



RayWhite.

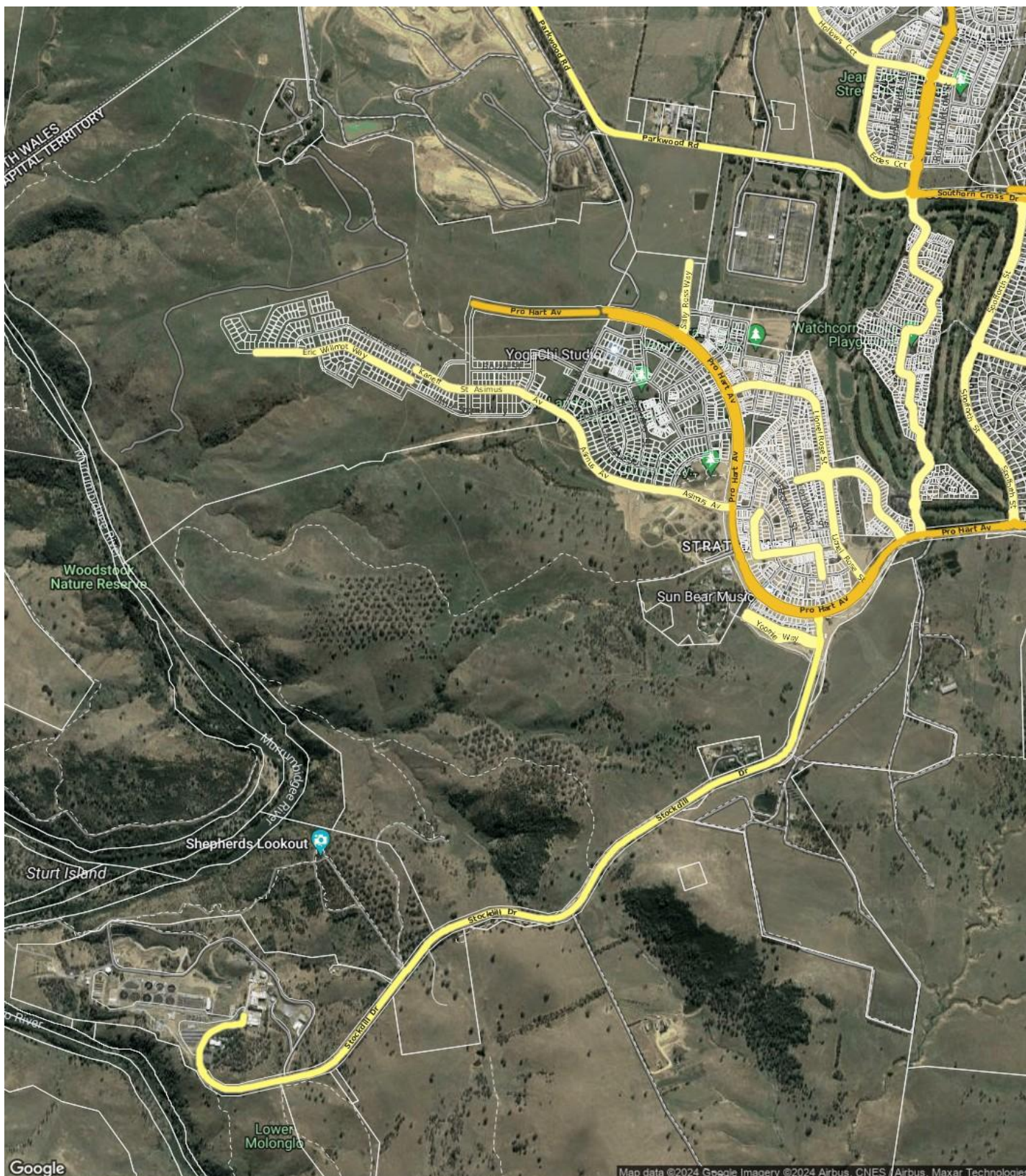


Suburb  
flyover report

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



# STRATHNAIRN - Suburb Map



Prepared on 09/05/2024 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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# STRATHNAIRN - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2019	2	\$ 382,500	0.0 %	\$ 256,000	\$ 509,000
2020	78	\$ 568,000	48.5 %	\$ 243,000	\$ 856,260
2021	37	\$ 670,000	18.0 %	\$ 139,405	\$ 1,200,000
2022	32	\$ 940,250	40.3 %	\$ 625,000	\$ 1,650,000
2023	34	\$ 888,500	-5.5 %	\$ 380,000	\$ 1,435,000
2024	4	\$ 1,122,500	26.3 %	\$ 980,000	\$ 1,175,000

## Median Sale Price

# \$1m

Based on 29 recorded House sales within the last 12 months (Apr '23 - Mar '24)

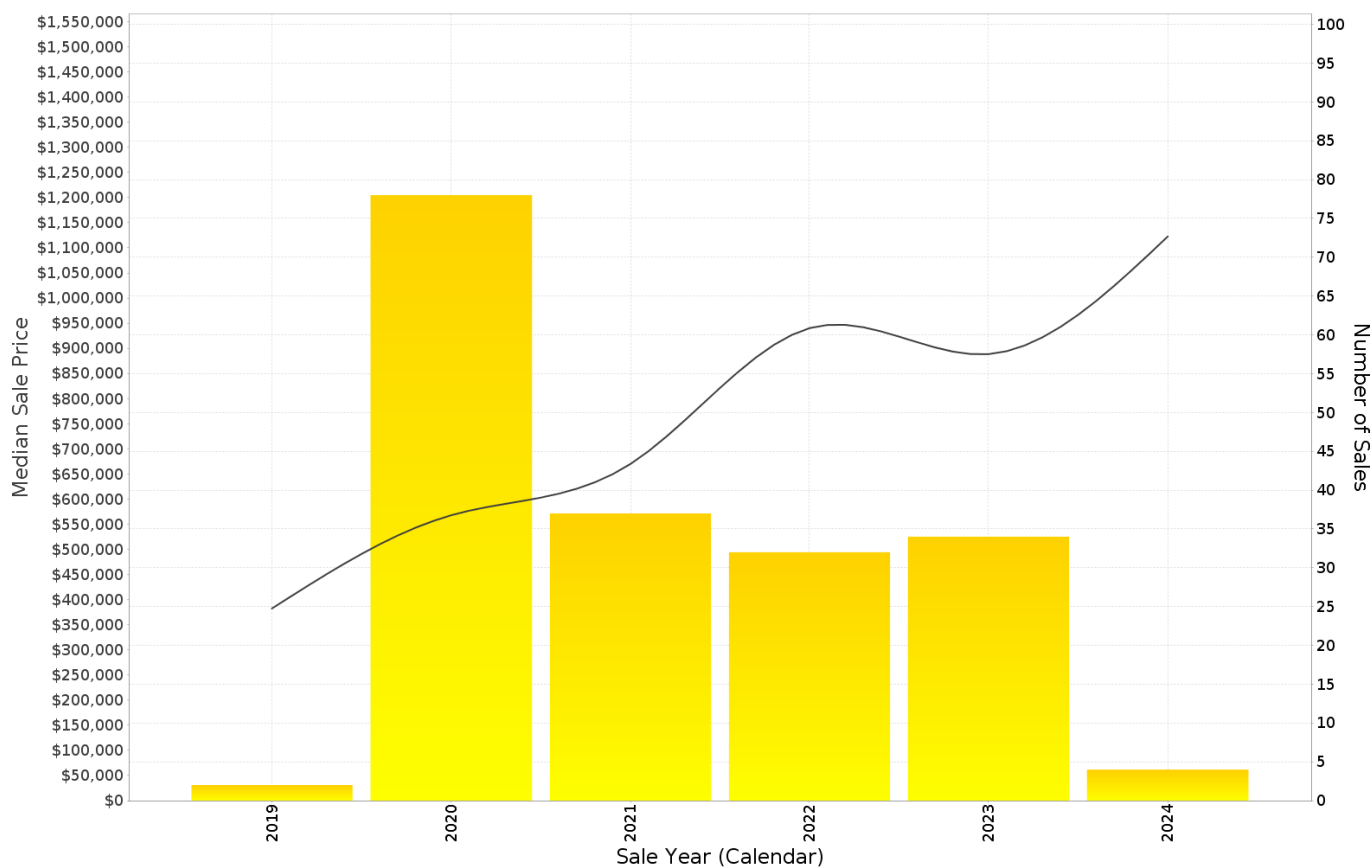
Based on a rolling 12 month period and may differ from calendar year statistics

## Suburb Growth

# +13.3%

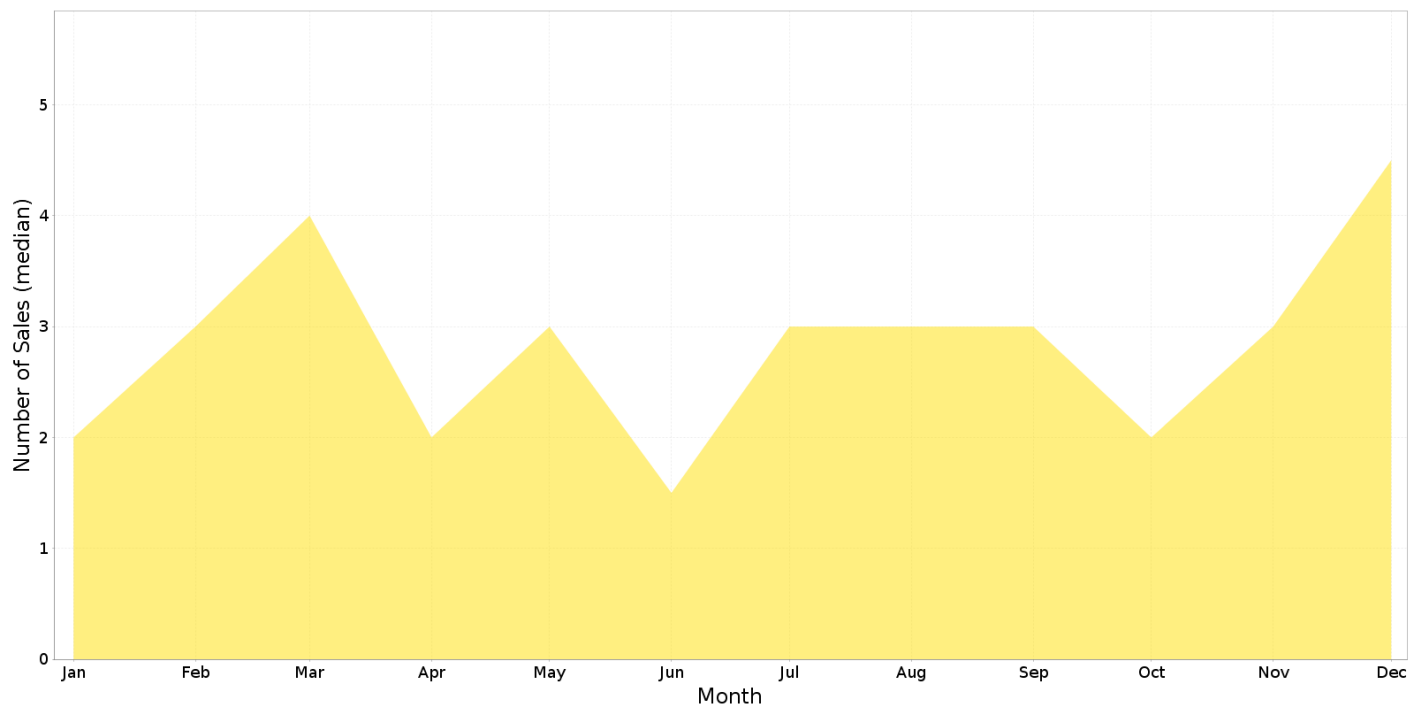
Current Median Price: \$1,000,000  
Previous Median Price: \$882,500

Based on 59 recorded House sales compared over the last two rolling 12 month periods

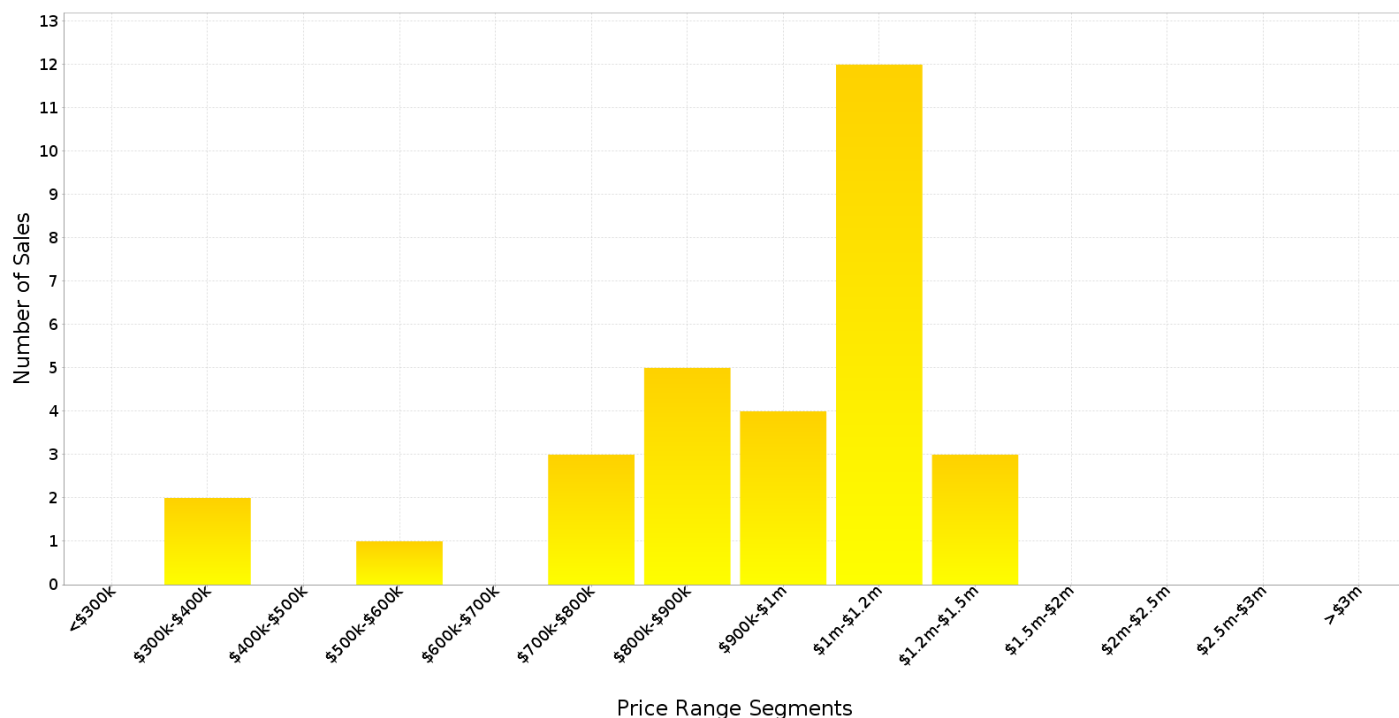




## STRATHNAIRN - Peak Selling Periods (3 years)



## STRATHNAIRN - Price Range Segments (12 months)



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# Median Weekly Rents (Houses)

Suburb Sale Price Growth

**+13.3%**

Current Median Price: \$1,000,000  
Previous Median Price: \$882,500  
Based on 59 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

**+3.9%**

Current Median Price: \$1,000,000  
Current Median Rent: \$750  
Based on 28 registered House rentals compared over the last 12 months.

# Median Weekly Rents (Units)

Suburb Sale Price Growth

**+0.7%**

Current Median Price: \$735,000  
Previous Median Price: \$730,000  
Based on 22 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

**+4.2%**

Current Median Price: \$735,000  
Current Median Rent: \$598  
Based on 20 registered Unit rentals compared over the last 12 months.

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# STRATHNAIRN - Recently Sold Properties

Median Sale Price

**\$1m**

Based on 29 recorded House sales within the last 12 months (Apr '23 - Mar '24)

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

Suburb Growth

**+13.3%**

Current Median Price: \$1,000,000  
Previous Median Price: \$882,500

Based on 59 recorded House sales compared over the last two rolling 12 month periods

# Sold Properties

**29**

Based on recorded House sales within the 12 months (Apr '23 - Mar '24)

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

**53 JILL LANDSBERG TCE**




**\$1,135,000**

Apr 2024  
77 Days

527 m<sup>2</sup> 4 2 2

**1/32 JILL LANDSBERG TCE**




**\$1,100,000**

Apr 2024  
68 Days

549 m<sup>2</sup> 4 2 2

**19 CAMELEER LANE**




**\$795,000**

Mar 2024  
119 Days

180 m<sup>2</sup> 3 2 2

**48 TREDWELL ST**




**\$726,000**

Mar 2024  
45 Days

199 m<sup>2</sup> 3 2 2

**23 PAGLIANO ST**




**\$980,000**

Feb 2024  
7 Days

447 m<sup>2</sup> 4 2 2

**3 KEACH CL**



**\$1,165,000**

Jan 2024  
86 Days

500 m<sup>2</sup> 4 2 2

**33 RACHEL MAKINSON ST**




**\$1,175,000**

Jan 2024  
19 Days

672 m<sup>2</sup> 4 2 2

**267 PRO HART AVE**




**\$1,080,000**

Jan 2024  
118 Days

418 m<sup>2</sup> 4 2 2

**11 TRANTER ST**



**\$380,000**

Dec 2023  
166 Days

126 m<sup>2</sup> 3 3 1

CARTER + CO

**19 TRANTER ST**

**\$380,000**

Dec 2023  
N/A

126 m<sup>2</sup> 0 0 0

**12 LEMON ST**

**\$970,000**

Dec 2023  
31 Days

471 m<sup>2</sup> 4 2 2

**27 RACHEL MAKINSON ST**

**\$1,030,000**

Dec 2023  
55 Days

548 m<sup>2</sup> 4 2 2

**12 ARIOTTI ST**

**\$1,230,000**

Dec 2023  
45 Days

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

**31 ARIOTTI ST**

**\$780,000**

Nov 2023  
27 Days

168 m<sup>2</sup> 3 2 2

CARTER & CO

**28 BERENTS ST**

**\$1,060,000**

Nov 2023  
50 Days

414 m<sup>2</sup> 4 2 2



# STRATHNAIRN - Properties For Rent

## Median Rental Price

**\$750 /w**

Based on 28 recorded House rentals within the last 12 months (Apr '23 - Mar '24)

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

## Rental Yield

**+3.9%**

Current Median Price: \$1,000,000  
Current Median Rent: \$750

Based on 29 recorded House sales and 28 House rentals compared over the last 12 months

## Number of Rentals


**28**

Based on recorded House rentals within the last 12 months (Apr '23 - Mar '24)

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

**12 KAYLOCK STREET**

**\$700 per week**




Apr 2024  
10 Days

455 m<sup>2</sup> 3 2 2

**5 Kraft Street**

**\$900 per week**




Apr 2024

538 m<sup>2</sup> 5 3 2

**93 Tredwell Street**

**\$720 per week**

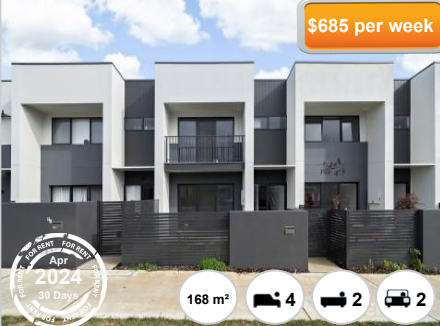


Apr 2024  
20 Days

209 m<sup>2</sup> 4 2 2

**89 Tredwell St**

**\$685 per week**



Apr 2024  
30 Days

168 m<sup>2</sup> 4 2 2

**28 Grace Munro Crescent**

**\$850 per week**



Mar 2024  
16 Days

350 m<sup>2</sup> 4 2 2

**15 PAGLIANO STREET**

**\$800 per week**




Apr 2024  
50 Days

505 m<sup>2</sup> 4 2 2

**10 Pinkas Street**

**\$780 per week**




Apr 2024  
63 Days

407 m<sup>2</sup> 4 2 2

**9 Tranter Street**

**\$650 per week**



Nov 2023  
162 Days

140 m<sup>2</sup> 3 2 1