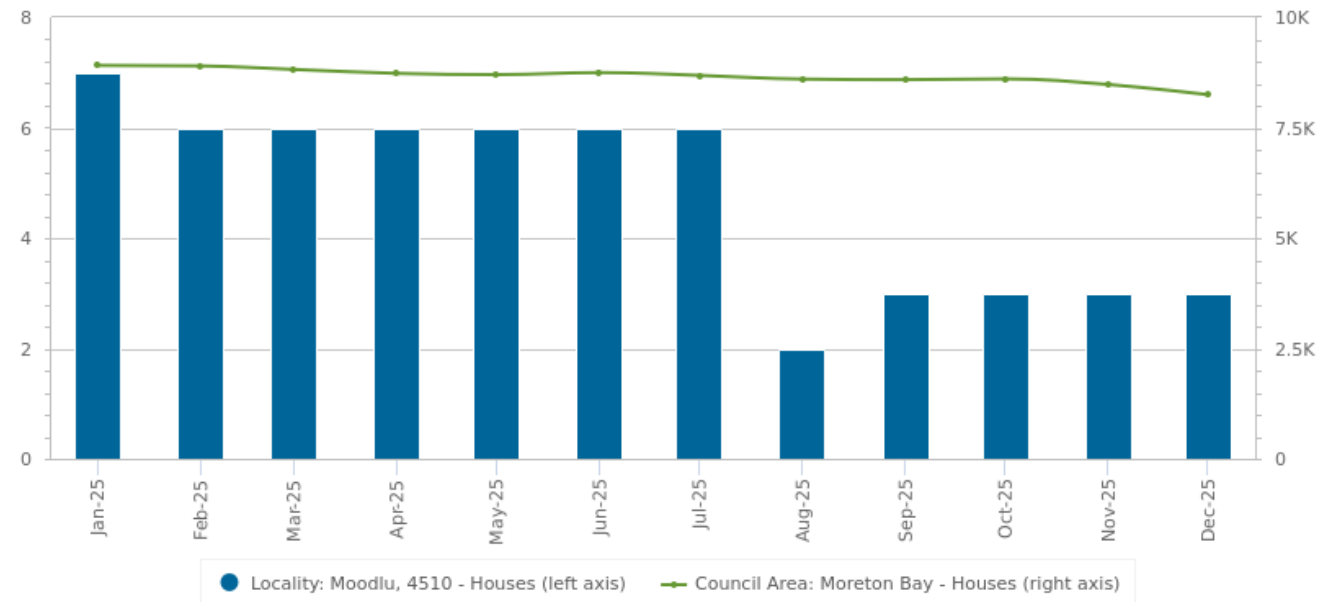
Statistics are calculated over a rolling 12 month period

House: Total Properties Listed

3
Dec 2025

	Moodlu	Moreton Bay
Jan 2025	7	8,912
Feb 2025	6	8,900
Mar 2025	6	8,820
Apr 2025	6	8,731
May 2025	6	8,703
Jun 2025	6	8,749
Jul 2025	6	8,685
Aug 2025	2	8,601
Sep 2025	3	8,589
Oct 2025	3	8,606
Nov 2025	3	8,478
Dec 2025	3	8,247

Statistics are calculated over a rolling 12 month period



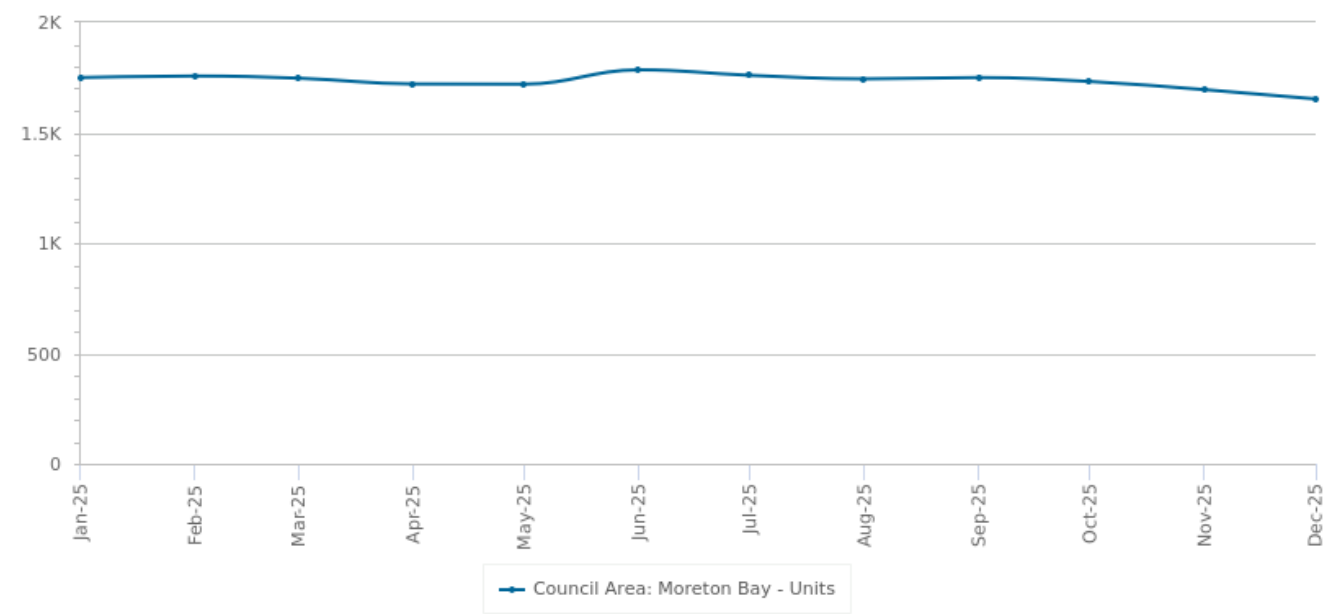
Statistics are calculated over a rolling 12 month period

Unit: Total Properties Listed

1
Aug 2017

	Moodlu	Moreton Bay
Jan 2025	-	1,750
Feb 2025	-	1,757
Mar 2025	-	1,747
Apr 2025	-	1,721
May 2025	-	1,720
Jun 2025	-	1,785
Jul 2025	-	1,760
Aug 2025	-	1,744
Sep 2025	-	1,750
Oct 2025	-	1,732
Nov 2025	-	1,695
Dec 2025	-	1,653

Statistics are calculated over a rolling 12 month period

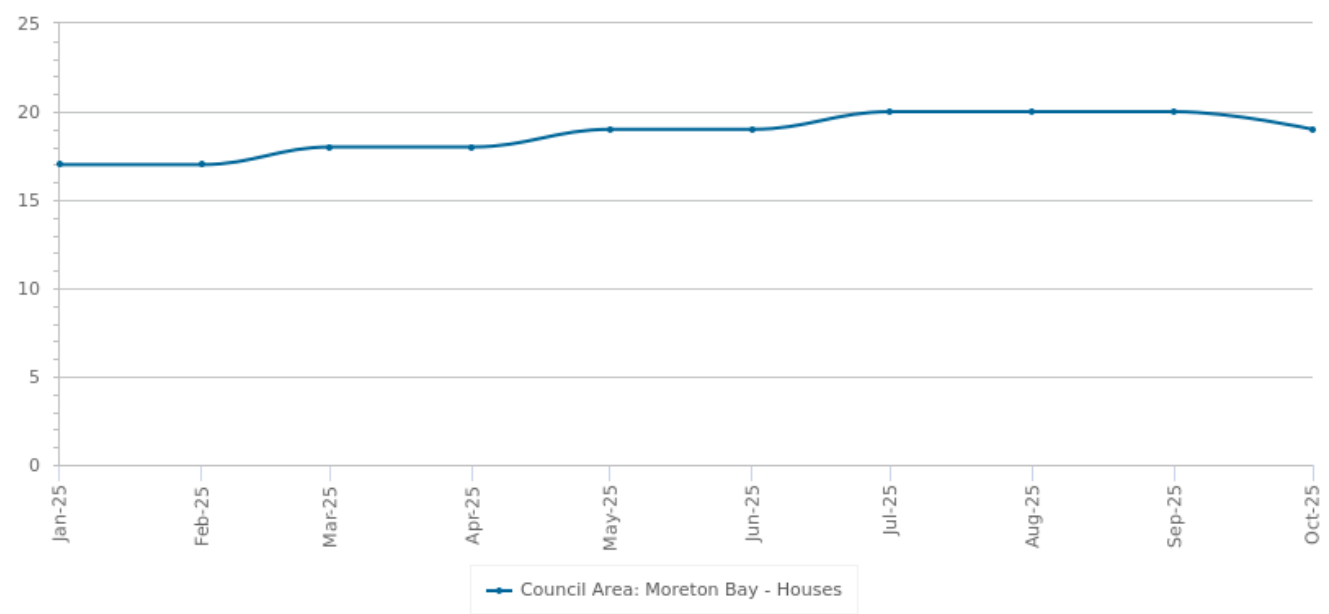


Statistics are calculated over a rolling 12 month period

House: Median Days On Market

	Moodlu	Moreton Bay
Nov 2024	-	16
Dec 2024	-	17
Jan 2025	-	17
Feb 2025	-	17
Mar 2025	-	18
Apr 2025	-	18
May 2025	-	19
Jun 2025	-	19
Jul 2025	-	20
Aug 2025	-	20
Sep 2025	-	20
Oct 2025	-	19

Statistics are calculated over a rolling 12 month period

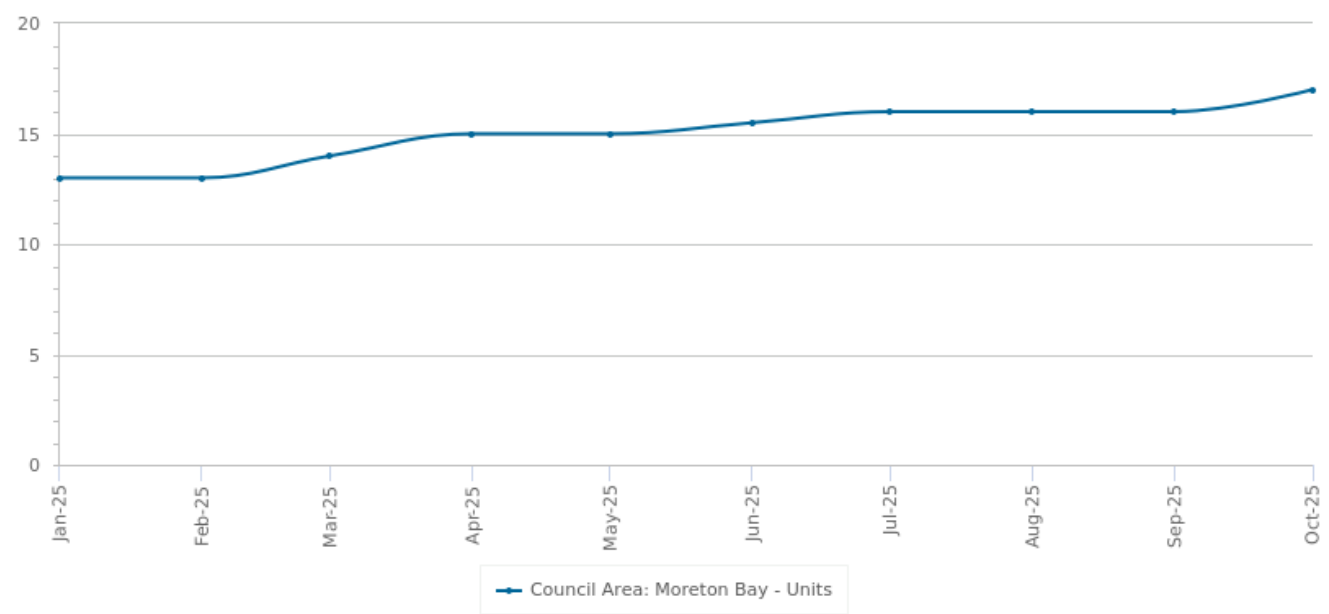


Statistics are calculated over a rolling 12 month period

Unit: Median Days On Market

	Moodlu	Moreton Bay
Nov 2024	-	13
Dec 2024	-	13
Jan 2025	-	13
Feb 2025	-	13
Mar 2025	-	14
Apr 2025	-	15
May 2025	-	15
Jun 2025	-	15.5
Jul 2025	-	16
Aug 2025	-	16
Sep 2025	-	16
Oct 2025	-	17

Statistics are calculated over a rolling 12 month period



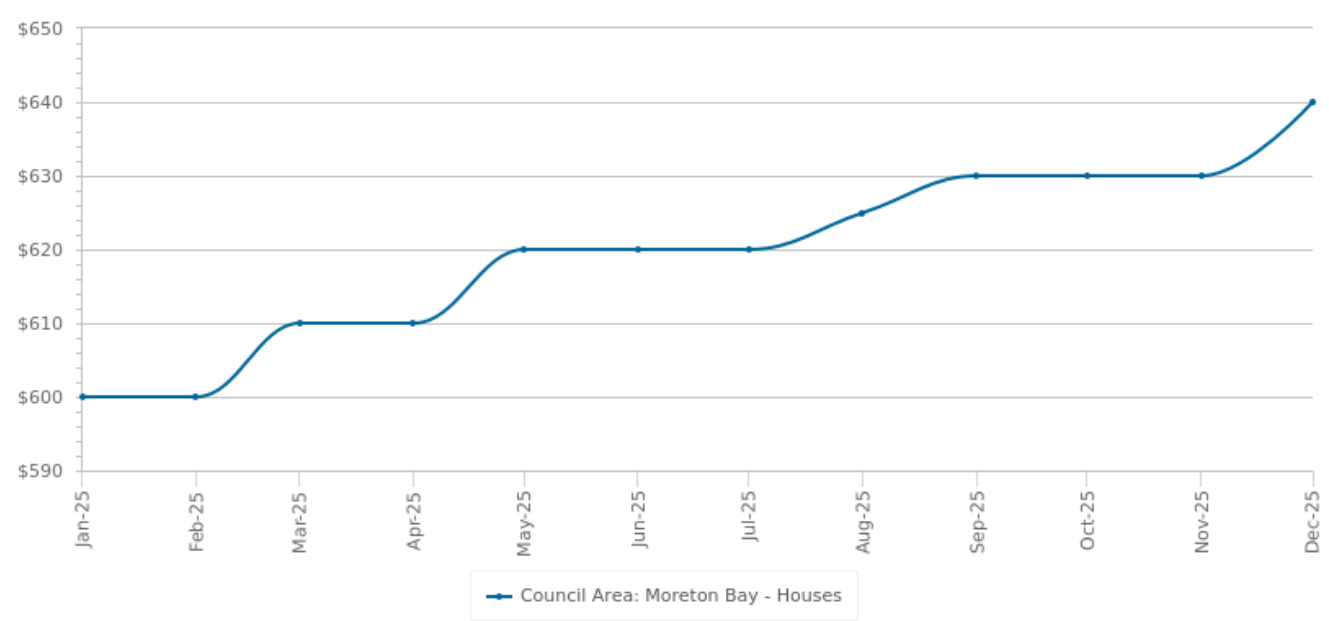
Statistics are calculated over a rolling 12 month period

Rental Statistics

House: Median Rent

	Moodlu	Moreton Bay
Jan 2025	-	\$600/w
Feb 2025	-	\$600/w
Mar 2025	-	\$610/w
Apr 2025	-	\$610/w
May 2025	-	\$620/w
Jun 2025	-	\$620/w
Jul 2025	-	\$620/w
Aug 2025	-	\$625/w
Sep 2025	-	\$630/w
Oct 2025	-	\$630/w
Nov 2025	-	\$630/w
Dec 2025	-	\$640/w

Statistics are calculated over a rolling 12 month period

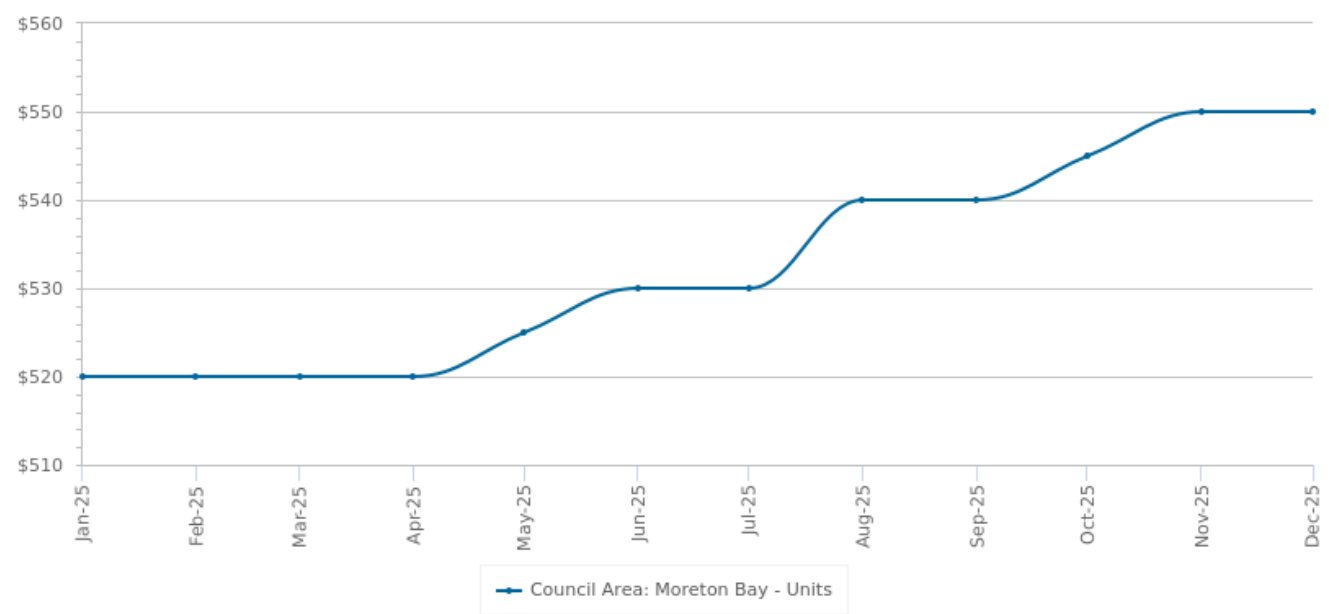


Statistics are calculated over a rolling 12 month period

Unit: Median Rent

	Moodlu	Moreton Bay
Jan 2025	-	\$520/w
Feb 2025	-	\$520/w
Mar 2025	-	\$520/w
Apr 2025	-	\$520/w
May 2025	-	\$525/w
Jun 2025	-	\$530/w
Jul 2025	-	\$530/w
Aug 2025	-	\$540/w
Sep 2025	-	\$540/w
Oct 2025	-	\$545/w
Nov 2025	-	\$550/w
Dec 2025	-	\$550/w

Statistics are calculated over a rolling 12 month period



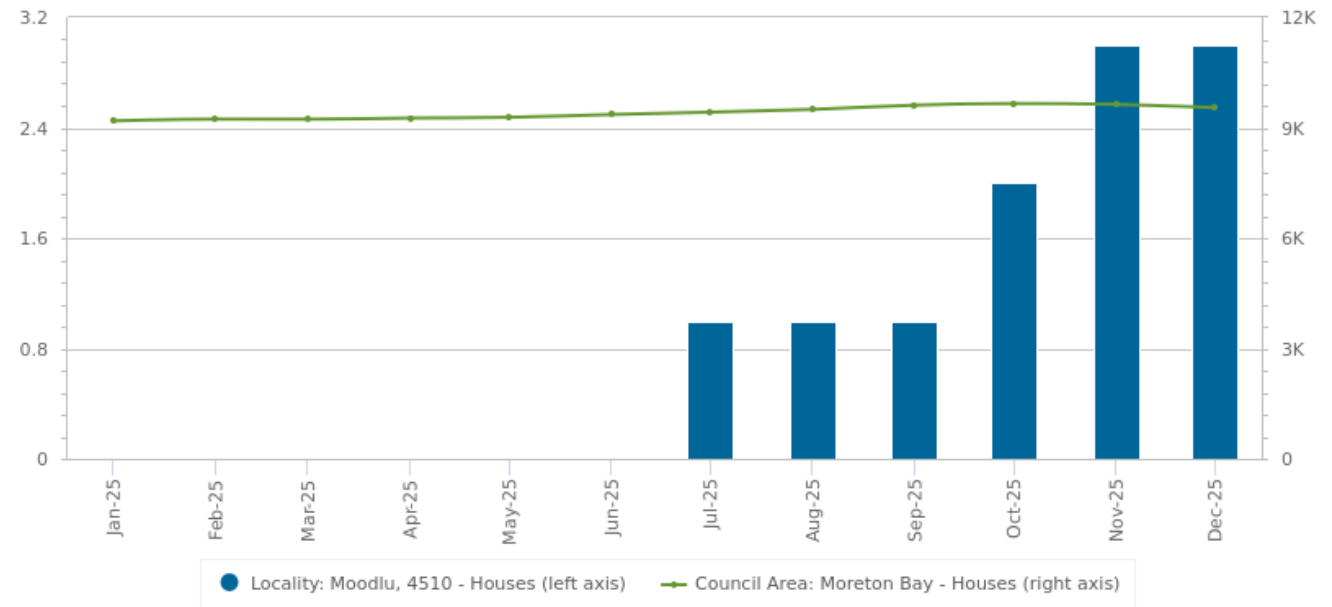
Statistics are calculated over a rolling 12 month period

House: Rental Rate Observations

3
Dec 2025

	Moodlu	Moreton Bay
Jan 2025	-	9,187
Feb 2025	-	9,233
Mar 2025	-	9,231
Apr 2025	-	9,263
May 2025	-	9,283
Jun 2025	-	9,360
Jul 2025	1	9,423
Aug 2025	1	9,498
Sep 2025	1	9,614
Oct 2025	2	9,658
Nov 2025	3	9,635
Dec 2025	3	9,544

Statistics are calculated over a rolling 12 month period

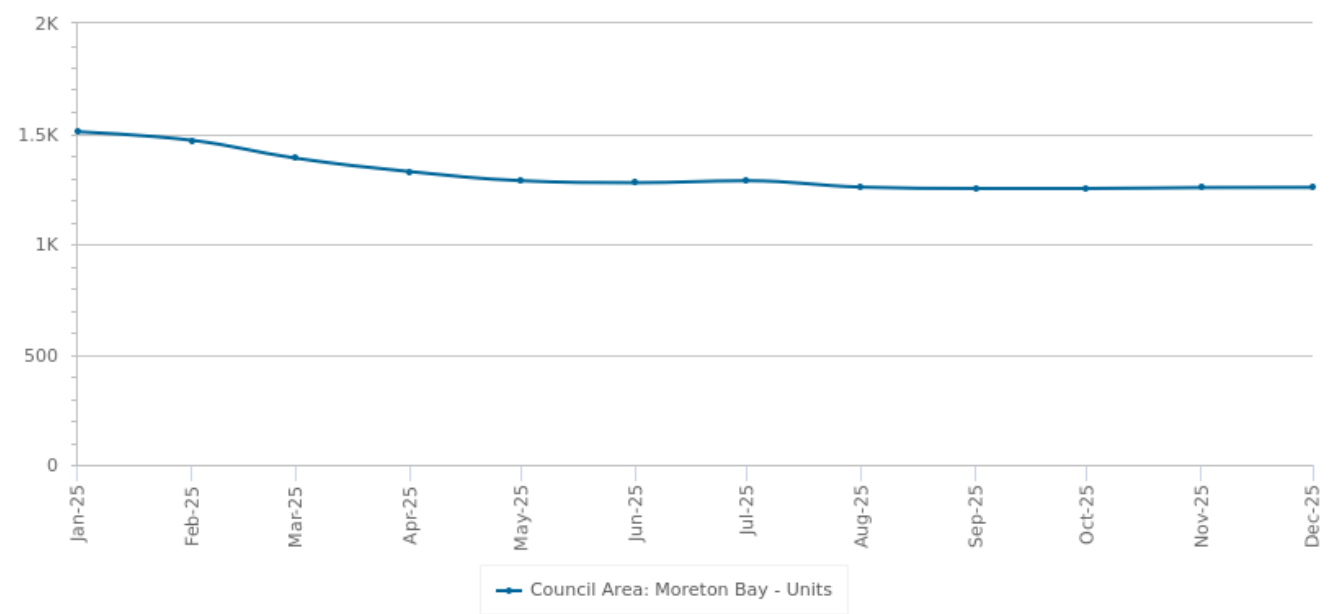


Statistics are calculated over a rolling 12 month period

Unit: Rental Rate Observations

	Moodlu	Moreton Bay
Jan 2025	-	1,509
Feb 2025	-	1,470
Mar 2025	-	1,389
Apr 2025	-	1,328
May 2025	-	1,287
Jun 2025	-	1,278
Jul 2025	-	1,287
Aug 2025	-	1,258
Sep 2025	-	1,252
Oct 2025	-	1,252
Nov 2025	-	1,256
Dec 2025	-	1,257

Statistics are calculated over a rolling 12 month period

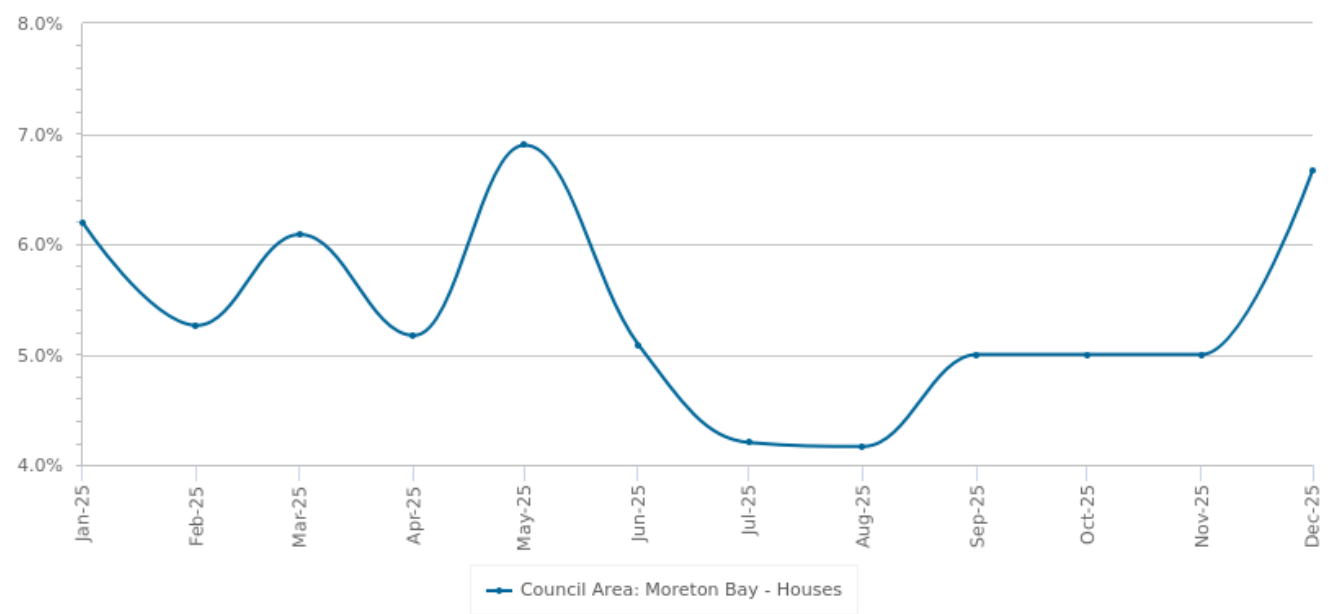


Statistics are calculated over a rolling 12 month period

House: Change in Rental Rate

	Moodlu	Moreton Bay
Jan 2025	-	6.2%
Feb 2025	-	5.3%
Mar 2025	-	6.1%
Apr 2025	-	5.2%
May 2025	-	6.9%
Jun 2025	-	5.1%
Jul 2025	-	4.2%
Aug 2025	-	4.2%
Sep 2025	-	5.0%
Oct 2025	-	5.0%
Nov 2025	-	5.0%
Dec 2025	-	6.7%

Statistics are calculated over a rolling 12 month period

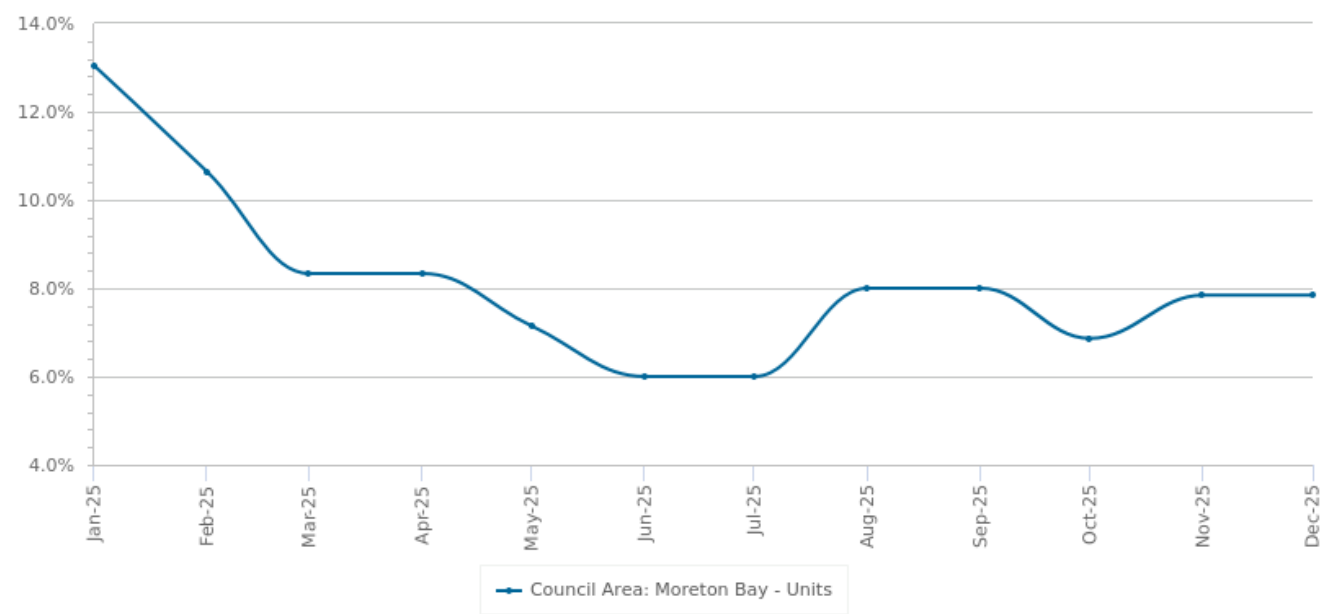


Statistics are calculated over a rolling 12 month period

Unit: Change in Rental Rate

	Moodlu	Moreton Bay
Jan 2025	-	13.0%
Feb 2025	-	10.6%
Mar 2025	-	8.3%
Apr 2025	-	8.3%
May 2025	-	7.1%
Jun 2025	-	6.0%
Jul 2025	-	6.0%
Aug 2025	-	8.0%
Sep 2025	-	8.0%
Oct 2025	-	6.9%
Nov 2025	-	7.8%
Dec 2025	-	7.8%

Statistics are calculated over a rolling 12 month period



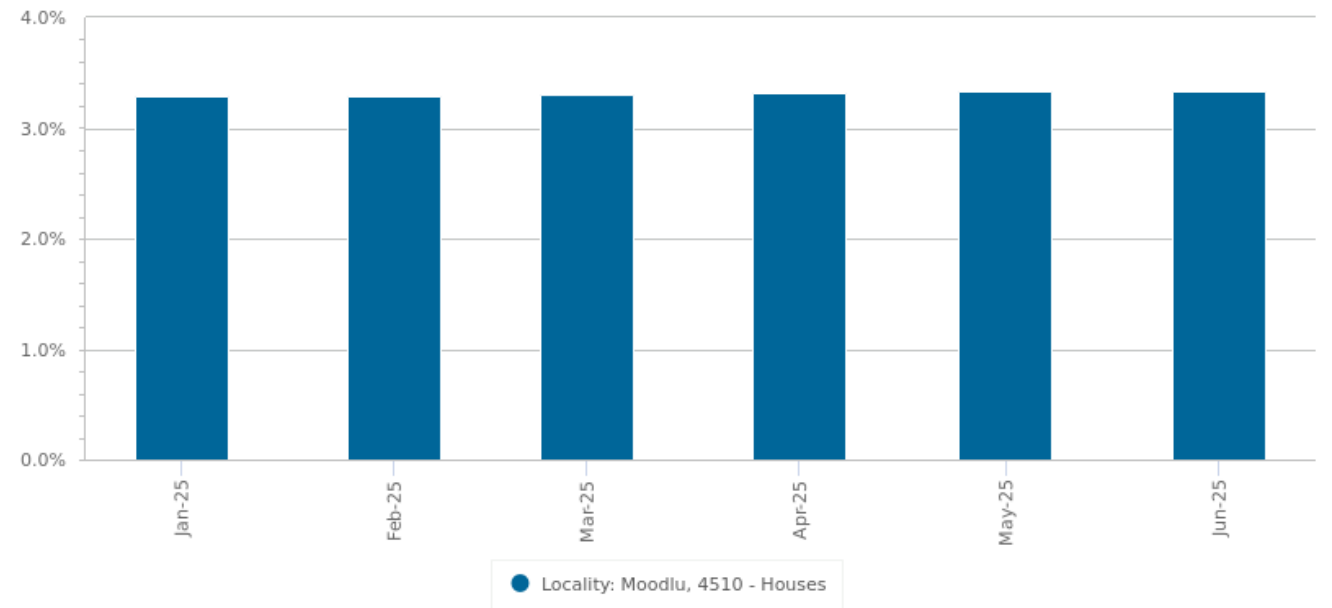
Statistics are calculated over a rolling 12 month period

House: Value Based Rental Yield

3.3%
Jun 2025

	Moodlu
Oct 2024	3.3%
Nov 2024	3.3%
Dec 2024	3.3%
Jan 2025	3.3%
Feb 2025	3.3%
Mar 2025	3.3%
Apr 2025	3.3%
May 2025	3.3%
Jun 2025	3.3%

Statistics are calculated at the end of the displayed month



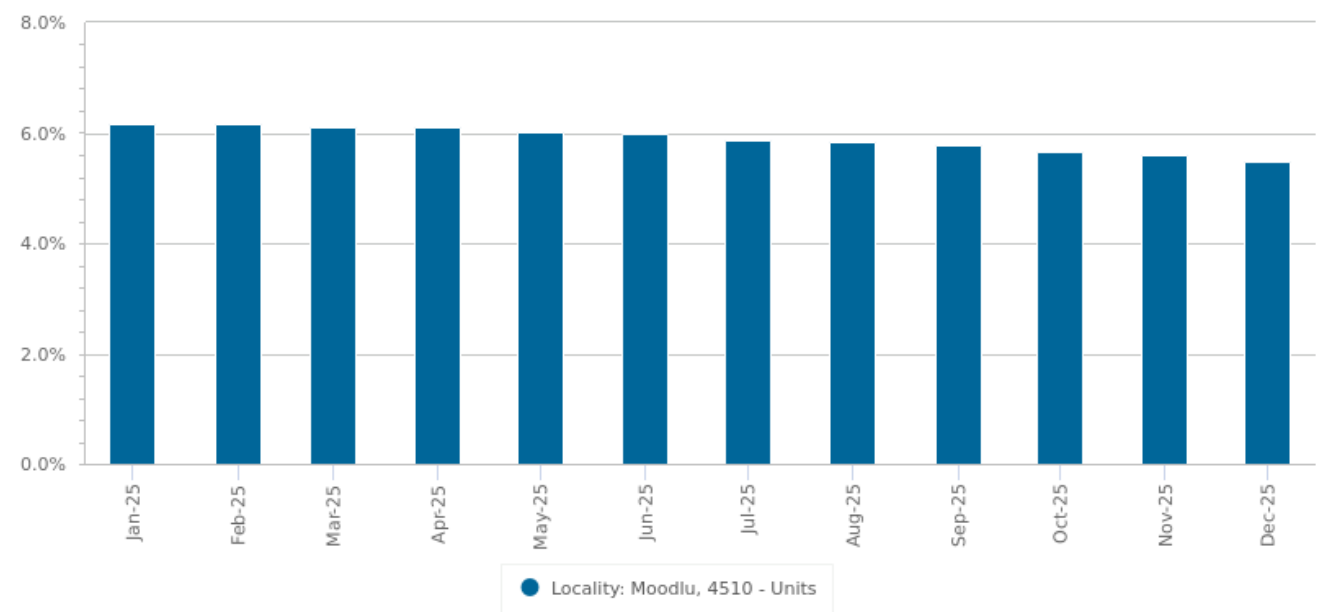
Statistics are calculated at the end of the displayed month

Unit: Value Based Rental Yield

5.5%
Dec 2025

	Moodlu
Jan 2025	6.2%
Feb 2025	6.2%
Mar 2025	6.1%
Apr 2025	6.1%
May 2025	6.0%
Jun 2025	6.0%
Jul 2025	5.9%
Aug 2025	5.8%
Sep 2025	5.8%
Oct 2025	5.7%
Nov 2025	5.6%
Dec 2025	5.5%

Statistics are calculated at the end of the displayed month



Statistics are calculated at the end of the displayed month

Household Structure

Household Structure

	Moodlu	Moreton Bay
Childless Couples	46.3%	38.7%
Couples with Children	45%	42%
Single Parents	12.5%	17.9%
Other	-	1.3%

Statistics are provided by the Australian Bureau of Statistics (ABS)



Childless Couples

46.3%



Couples with Children

45%



Single Parents

12.5%



Other

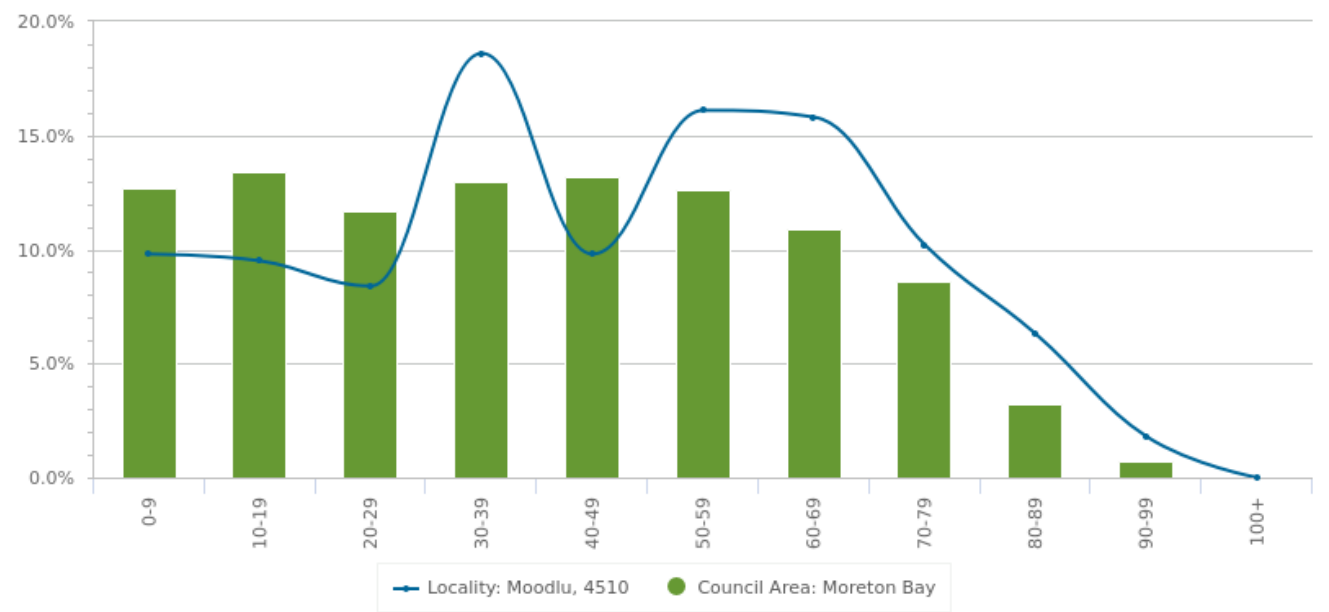
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Population Age

Population Age

	Moodlu	Moreton Bay
0-9	9.8%	12.7%
10-19	9.5%	13.4%
20-29	8.4%	11.7%
30-39	18.6%	13%
40-49	9.8%	13.2%
50-59	16.1%	12.6%
60-69	15.8%	10.9%
70-79	10.2%	8.6%
80-89	6.3%	3.2%
90-99	1.8%	0.7%

Statistics are provided by the Australian Bureau of Statistics (ABS)



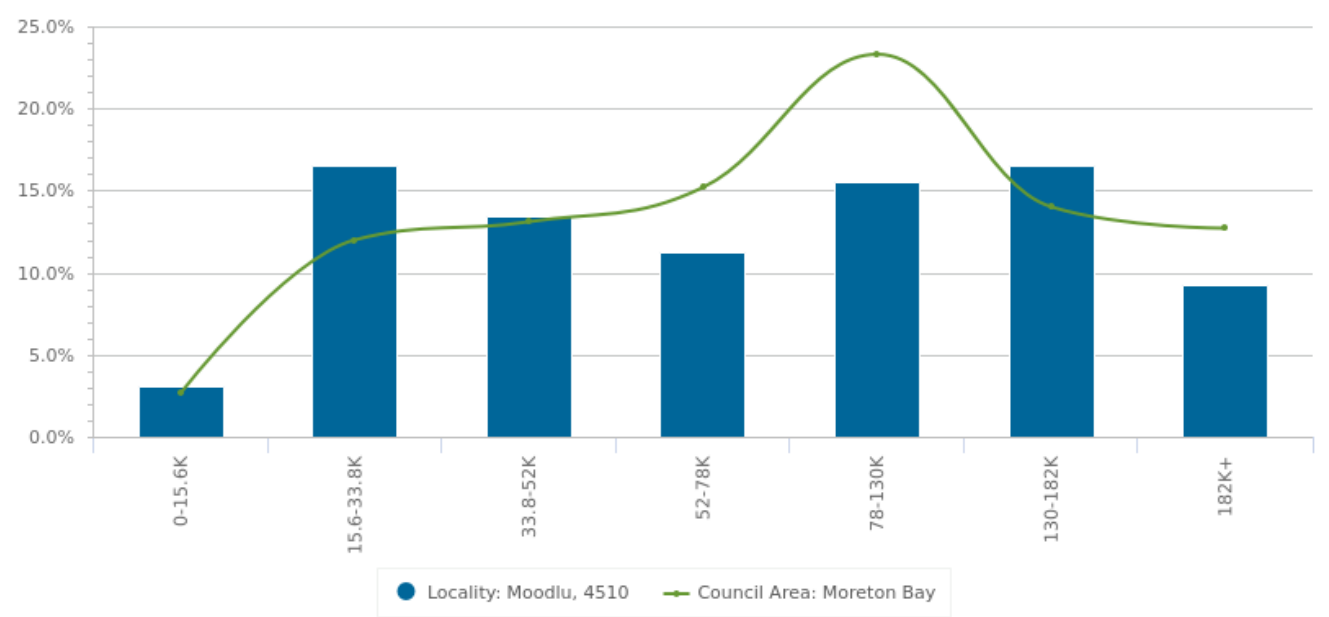
Statistics are provided by the Australian Bureau of Statistics (ABS)

Household Income

Household Income

	Moodlu	Moreton Bay
0-15.6K	3.1%	2.7%
15.6-33.8K	16.5%	12%
33.8-52K	13.4%	13.1%
52-78K	11.3%	15.2%
78-130K	15.5%	23.3%
130-182K	16.5%	14%
182K+	9.3%	12.7%

Statistics are provided by the Australian Bureau of Statistics (ABS)



Statistics are provided by the Australian Bureau of Statistics (ABS)

Education

Education By Qualification

	Moodlu	Moreton Bay
Postgrad	2.7%	4.9%
Graduate Diploma or Certificate	6.2%	3.3%
Bachelor	17.8%	20%
Advanced Diploma or Diploma	10.3%	17.2%
Certificate	47.9%	42.3%
Not Stated	11%	11.2%
Inadequately Described	-	0.9%

Statistics are provided by the Australian Bureau of Statistics (ABS)



Postgrad

2.7%



Graduate Diploma or Certificate

6.2%



Bachelor

17.8%



Advanced Diploma or Diploma

10.3%



Certificate

47.9%



Not Stated

11%



Inadequately Described

-

Occupation

Employment By Occupation

	Moodlu	Moreton Bay
Professional	13.9%	17.9%
Clerical	9.6%	14.1%
Trades	19.1%	14.7%
Labourer	13%	10.5%
Not Stated	-	1.8%
Machinery Operators and Drivers	7.8%	7.1%
Managers	13%	11.4%
Community and Personal Service Workers	12.2%	13.3%
Sales Workers	8.7%	9.1%

Statistics are provided by the Australian Bureau of Statistics (ABS)



Professional

13.9%



Clerical

9.6%



Trades

19.1%



Labourer

13%



Not Stated

-



Machinery Operators and Drivers

7.8%

Employment By Occupation



Managers

13%



Community and Personal Service
Workers

12.2%



Sales Workers

8.7%

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