

A photograph of a modern backyard. In the foreground, a lounge chair with a grey frame and orange and grey fabric is on a light-colored stone patio. A yellow towel is draped over the chair. Next to it is a wooden stool made of a tree trunk, topped with a straw hat. In the background, a swimming pool is enclosed by a glass fence. A wooden wall and large trees are also visible.

**RayWhite.**

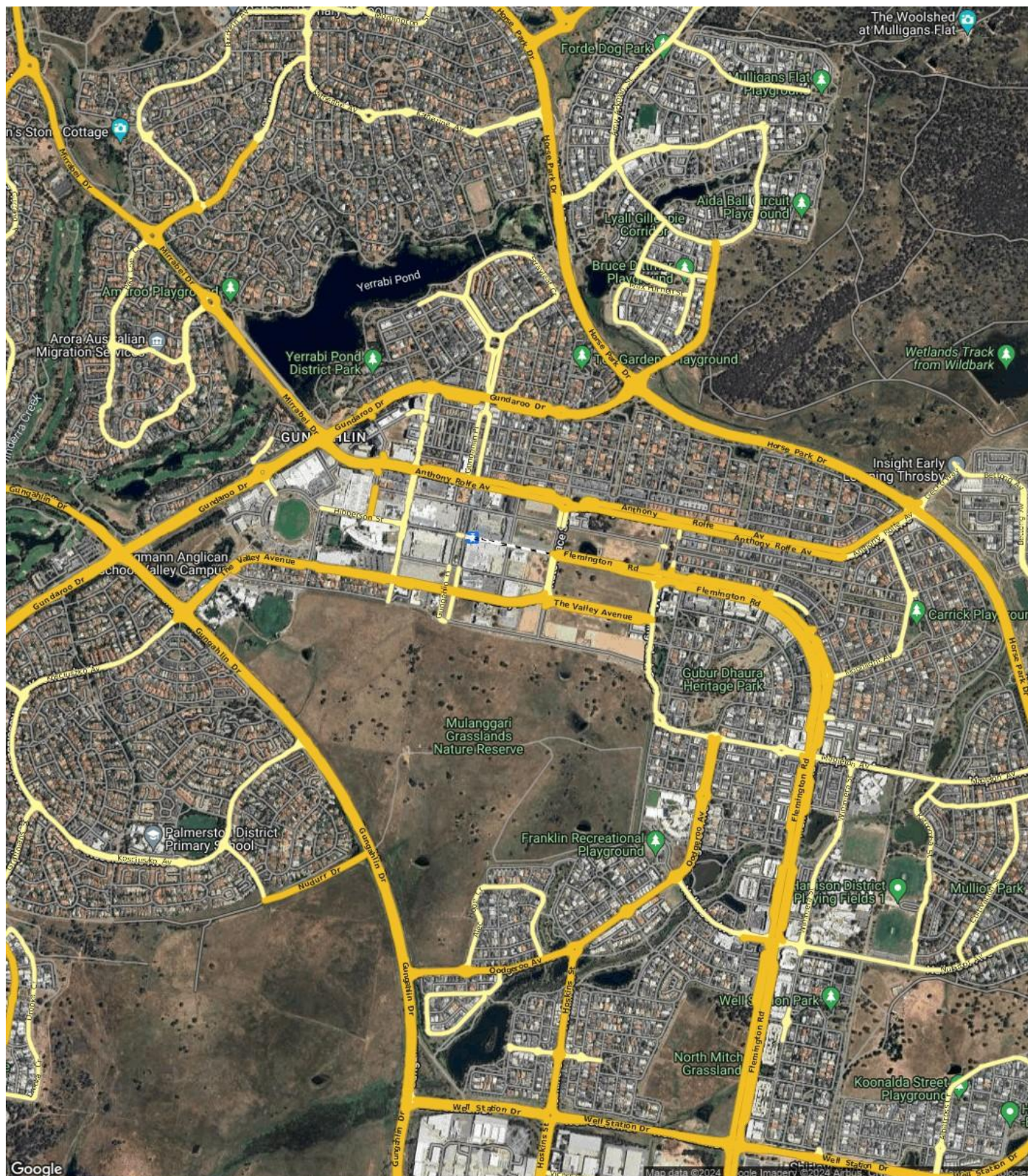
**Suburb**  
flyover report

**GUNGAHLIN (HOUSE)**

PREPARED BY: RAY WHITE CANBERRA, RAY WHITE CORPORATE DEFAULT



# GUNGAHLIN - Suburb Map



Prepared on 01/03/2024 by Ray White Canberra , 03 9725 7444 at Ray White Corporate Default. © Property Data Solutions Pty Ltd 2024 (pricefinder.com.au)

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# GUNGAHLIN - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2006	201	\$ 420,000	0.0 %	\$ 115,000	\$ 790,000
2007	163	\$ 469,000	11.7 %	\$ 50,000	\$ 3,415,000
2008	93	\$ 480,500	2.5 %	\$ 151,000	\$ 1,050,000
2009	119	\$ 480,000	-0.1 %	\$ 4,700	\$ 925,000
2010	86	\$ 520,250	8.4 %	\$ 4,500	\$ 880,000
2011	64	\$ 542,750	4.3 %	\$ 405,000	\$ 930,000
2012	70	\$ 515,000	-5.1 %	\$ 220,000	\$ 855,000
2013	67	\$ 550,000	6.8 %	\$ 245,000	\$ 887,500
2014	64	\$ 543,000	-1.3 %	\$ 185,000	\$ 870,000
2015	60	\$ 615,000	13.3 %	\$ 408,000	\$ 1,225,000
2016	62	\$ 613,750	-0.2 %	\$ 170,000	\$ 20,250,000
2017	52	\$ 729,000	18.8 %	\$ 290,000	\$ 1,006,500
2018	64	\$ 721,000	-1.1 %	\$ 450,000	\$ 1,234,500
2019	46	\$ 755,000	4.7 %	\$ 345,000	\$ 1,410,000
2020	66	\$ 737,500	-2.3 %	\$ 50,000	\$ 1,425,000
2021	77	\$ 875,000	18.6 %	\$ 365,000	\$ 1,520,000
2022	58	\$ 1,026,000	17.3 %	\$ 325,000	\$ 1,800,000
2023	29	\$ 970,000	-5.5 %	\$ 600,000	\$ 1,642,888
2024	0				

## Median Sale Price

# \$970k

Based on 29 recorded House sales within the last 12 months (2023)

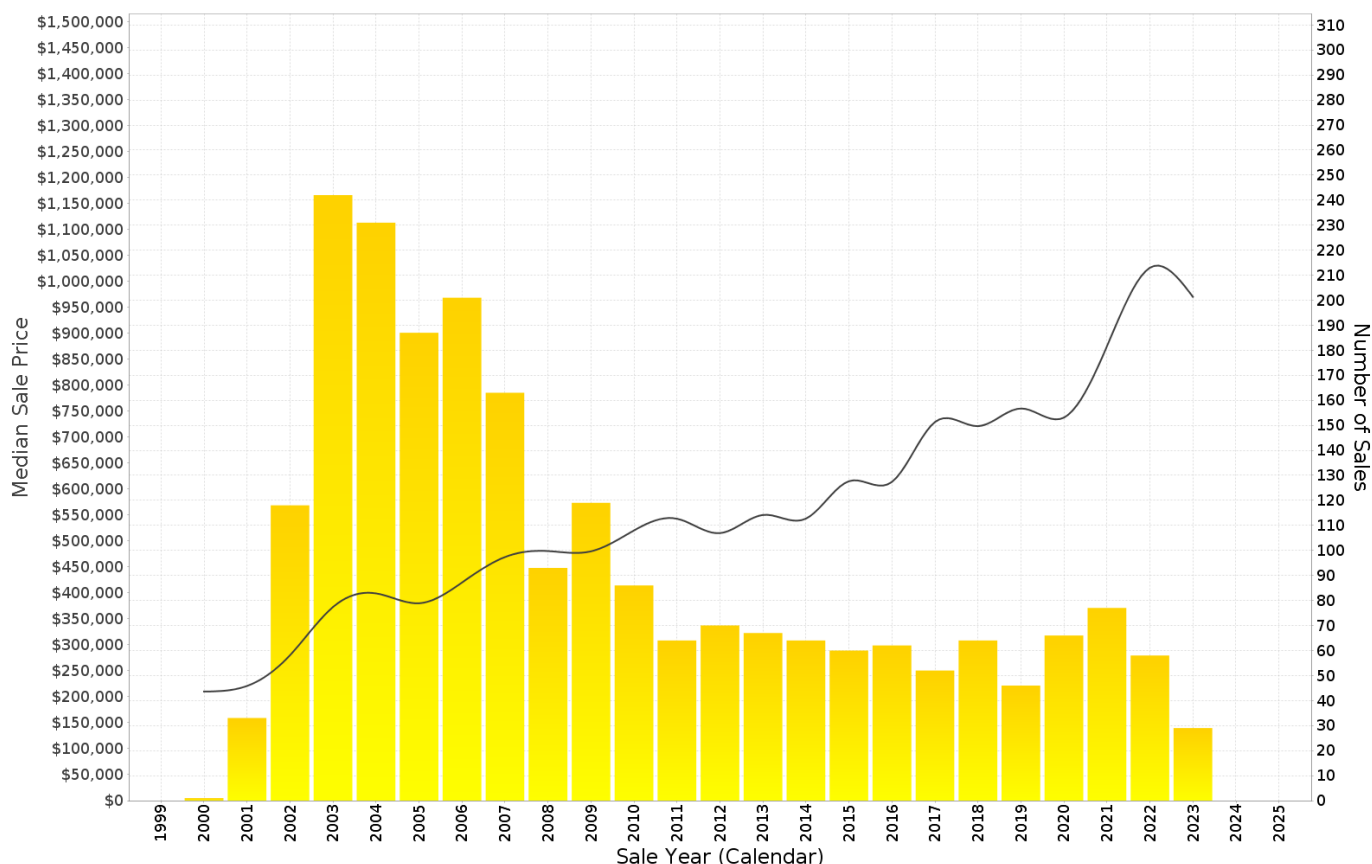
Based on a rolling 12 month period and may differ from calendar year statistics

## Suburb Growth

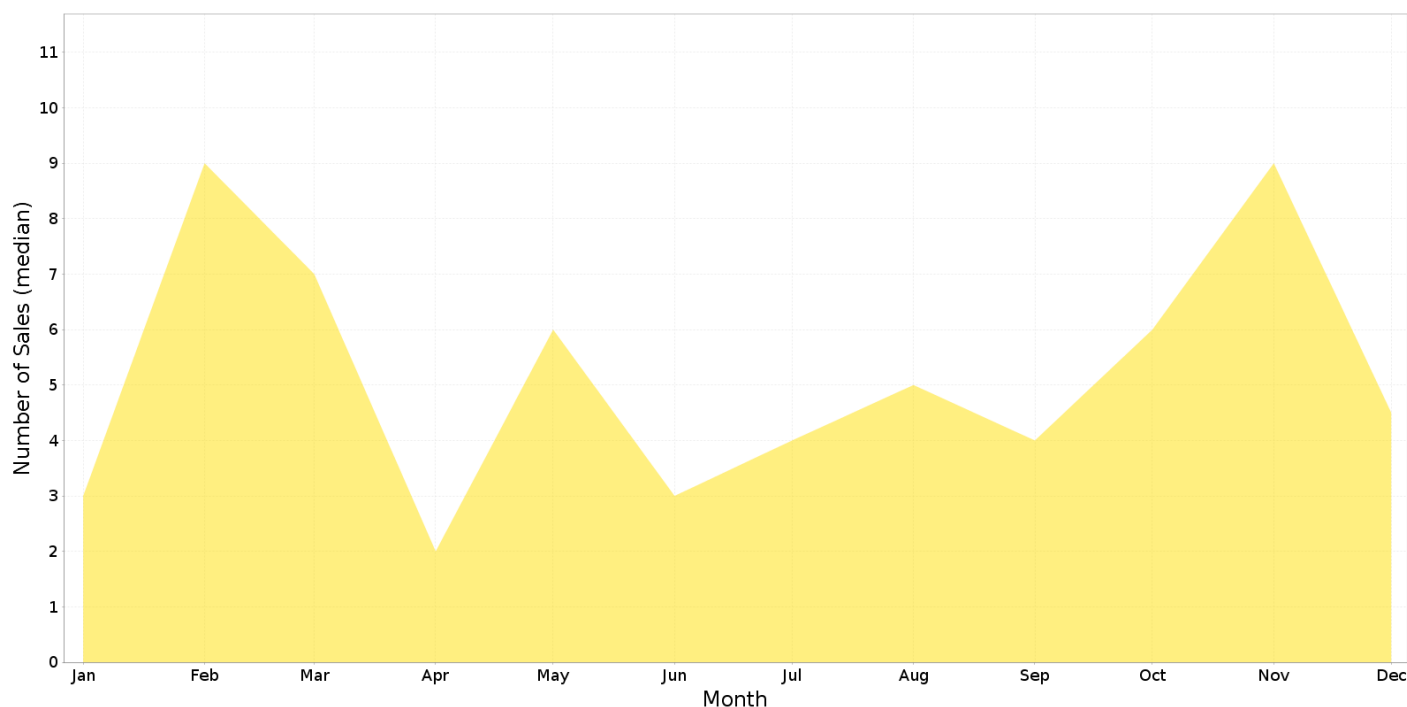
# -5.5%

Current Median Price: \$970,000  
Previous Median Price: \$1,026,000

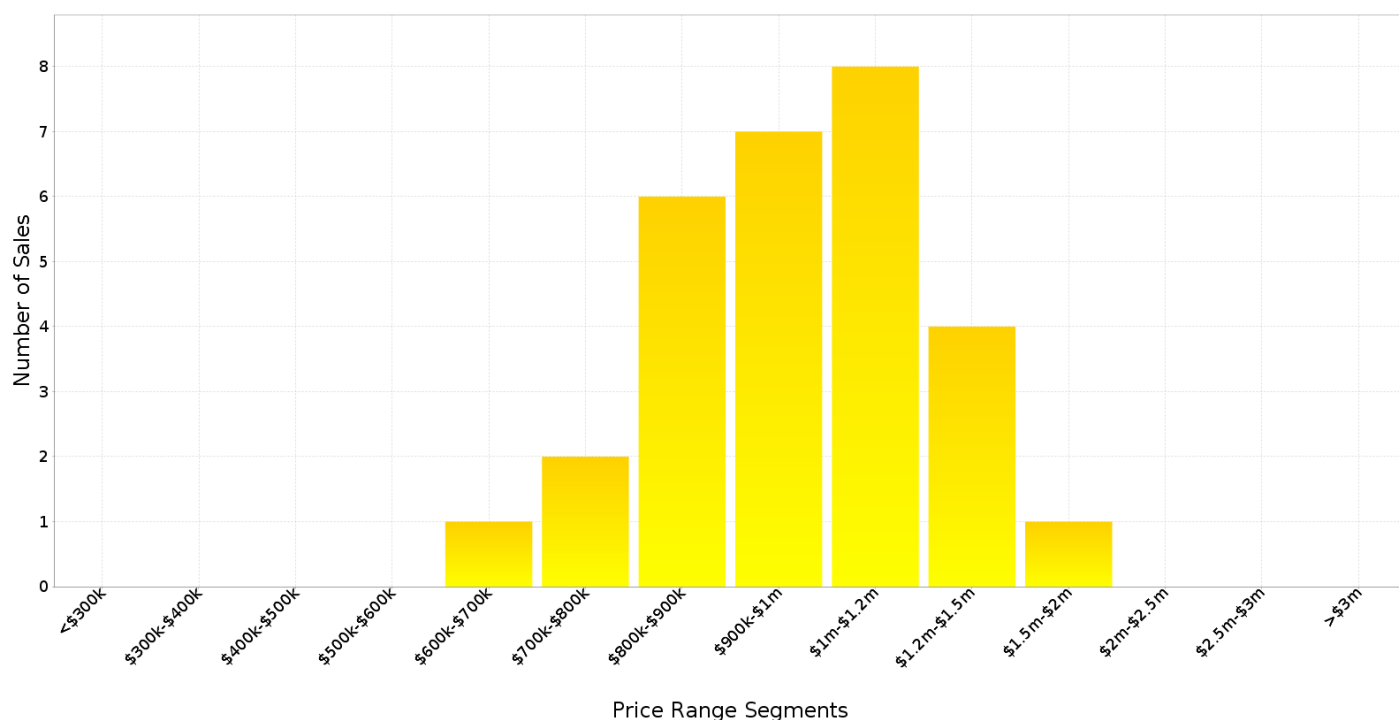
Based on 87 recorded House sales compared over the last two rolling 12 month periods



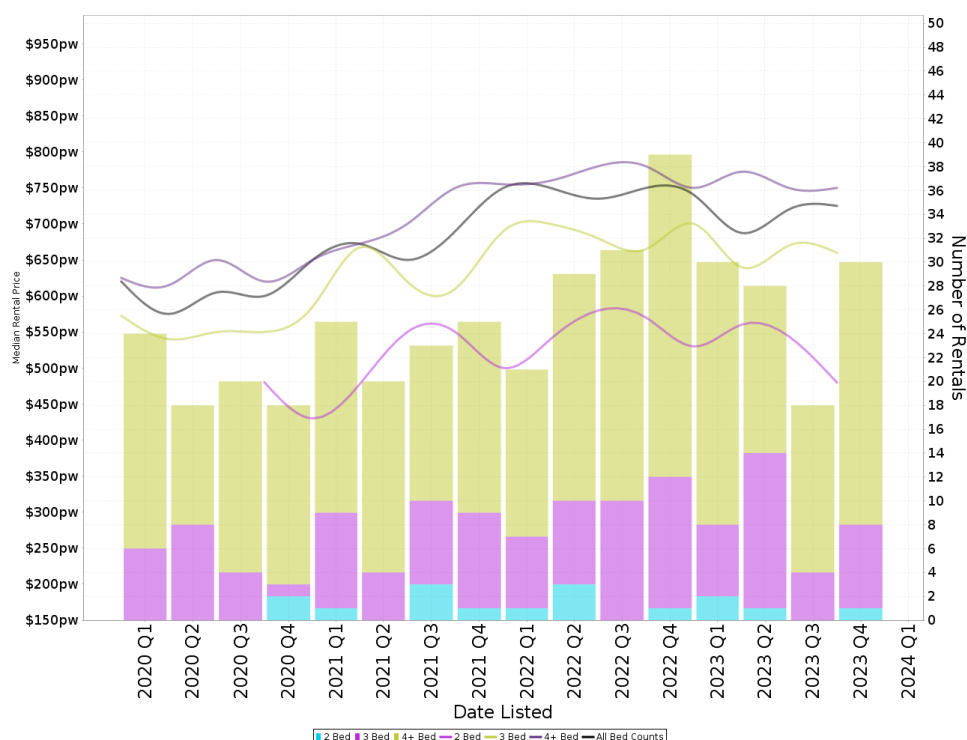
## GUNGAHLIN - Peak Selling Periods (3 years)



## GUNGAHLIN - Price Range Segments (12 months)



## Median Weekly Rents (Houses)



### Suburb Sale Price Growth

**-5.5%**

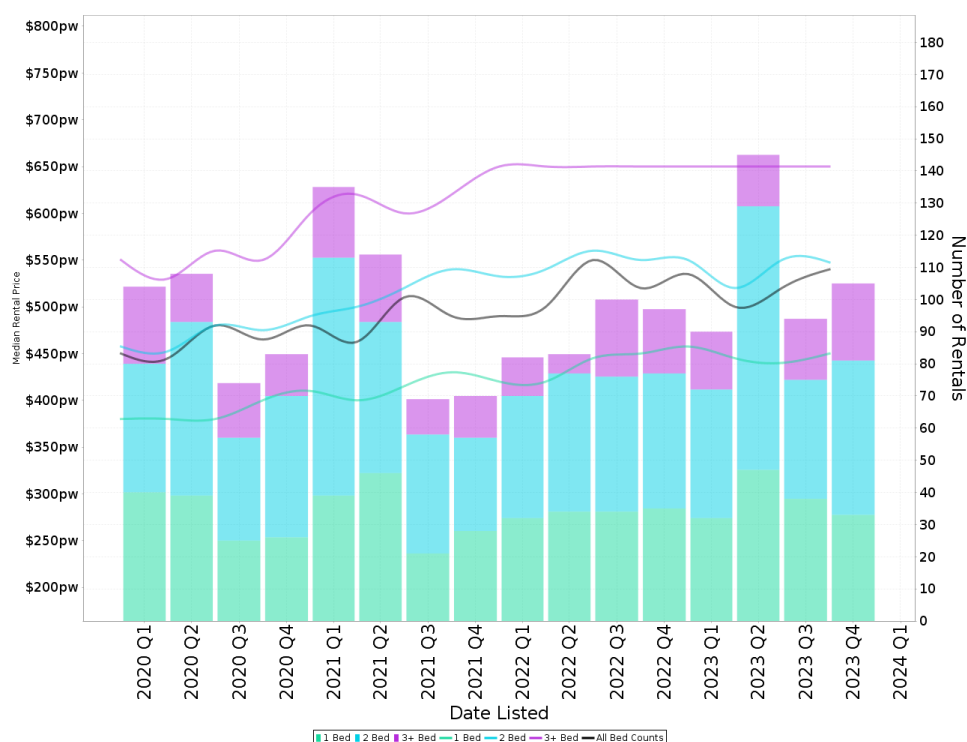
Current Median Price: \$970,000  
Previous Median Price: \$1,026,000  
Based on 87 registered House sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+3.9%**

Current Median Price: \$970,000  
Current Median Rent: \$720  
Based on 106 registered House rentals compared over the last 12 months.

## Median Weekly Rents (Units)



### Suburb Sale Price Growth

**-2.0%**

Current Median Price: \$441,000  
Previous Median Price: \$450,000  
Based on 440 registered Unit sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+6.1%**

Current Median Price: \$441,000  
Current Median Rent: \$520  
Based on 434 registered Unit rentals compared over the last 12 months.

# GUNGAHLIN - Recently Sold Properties

## Median Sale Price

# \$970k

Based on 29 recorded House sales within the last 12 months (2023)

Based on a rolling 12 month period and may differ from calendar year statistics

## Suburb Growth

# -5.5%

Current Median Price: \$970,000  
Previous Median Price: \$1,026,000

Based on 87 recorded House sales compared over the last two rolling 12 month periods

## # Sold Properties

# 29

Based on recorded House sales within the 12 months (2023)

Based on a rolling 12 month period and may differ from calendar year statistics

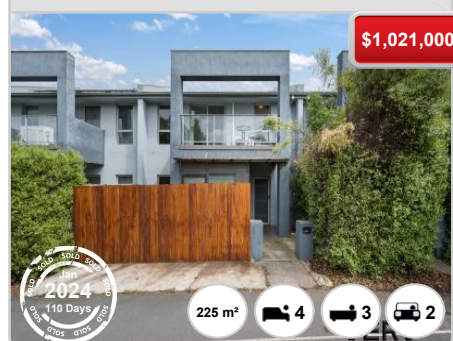
### 16 ALICE CUMMINS ST



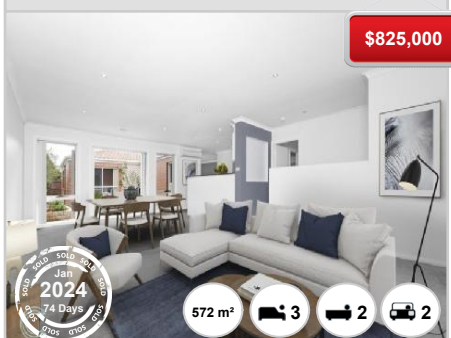
### 300 ANTHONY ROLFE AVE



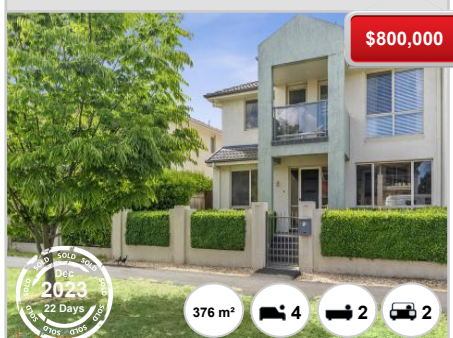
### 34 GUNGAHLIN LANE



### 229 ANTHONY ROLFE AVE



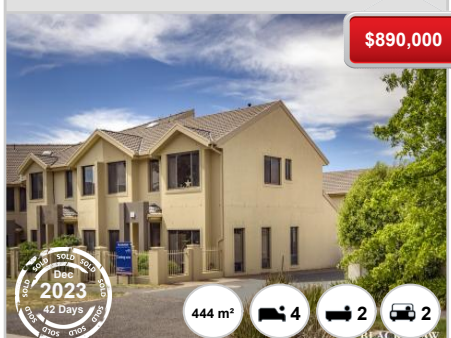
### 10 ZEIDLER ST



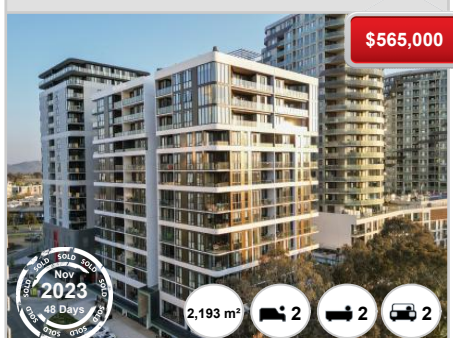
### 25 ROSANNA ST



### 23 FRANCES BURKE ST



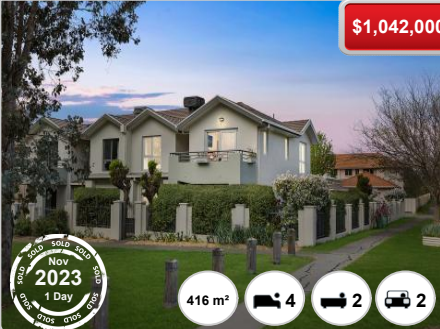


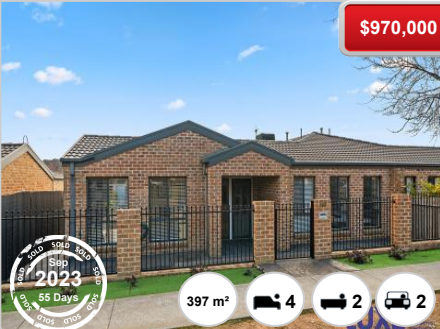
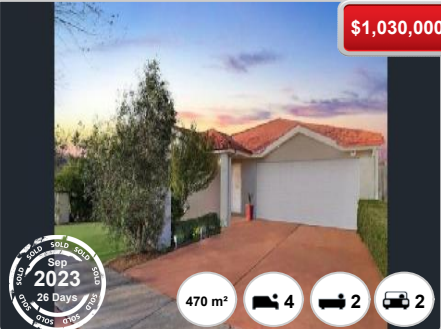




### 1205/2 GRIBBLE ST



### 275 ANTHONY ROLFE AVE





<b>1 STRIDE LANE</b>  <b>\$1,042,000</b> Nov 2023 1 Day 416 m <sup>2</sup> 4 2 2	<b>23 INGLEWOOD ST</b>  <b>\$880,000</b> Nov 2023 8 Days 446 m <sup>2</sup> 3 2 2	<b>15 ROSANNA ST</b>  <b>\$1,168,000</b> Oct 2023 22 Days 517 m <sup>2</sup> 4 2 2
<b>287 ANTHONY ROLFE AVE</b>  <b>\$970,000</b> Sep 2023 55 Days 397 m <sup>2</sup> 4 2 2	<b>35 PETERSILKA ST</b>  <b>\$1,030,000</b> Sep 2023 28 Days 470 m <sup>2</sup> 4 2 2	<b>237 ANTHONY ROLFE AVE</b>  <b>\$901,000</b> Sep 2023 34 Days 285 m <sup>2</sup> 3 2 2
<b>27 PENFOLD ST</b>  <b>\$1,025,000</b> Sep 2023 48 Days 468 m <sup>2</sup> 4 2 2	<b>2 FARMER PL</b>  <b>\$1,215,000</b> Sep 2023 145 Days 600 m <sup>2</sup> 5 3 3	<b>38 BEMBRICK ST</b>  <b>\$1,165,000</b> Sep 2023 56 Days 767 m <sup>2</sup> 4 2 2

# GUNGAHLIN - Properties For Rent

## Median Rental Price

# \$720 /w

Based on 106 recorded House rentals within the last 12 months (2023)

Based on a rolling 12 month period and may differ from calendar year statistics

## Rental Yield

# +3.9%

Current Median Price: \$970,000  
Current Median Rent: \$720

Based on 29 recorded House sales and 106 House rentals compared over the last 12 months

## Number of Rentals

# 106

Based on recorded House rentals within the last 12 months (2023)

Based on a rolling 12 month period and may differ from calendar year statistics

**302/48 Gungahlin Place**

**\$480**

Feb 2024  
1 Day

2,128 m<sup>2</sup> 1 1 1

**29 JOHN WINTER STREET**

**\$650 pw**

Feb 2024  
10 Days

478 m<sup>2</sup> 3 2 2

**20 PENFOLD STREET**

**\$720 Per Week**

Nov 2023  
84 Days

474 m<sup>2</sup> 4 3 2

**44 Ayrton Street**

**\$880**

2023  
Days

396 m<sup>2</sup> 5 1 2

**2 SARRE STREET**

**\$760 per week.**

Nov 2023  
113 Days

499 m<sup>2</sup> 4 3 2

**29 JOHN WINTER STREET**

**\$650 pw**

Oct 2023  
122 Days

478 m<sup>2</sup> 3 2 2

**904/90 Swain St**

**\$470 Per Week**

May 2023  
298 Days

photo not available

1 1 1