

Suburb typology analysis

2021 CENSUS FACTSHEET

Prepared for the City of Ryde Council



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prepared by .id

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1. Introduction

Defining suburb typologies helps form a picture of similarities and differences between suburbs within a local government area. Local government experts can use suburb typologies when planning as a way of understanding different needs of residents. Suburb typologies are formed by assessing the resident population and their characteristics (such as age, household composition, housing types and tenure).

Suburbs take on different typologies because of their role and function, location and era of establishment. Older suburbs may either be home to mature families and older residents who are usually in full ownership of their homes, or these areas may be undergoing gentrification (where younger families move in and purchase homes) or intensification and a change in the built form, depending on housing character and zoning allowances.

On the other hand, suburbs closer to main public transport routes such as train stations, are likely to experience more high-density housing development which will result in occupancy by younger, smaller households. In the City of Ryde, there are also suburbs such as Macquarie Park, which are home to many university students and areas such as Ryde (South) which are experiencing large scale high-density development which will also change the demographics as well as role and function of the area.

2. Suburb Profiles

Below and overleaf are a list and map of City of Ryde suburb typologies. It is possible that suburbs can be grouped in other ways and some suburbs belong to more than one typology. Suburbs such as Macquarie Park can belong in two typologies as the area, along with being a tertiary education/student community is also a high-growth, high-density suburb. North Ryde-Chatswood West can be considered a high density-high growth area due to the volume of new high-density developments in the area, but also a family suburb with a high proportion of couple family with children households.

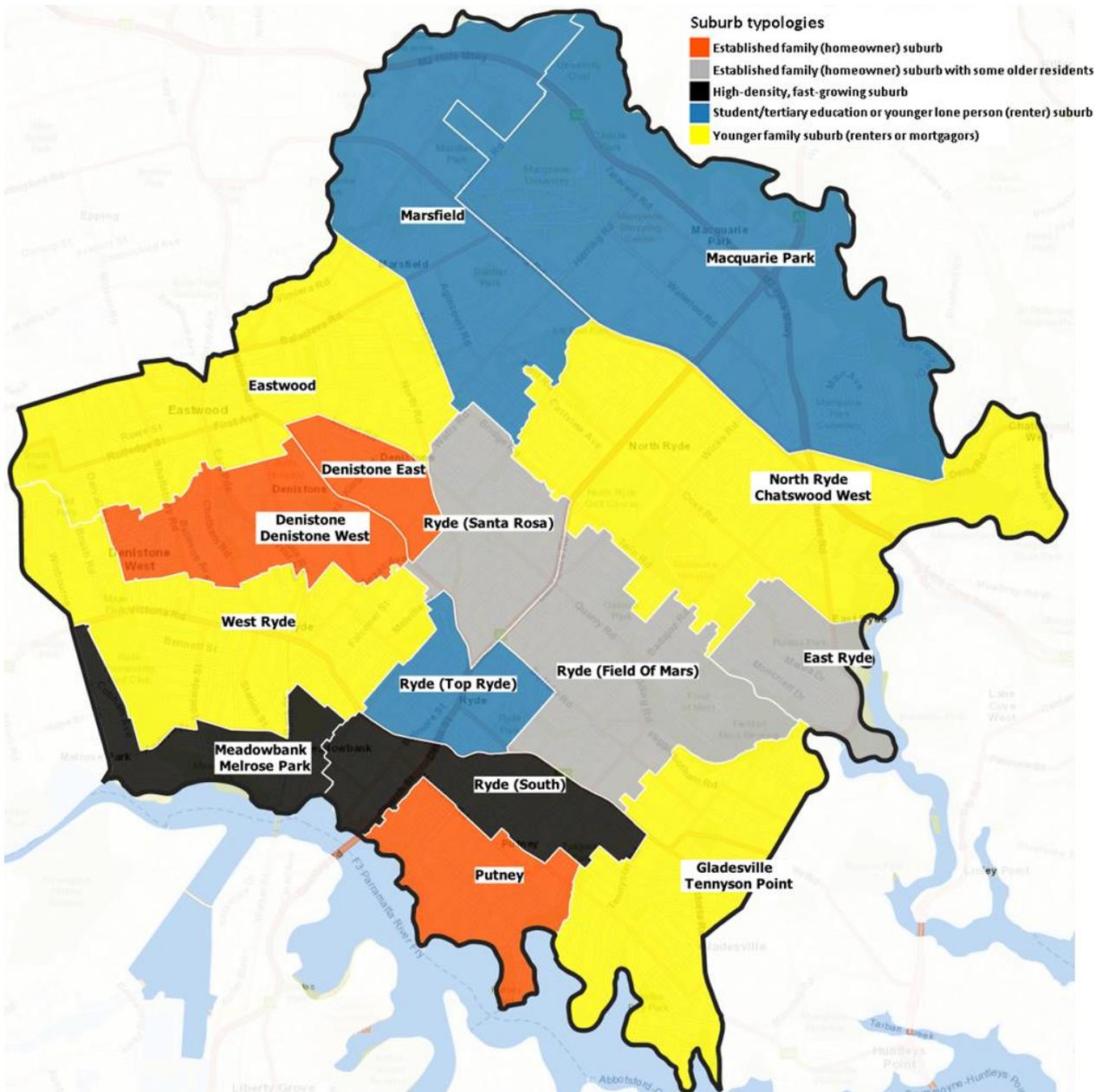
Established family (homeowner) suburb with some older residents:

Ryde (Field of Mars), East Ryde, Ryde (Santa Rosa).

Established family (homeowner) suburb:

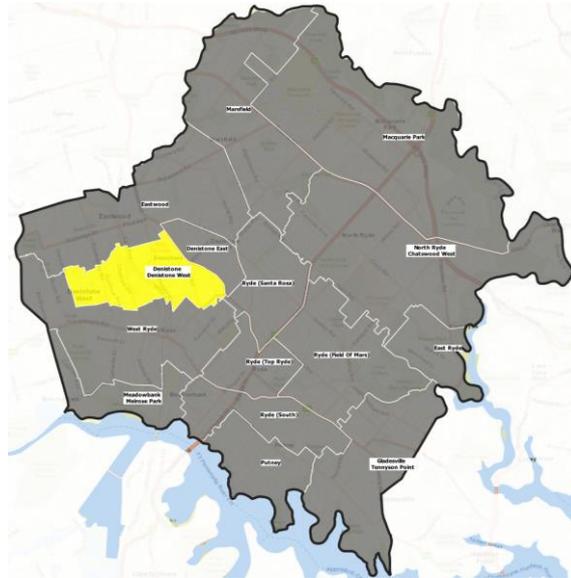
Denistone – Denistone West, Denistone East, Putney

- **Younger family suburb (renters or mortgagors):**
 Eastwood, Gladesville-Tennyson Point, North Ryde-Chatswood West, West Ryde
- **Student/tertiary education or younger lone person (renter) suburb:**
 Macquarie Park, Marsfield, Ryde (Top Ryde)
- **High-density, fast growing suburb:**
 Meadowbank-Melrose Park, Ryde (South)



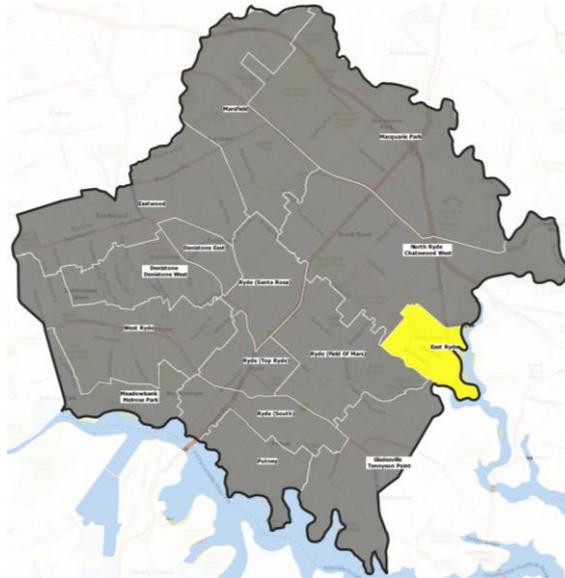
City of Ryde suburb typologies

2.1 Denistone – Denistone West



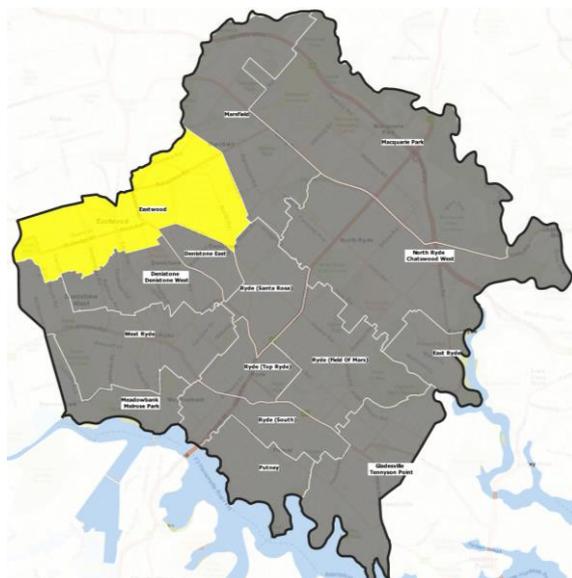
2021 Census Statistics	Denistone – Denistone West	City of Ryde
Population (Usual resident pop.)	4,897	129,123
Population change since 2016	-0.0%	+11.0%
Aboriginal/Torres Strait Island pop. (% of pop.)	18 (0.4%)	610 (0.5%)
Median age		37 years
Main tenure type	Fully-owned (43.4%)	Renting-private (37.2%)
Main household type	Couples w/ children (45.9%)	Couples w/children (32.1%)
Main dwelling type	Separate house (82.8%)	High-density (43.8%)
Overseas born	41.2%	49.1%
Top non-Australian birthplace	China (14.1%)	China (12.4%)
Speaks English only	55.0%	46.3%
Poor English proficiency	7.7%	8.2%
Top non-English language spoken	Mandarin (15.5%)	Mandarin (13.8%)
Median individual income (\$/weekly)	\$913	\$967
Median household income (\$/weekly)	\$2,631	\$2,098
Unpaid domestic work	76.9%	67.7%
Unpaid childcare	28.3%	24.6%
Unpaid assistance (disability, health condition, age)	13.9%	10.1%
Volunteering	17.5%	12.7%
At least one long-term health condition	28.0%	25.0%
Top long-term health condition	Arthritis (6.2%)	Mental health (5.7%)
Bachelor or Higher degree		
Employed (full time/part-time)		
Top occupation of employment		
Top industry of employment		
Top method of travel to work		

2.3 East Ryde



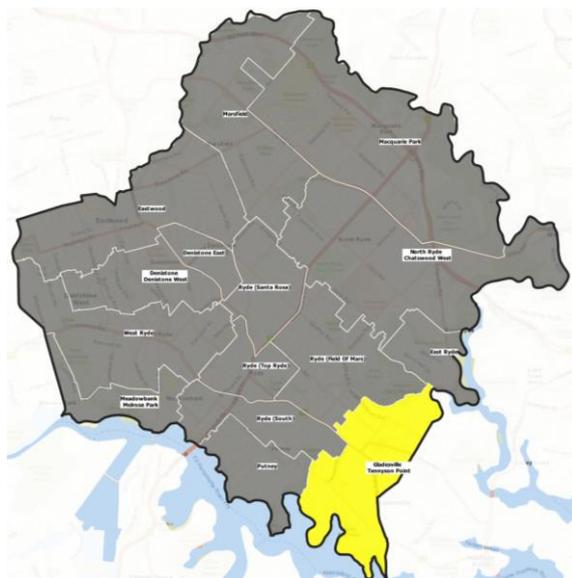
2021 Census Statistics	East Ryde	City of Ryde
Population (Usual resident pop.)	2,522	129,123
Population change since 2016	+2.9%	+11.0%
Aboriginal/Torres Strait Island pop. (% of pop.)	10 (0.4%)	610 (0.5%)
Median age	43 years	37 years
Main tenure type	Fully-owned (46.7%)	Renting-private (37.2%)
Main household type	Couples w/ children (50.7%)	Couples w/children (32.1%)
Main dwelling type	Separate house (92.9%)	High-density (43.8%)
Overseas born	26.0%	49.1%
Top non-Australian birthplace	United Kingdom (3.6%)	China (12.4%)
Speaks English only	74.4%	46.3%
Poor English proficiency	2.0%	8.2%
Top non-English language spoken	Mandarin (3.7%)	Mandarin (13.8%)
Median individual income (\$/weekly)	\$1,114	\$967
Median household income (\$/weekly)	\$3,240	\$2,098
Unpaid domestic work	78.7%	67.7%
Unpaid childcare	30.8%	24.6%
Unpaid assistance (disability, health condition, age)	12.8%	10.1%
Volunteering	19.4%	12.7%
At least one long-term health condition	31.0%	25.0%
Top long-term health condition	Asthma (7.7%)	Mental health (5.7%)
Bachelor or Higher degree		
Employed (full time/part-time)		
Top occupation of employment		
Top industry of employment		
Top method of travel to work		

2.4 Eastwood



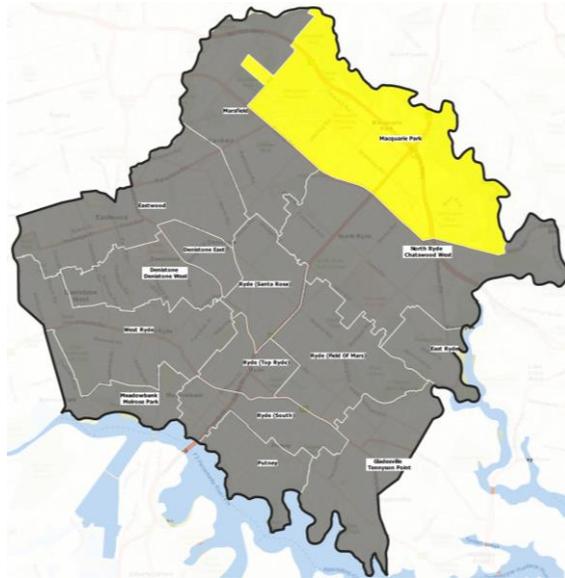
2021 Census Statistics	Eastwood	City of Ryde
Population (Usual resident pop.)	14,121	129,123
Population change since 2016	+4.5%	+11.0%
Aboriginal/Torres Strait Island pop. (% of pop.)	36 (0.3%)	610 (0.5%)
Median age	39 years	37 years
Main tenure type	Renting-private (37.7%)	Renting-private (37.2%)
Main household type	Couples w/ children (37.4%)	Couples w/children (32.1%)
Main dwelling type	Separate house (51.8%)	High-density (43.8%)
Overseas born	58.4%	49.1%
Top non-Australian birthplace	China 25.4%	China (12.4%)
Speaks English only	30.0%	46.3%
Poor English proficiency	17.1%	8.2%
Top non-English language spoken	Mandarin (27.9%)	Mandarin (13.8%)
Median individual income (\$/weekly)	\$760	\$967
Median household income (\$/weekly)	\$1,945	\$2,098
Unpaid domestic work	64.5%	67.7%
Unpaid childcare	24.9%	24.6%
Unpaid assistance (disability, health condition, age)	10.6%	10.1%
Volunteering	12.8%	12.7%
At least one long-term health condition	23.7%	25.0%
Top long-term health condition	Arthritis (5.2%)	Mental health (5.7%)
Bachelor or Higher degree		
Employed (full time/part-time)		
Top occupation of employment		
Top industry of employment		
Top method of travel to work		

2.5 Gladesville - Tennyson Point



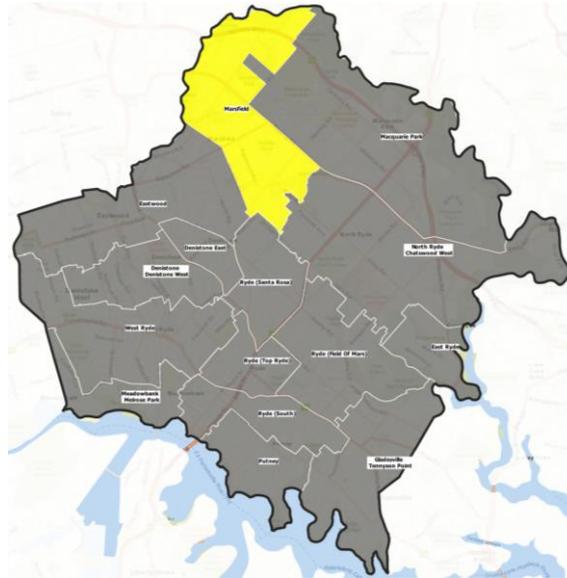
2021 Census Statistics	Gladesville - Tennyson Point	City of Ryde
Population (Usual resident pop.)	11,734	129,123
Population change since 2016	+9.1%	+11.0%
Aboriginal/Torres Strait Island pop. (% of pop.)	68 (0.6%)	610 (0.5%)
Median age		37 years
Main tenure type	Renting-private (32.4%)	Renting-private (37.2%)
Main household type	Couples w/ children (31.2%)	Couples w/children (32.1%)
Main dwelling type	Separate house (43.9%)	High-density (43.8%)
Overseas born	31.4%	49.1%
Top non-Australian birthplace	United Kingdom (4.0%)	China (12.4%)
Speaks English only	69.8%	46.3%
Poor English proficiency	3.4%	8.2%
Top non-English language spoken	Mandarin (3.9%)	Mandarin (13.8%)
Median individual income (\$/weekly)	\$1,171	\$967
Median household income (\$/weekly)	\$2,745	\$2,098
Unpaid domestic work	75.0%	67.7%
Unpaid childcare	24.9%	24.6%
Unpaid assistance (disability, health condition, age)	11.0%	10.1%
Volunteering	14.1%	12.7%
At least one long-term health condition	27.7%	25.0%
Top long-term health condition	Asthma (7.4%)	Mental health (5.7%)
Bachelor or Higher degree		
Employed (full time/part-time)		
Top occupation of employment		
Top industry of employment		
Top method of travel to work		

2.6 Macquarie Park



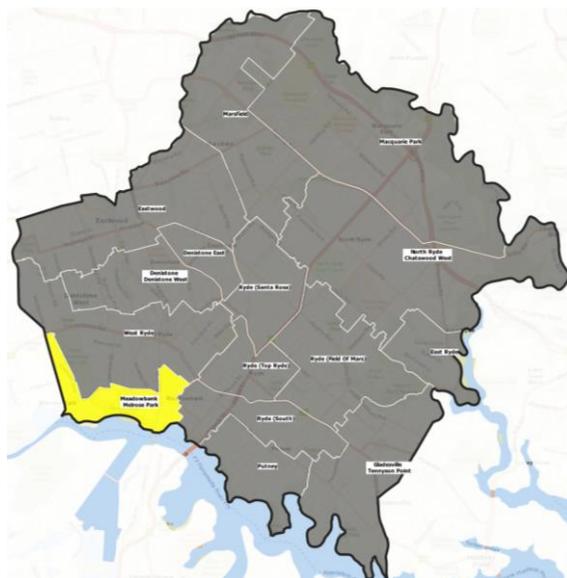
2021 Census Statistics	Macquarie Park	City of Ryde
Population (Usual resident pop.)	11,071	129,123
Population change since 2016	+36.0%	+11.0%
Aboriginal/Torres Strait Island pop. (% of pop.)	75 (0.7%)	610 (0.5%)
Median age	31 years	37 years
Main tenure type	Renting-private (61.3%)	Renting-private (37.2%)
Main household type	Lone person (33.3%)	Couples w/children (32.1%)
Main dwelling type	High-density (88.3%)	High-density (43.8%)
Overseas born	65.6%	49.1%
Top non-Australian birthplace	China (16.7%)	China (12.4%)
Speaks English only	33.3%	46.3%
Poor English proficiency	7.3%	8.2%
Top non-English language spoken	Mandarin (18.4%)	Mandarin (13.8%)
Median individual income (\$/weekly)	\$970	\$967
Median household income (\$/weekly)	\$1,186	\$2,098
Unpaid domestic work	59.2%	67.7%
Unpaid childcare	17.4%	24.6%
Unpaid assistance (disability, health condition, age)	5.7%	10.1%
Volunteering	11.8%	12.7%
At least one long-term health condition	19.7%	25.0%
Top long-term health condition	Mental health (5.7%)	Mental health (5.7%)
Bachelor or Higher degree		
Employed (full time/part-time)		
Top occupation of employment		
Top industry of employment		
Top method of travel to work		

2.7 Marsfield



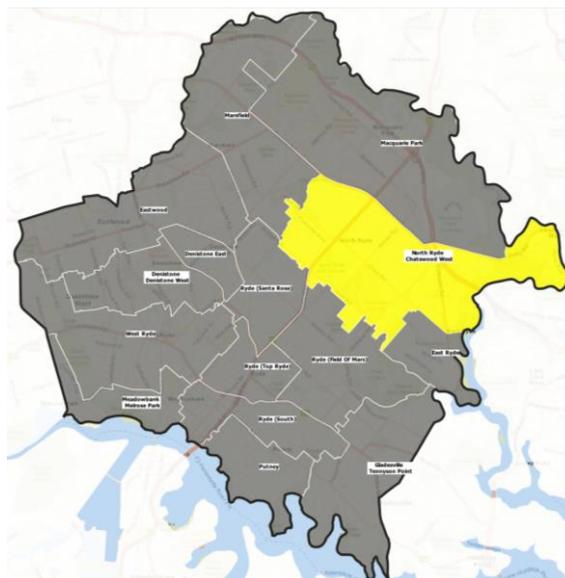
2021 Census Statistics	Marsfield	City of Ryde
Population (Usual resident pop.)	12,492	129,123
Population change since 2016	-6.0%	+11.0%
Aboriginal/Torres Strait Island pop. (% of pop.)	51 (0.4%)	610 (0.5%)
Median age	39 years	37 years
Main tenure type	Renting-private (32.0%)	Renting-private (37.2%)
Main household type	Couples w/children (30.2%)	Couples w/children (32.1%)
Main dwelling type	Medium-density (51.9%)	High-density (43.8%)
Overseas born	53.6%	49.1%
Top non-Australian birthplace	China (14.3%)	China (12.4%)
Speaks English only	42.8%	46.3%
Poor English proficiency	7.9%	8.2%
Top non-English language spoken	Mandarin (15.9%)	Mandarin (13.8%)
Median individual income (\$/weekly)	\$829	\$967
Median household income (\$/weekly)	\$1,943	\$2,098
Unpaid domestic work	67.0%	67.7%
Unpaid childcare	23.6%	24.6%
Unpaid assistance (disability, health condition, age)	9.8%	10.1%
Volunteering	14.1%	12.7%
At least one long-term health condition	27.6%	25.0%
Top long-term health condition	Arthritis (6.6%)	Mental health (5.7%)
Bachelor or Higher degree		
Employed (full time/part-time)		
Top occupation of employment		
Top industry of employment		
Top method of travel to work		

2.8 Meadowbank – Melrose Park



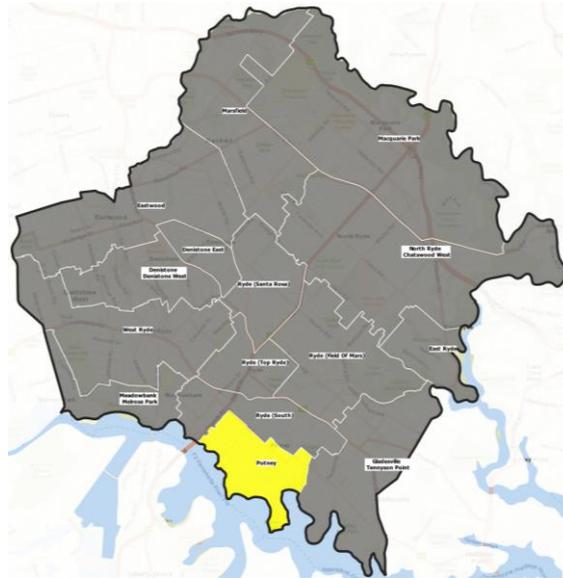
2021 Census Statistics	Meadowbank – Melrose Park	City of Ryde
Population (Usual resident pop.)	6,929	129,123
Population change since 2016	+15.8%	+11.0%
Aboriginal/Torres Strait Island pop. (% of pop.)	20 (0.3%)	610 (0.5%)
Median age		37 years
Main tenure type	Renting-private (49.5%)	Renting-private (37.2%)
Main household type	Lone person (32.4%)	Couples w/children (32.1%)
Main dwelling type	High-density (81.7%)	High-density (43.8%)
Overseas born	53.5%	49.1%
Top non-Australian birthplace	China (10.8%)	China (12.4%)
Speaks English only	44.0%	46.3%
Poor English proficiency	8.1%	8.2%
Top non-English language spoken	Mandarin (12.2%)	Mandarin (13.8%)
Median individual income (\$/weekly)	\$1,079	\$967
Median household income (\$/weekly)	\$2,088	\$2,098
Unpaid domestic work	69.7%	67.7%
Unpaid childcare	21.8%	24.6%
Unpaid assistance (disability, health condition, age)	8.2%	10.1%
Volunteering	11.3%	12.7%
At least one long-term health condition	22.7%	25.0%
Top long-term health condition	Mental health (6.0%)	Mental health (5.7%)
Bachelor or Higher degree		
Employed (full time/part-time)		
Top occupation of employment		
Top industry of employment		
Top method of travel to work		

2.9 North Ryde – Chatswood West



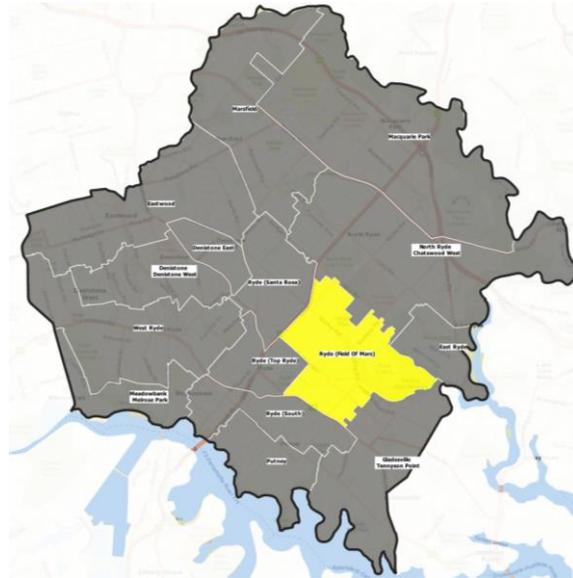
2021 Census Statistics	North Ryde – Chatswood West	City of Ryde
Population (Usual resident pop.)	14,380	129,123
Population change since 2016	+28.3%	+11.0%
Aboriginal/Torres Strait Island pop. (% of pop.)	64 (0.4%)	610 (0.5%)
Median age	37 years	37 years
Main tenure type	Mortgage (31.3%)	Renting-private (37.2%)
Main household type	Couples w/children (36.7%)	Couples w/children (32.1%)
Main dwelling type	Separate house (57.5%)	High-density (43.8%)
Overseas born	46.1%	49.1%
Top non-Australian birthplace	China (9.4%)	China (12.4%)
Speaks English only	49.6%	46.3%
Poor English proficiency	6.1%	8.2%
Top non-English language spoken	Mandarin (11.3%)	Mandarin (13.8%)
Median individual income (\$/weekly)	\$1,039	\$967
Median household income (\$/weekly)	\$2,383	\$2,098
Unpaid domestic work	68.7%	67.7%
Unpaid childcare	25.4%	24.6%
Unpaid assistance (disability, health condition, age)	10.1%	10.1%
Volunteering	12.1%	12.7%
At least one long-term health condition	26.4%	25.0%
Top long-term health condition	Mental health (6.3%)	Mental health (5.7%)
Bachelor or Higher degree		
Employed (full time/part-time)		
Top occupation of employment		
Top industry of employment		
Top method of travel to work		

2.10 Putney



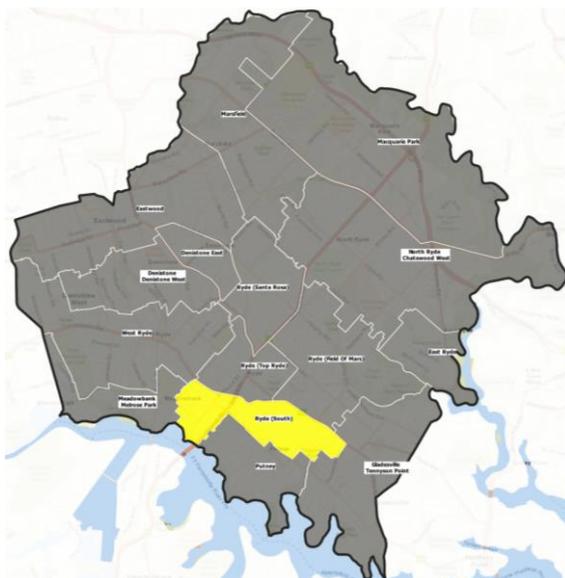
2021 Census Statistics	Putney	City of Ryde
Population (Usual resident pop.)	4,097	129,123
Population change since 2016	-0.2%	+11.0%
Aboriginal/Torres Strait Island pop. (% of pop.)	17 (0.4%)	610 (0.5%)
Median age	44 years	37 years
Main tenure type	Fully owned (45.2%)	Renting-private (37.2%)
Main household type	Couples w/children (46.6%)	Couples w/children (32.1%)
Main dwelling type	Separate house (83.4%)	High-density (43.8%)
Overseas born	30.8%	49.1%
Top non-Australian birthplace	China (6.2%)	China (12.4%)
Speaks English only	66.2%	46.3%
Poor English proficiency	4.0%	8.2%
Top non-English language spoken	Mandarin (6.7%)	Mandarin (13.8%)
Median individual income (\$/weekly)	\$1,085	\$967
Median household income (\$/weekly)	\$3,053	\$2,098
Unpaid domestic work	75.6%	67.7%
Unpaid childcare	27.0%	24.6%
Unpaid assistance (disability, health condition, age)	16.2%	10.1%
Volunteering	14.6%	12.7%
At least one long-term health condition	27.6%	25.0%
Top long-term health condition	Arthritis (6.7%)	Mental health (5.7%)
Bachelor or Higher degree		
Employed (full time/part-time)		
Top occupation of employment		
Top industry of employment		
Top method of travel to work		

2.11 Ryde (Field of Mars)



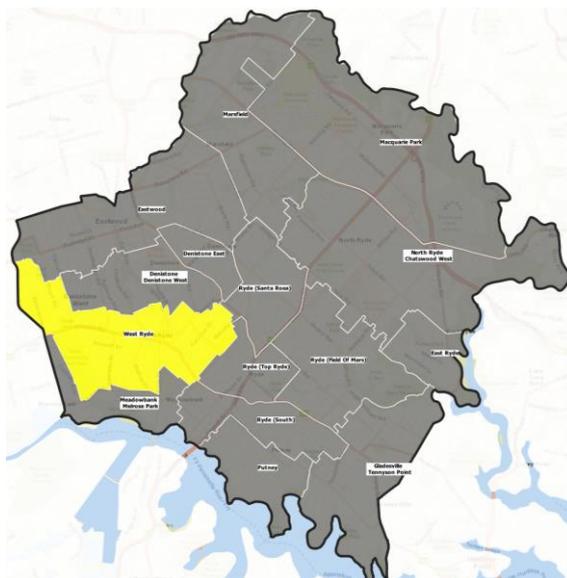
2021 Census Statistics	Ryde (Field of Mars)	City of Ryde
Population (Usual resident pop.)	6,667	129,123
Population change since 2016	+2.3%	+11.0%
Aboriginal/Torres Strait Island pop. (% of pop.)	49 (0.7%)	610 (0.5%)
Median age		37 years
Main tenure type	Fully owned (32.7%)	Renting-private (37.2%)
Main household type	Couples w/children (42.1%)	Couples w/children (32.1%)
Main dwelling type	Separate house (68.9%)	High-density (43.8%)
Overseas born	36.3%	49.1%
Top non-Australian birthplace	China (5.8%)	China (12.4%)
Speaks English only	57.8%	46.3%
Poor English proficiency	5.9%	8.2%
Top non-English language spoken	Mandarin (6.1%)	Mandarin (13.8%)
Median individual income (\$/weekly)	\$817	\$967
Median household income (\$/weekly)	\$	\$2,098
Unpaid domestic work	70.7%	67.7%
Unpaid childcare	28.0%	24.6%
Unpaid assistance (disability, health condition, age)	13.0%	10.1%
Volunteering	12.0%	12.7%
At least one long-term health condition	29.3%	25.0%
Top long-term health condition	Arthritis (7.3%)	Mental health (5.7%)
Bachelor or Higher degree		
Employed (full time/part-time)		
Top occupation of employment		
Top industry of employment		
Top method of travel to work		

2.13 Ryde (South)



2021 Census Statistics	Ryde (South)	City of Ryde
Population (Usual resident pop.)	12,030	129,123
Population change since 2016	+67.7%	+11.0%
Aboriginal/Torres Strait Island pop. (% of pop.)	57 (0.5%)	610 (0.5%)
Median age		37 years
Main tenure type	Renting-private (49.8%)	Renting-private (37.2%)
Main household type	Couples w/out children (29.3%)	Couples w/children (32.1%)
Main dwelling type	High-density (76.4%)	High-density (43.8%)
Overseas born	54.3%	49.1%
Top non-Australian birthplace	China (14.9%)	China (12.4%)
Speaks English only	39.7%	46.3%
Poor English proficiency	8.5%	8.2%
Top non-English language spoken	Mandarin (15.3%)	Mandarin (13.8%)
Median individual income (\$/weekly)	\$1,143	\$967
Median household income (\$/weekly)	\$	\$2,098
Unpaid domestic work	63.4%	67.7%
Unpaid childcare	26.0%	24.6%
Unpaid assistance (disability, health condition, age)	7.2%	10.1%
Volunteering	10.0%	12.7%
At least one long-term health condition	20.8%	25.0%
Top long-term health condition	Asthma (5.3%)	Mental health (5.7%)
Bachelor or Higher degree		
Employed (full time/part-time)		
Top occupation of employment		
Top industry of employment		
Top method of travel to work		

2.15 West Ryde



2021 Census Statistics	West Ryde	City of Ryde
Population (Usual resident pop.)	13,171	129,123
Population change since 2016	-1.7%	+11.0%
Aboriginal/Torres Strait Island pop. (% of pop.)	68 (0.5%)	610 (0.5%)
Median age	37 years	37 years
Main tenure type	Renting-private (38.7%)	Renting-private (37.2%)
Main household type	Couples w/children (31.8%)	Couples w/children (32.1%)
Main dwelling type	High-density (42.7%)	High-density (43.8%)
Overseas born	52.3%	49.1%
Top non-Australian birthplace	China (10.6%)	China (12.4%)
Speaks English only	41.7%	46.3%
Poor English proficiency	9.7%	8.2%
Top non-English language spoken	Mandarin (12.3%)	Mandarin (13.8%)
Median individual income (\$/weekly)	\$901	\$967
Median household income (\$/weekly)	\$1,983	\$2,098
Unpaid domestic work	66.7%	67.7%
Unpaid childcare	24.8%	24.6%
Unpaid assistance (disability, health condition, age)	10.7%	10.1%
Volunteering	12.3%	12.7%
At least one long-term health condition	24.3%	25.0%
Top long-term health condition	Mental health (5.6%)	Mental health (5.7%)
Bachelor or Higher degree		
Employed (full time/part-time)		
Top occupation of employment		
Top industry of employment		
Top method of travel to work		