

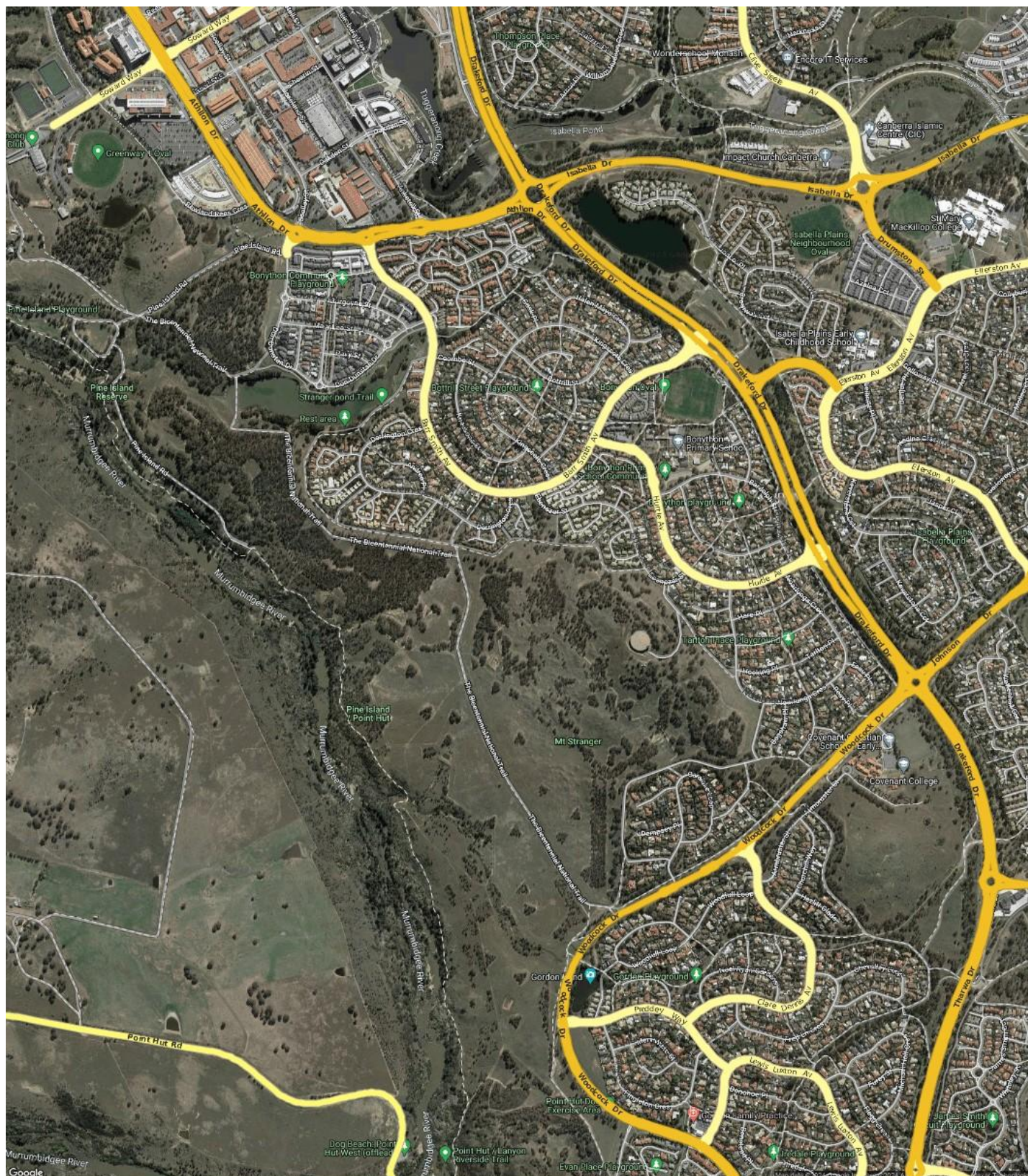
A photograph of a modern backyard. In the foreground, a lounge chair with a grey frame and orange and grey fabric is on a light-colored paved patio. A yellow towel is draped over the chair. Next to it is a wooden stool made of a tree stump, topped with a straw hat. In the background, a swimming pool is enclosed by a glass fence. The pool is surrounded by a concrete deck and a wooden wall. Large trees and a swing set are visible in the background.

RayWhite.

Suburb
flyover report

BONYTHON (HOUSE)
PREPARED BY: RAY WHITE CANBERRA, RAY WHITE CORPORATE DEFAULT

BONYTHON - 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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BONYTHON - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2006	31	\$ 387,000	0.0 %	\$ 278,000	\$ 540,000
2007	30	\$ 411,500	6.3 %	\$ 130,000	\$ 575,000
2008	40	\$ 477,500	16.0 %	\$ 380,000	\$ 649,950
2009	54	\$ 480,000	0.5 %	\$ 237,000	\$ 750,000
2010	22	\$ 562,500	17.2 %	\$ 435,000	\$ 780,000
2011	20	\$ 572,500	1.8 %	\$ 464,000	\$ 700,000
2012	25	\$ 540,000	-5.7 %	\$ 400,000	\$ 670,000
2013	21	\$ 525,000	-2.8 %	\$ 100,000	\$ 800,000
2014	24	\$ 509,000	-3.0 %	\$ 300,000	\$ 718,000
2015	31	\$ 515,000	1.2 %	\$ 220,000	\$ 805,000
2016	31	\$ 585,000	13.6 %	\$ 50,000	\$ 830,000
2017	31	\$ 627,000	7.2 %	\$ 150,000	\$ 965,000
2018	28	\$ 710,000	13.2 %	\$ 300,000	\$ 930,000
2019	20	\$ 685,000	-3.5 %	\$ 470,000	\$ 920,000
2020	37	\$ 735,000	7.3 %	\$ 450,000	\$ 1,120,000
2021	39	\$ 805,000	9.5 %	\$ 200,000	\$ 1,230,000
2022	18	\$ 961,000	19.4 %	\$ 700,000	\$ 1,390,000
2023	10	\$ 920,000	-4.3 %	\$ 273,000	\$ 1,131,000
2024	0				

Median Sale Price

\$920k

Based on 10 recorded House sales within the last 12 months (2023)

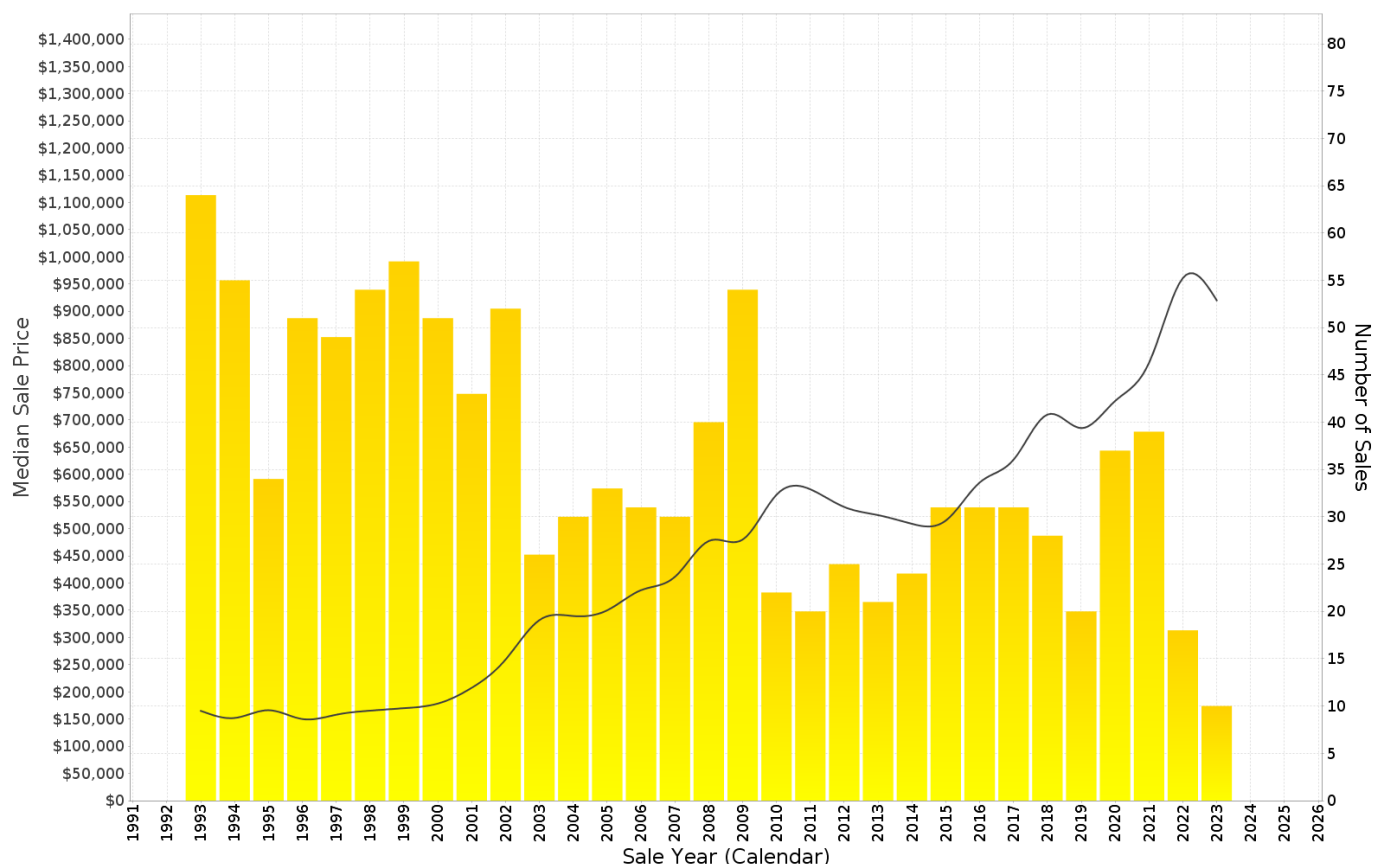
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

-4.3%

Current Median Price: \$920,000
Previous Median Price: \$961,000

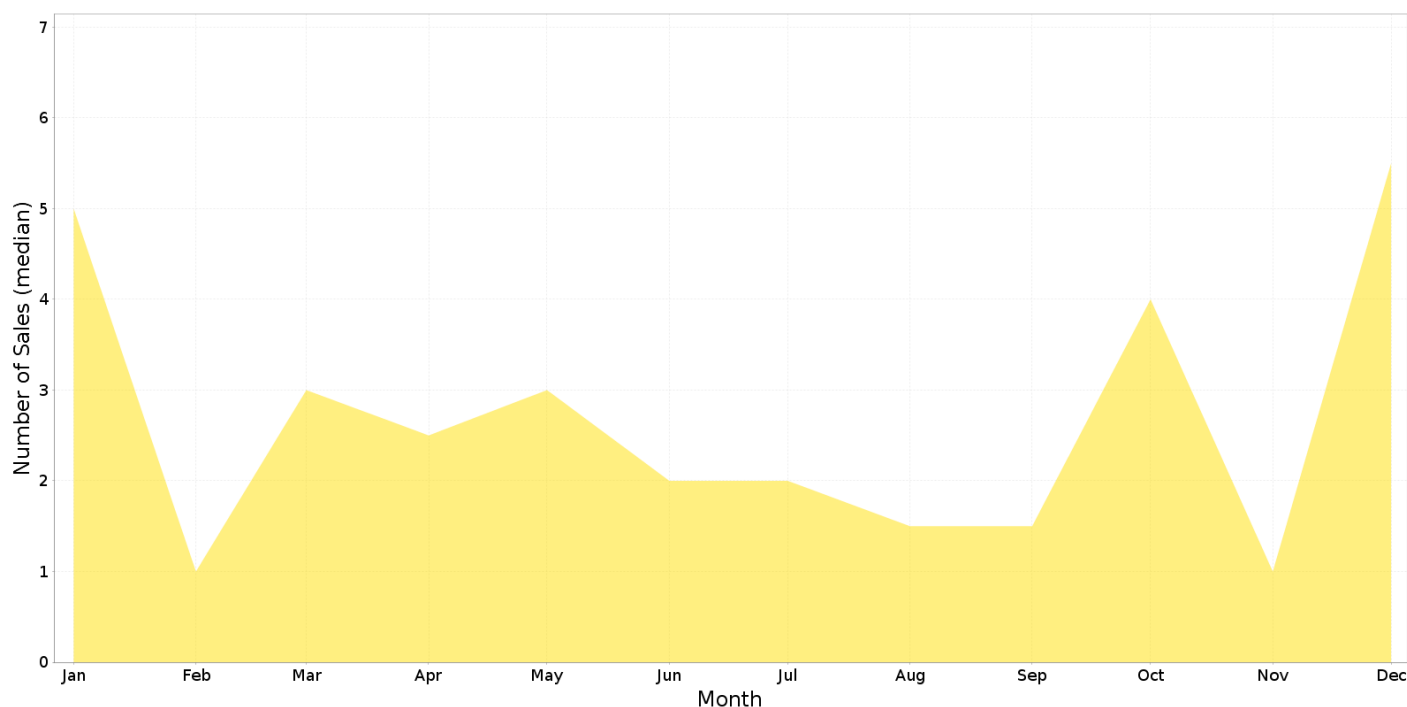
Based on 28 recorded House sales compared over the last two rolling 12 month periods



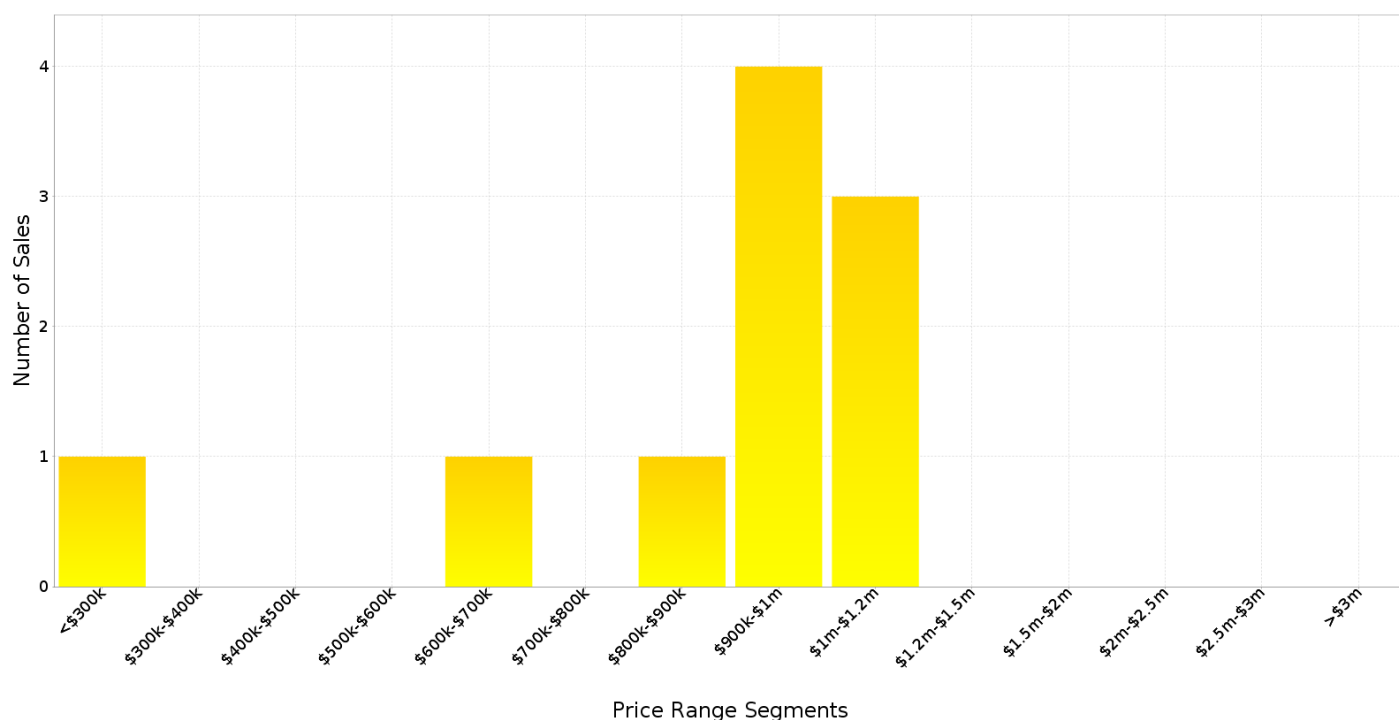
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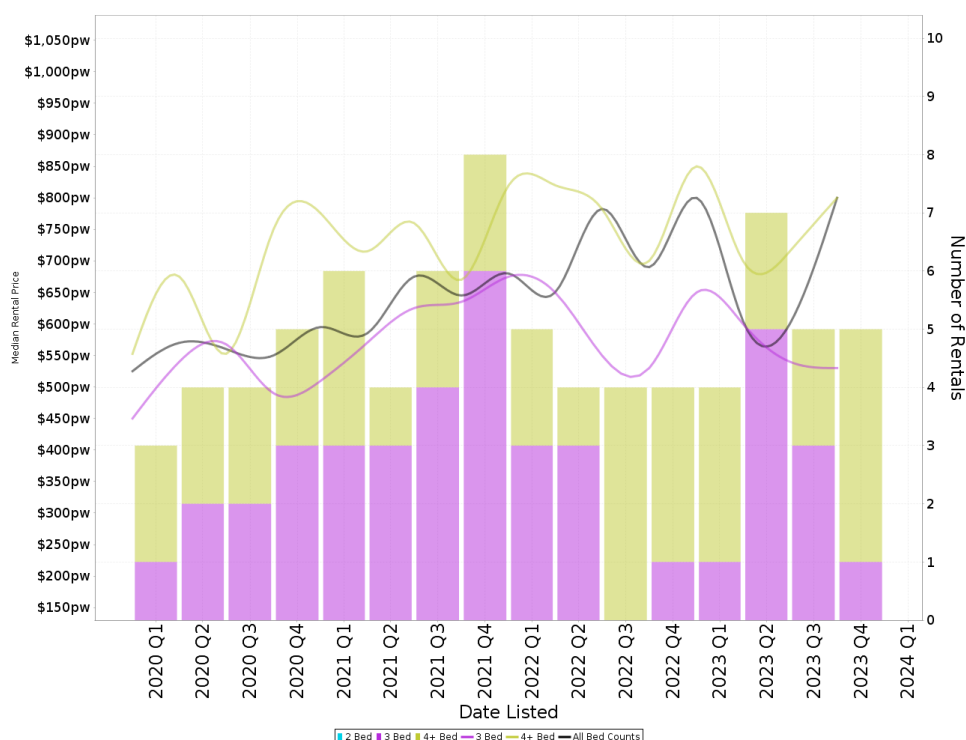
BONYTHON - Peak Selling Periods (3 years)



BONYTHON - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

-4.3%

Current Median Price: \$920,000
Previous Median Price: \$961,000

Based on 28 registered House sales compared over the last two rolling 12 month periods.

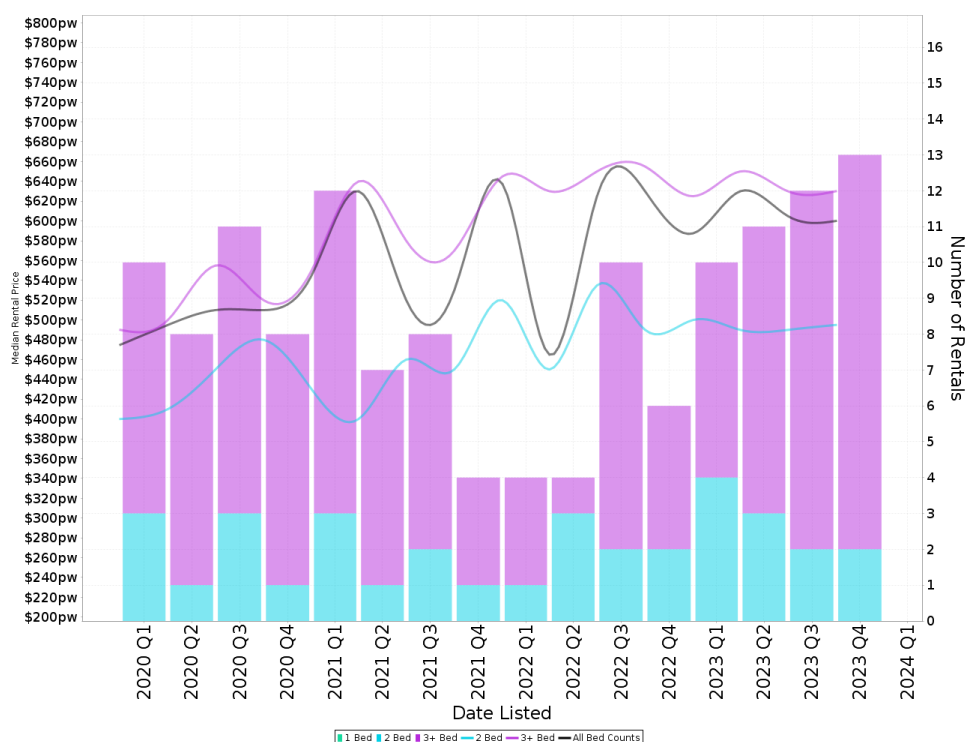
Suburb Rental Yield

+3.8%

Current Median Price: \$920,000
Current Median Rent: \$675

Based on 21 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-8.4%

Current Median Price: \$710,000
Previous Median Price: \$775,000

Based on 60 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.4%

Current Median Price: \$710,000
Current Median Rent: \$598

Based on 46 registered Unit rentals compared over the last 12 months.

BONYTHON - Recently Sold Properties

Median Sale Price

\$920k

Based on 10 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

-4.3%

Current Median Price: \$920,000
Previous Median Price: \$961,000

Based on 28 recorded House sales compared over the last two rolling 12 month periods


Sold Properties

10

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

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

11 TARLTON PL




\$815,000

Sold Jan 2024
78 Days

788 m² 3 2 1

60 DERRINGTON CRES

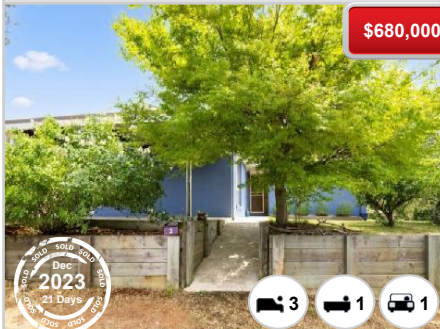


\$926,000

Sold Dec 2023
22 Days

890 m² 3 2 2

2 BEWS PL



\$680,000

Sold Dec 2023
21 Days

3 1 1

22 BARDOLPH ST




\$970,000

Sold Dec 2023
46 Days

1,032 m² 4 2 4

88 BARR SMITH AVE



\$957,000

Sold Nov 2023
21 Days

835 m² 4 2 2

BONYTHON - Properties For Rent

Median Rental Price

\$675 /w

Based on 21 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

+3.8%

Current Median Price: \$920,000
Current Median Rent: \$675

Based on 10 recorded House sales and 21 House rentals compared over the last 12 months

Number of Rentals

21

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

