

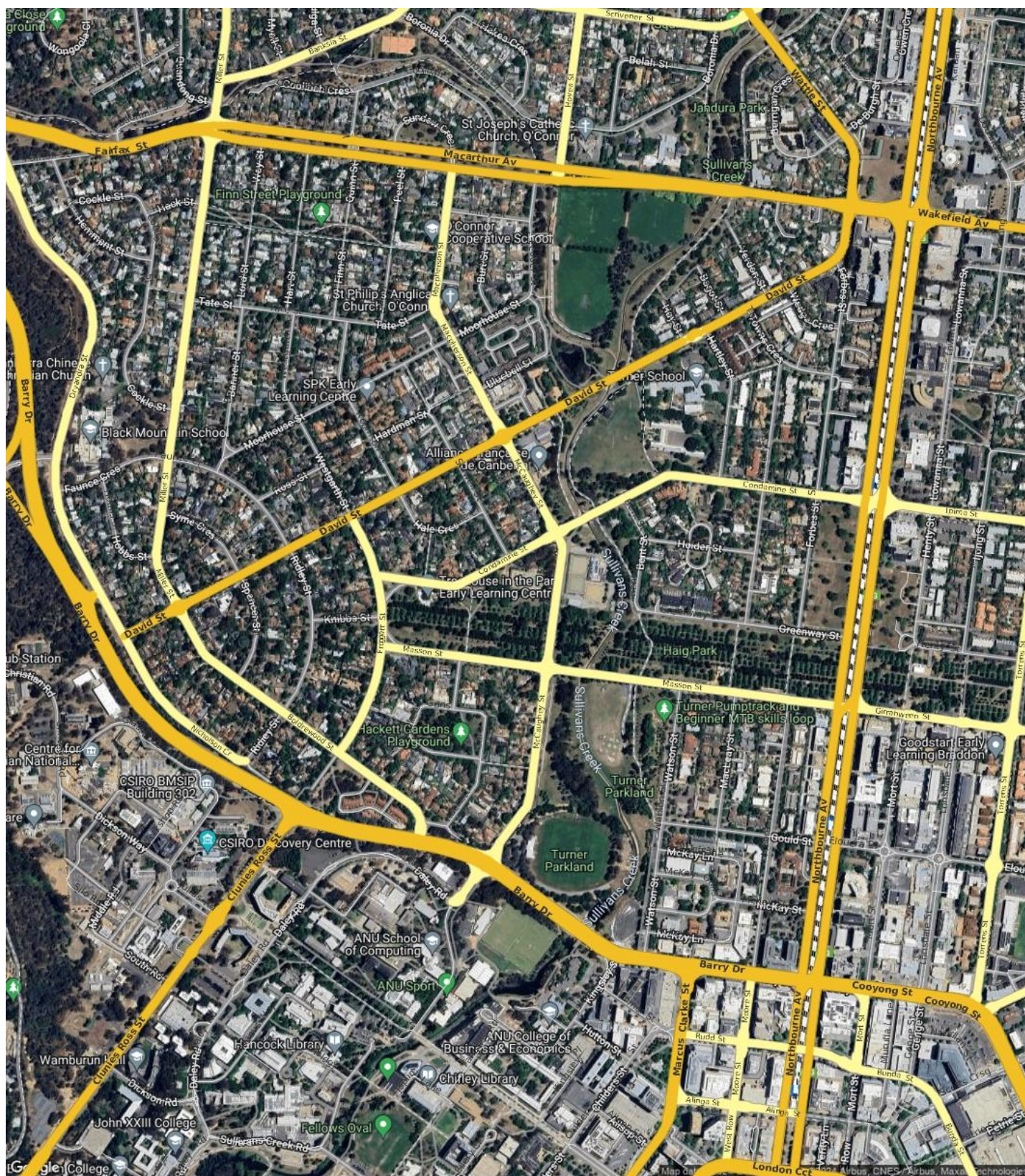
**RayWhite.**

**Suburb**  
flyover report

**TURNER (HOUSE)**

PREPARED BY: RAY WHITE CANBERRA, RAY WHITE CORPORATE DEFAULT

# TURNER - Suburb Map



# TURNER - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2006	16	\$ 675,000	0.0 %	\$ 560,000	\$ 1,075,000
2007	23	\$ 780,000	15.6 %	\$ 300,000	\$ 1,350,000
2008	11	\$ 690,000	-11.5 %	\$ 223,333	\$ 1,333,333
2009	12	\$ 838,750	21.6 %	\$ 331,250	\$ 2,267,000
2010	10	\$ 979,375	16.8 %	\$ 75,000	\$ 1,450,000
2011	10	\$ 1,025,000	4.7 %	\$ 594,000	\$ 2,700,000
2012	18	\$ 875,000	-14.6 %	\$ 323,333	\$ 1,180,000
2013	17	\$ 1,050,000	20.0 %	\$ 710,000	\$ 1,700,000
2014	10	\$ 952,500	-9.3 %	\$ 901,000	\$ 2,980,000
2015	14	\$ 1,331,000	39.7 %	\$ 180,000	\$ 5,400,000
2016	12	\$ 1,283,000	-3.6 %	\$ 1,000,000	\$ 2,425,000
2017	12	\$ 1,485,400	15.8 %	\$ 876,000	\$ 2,160,000
2018	10	\$ 1,472,500	-0.9 %	\$ 1,330,000	\$ 2,600,000
2019	14	\$ 1,562,500	6.1 %	\$ 1,200,000	\$ 2,050,000
2020	6	\$ 1,625,000	4.0 %	\$ 1,230,000	\$ 3,000,000
2021	15	\$ 2,250,000	38.5 %	\$ 1,480,000	\$ 21,500,000
2022	13	\$ 2,175,000	-3.3 %	\$ 1,685,000	\$ 3,500,000
2023	5	\$ 1,900,000	-12.6 %	\$ 1,200,000	\$ 2,665,000
2024	1	\$ 2,600,000	36.8 %	\$ 2,600,000	\$ 2,600,000

## Median Sale Price

**\$2.53m**

Based on 3 recorded House sales within the last 12 months (Apr '23 - Mar '24)

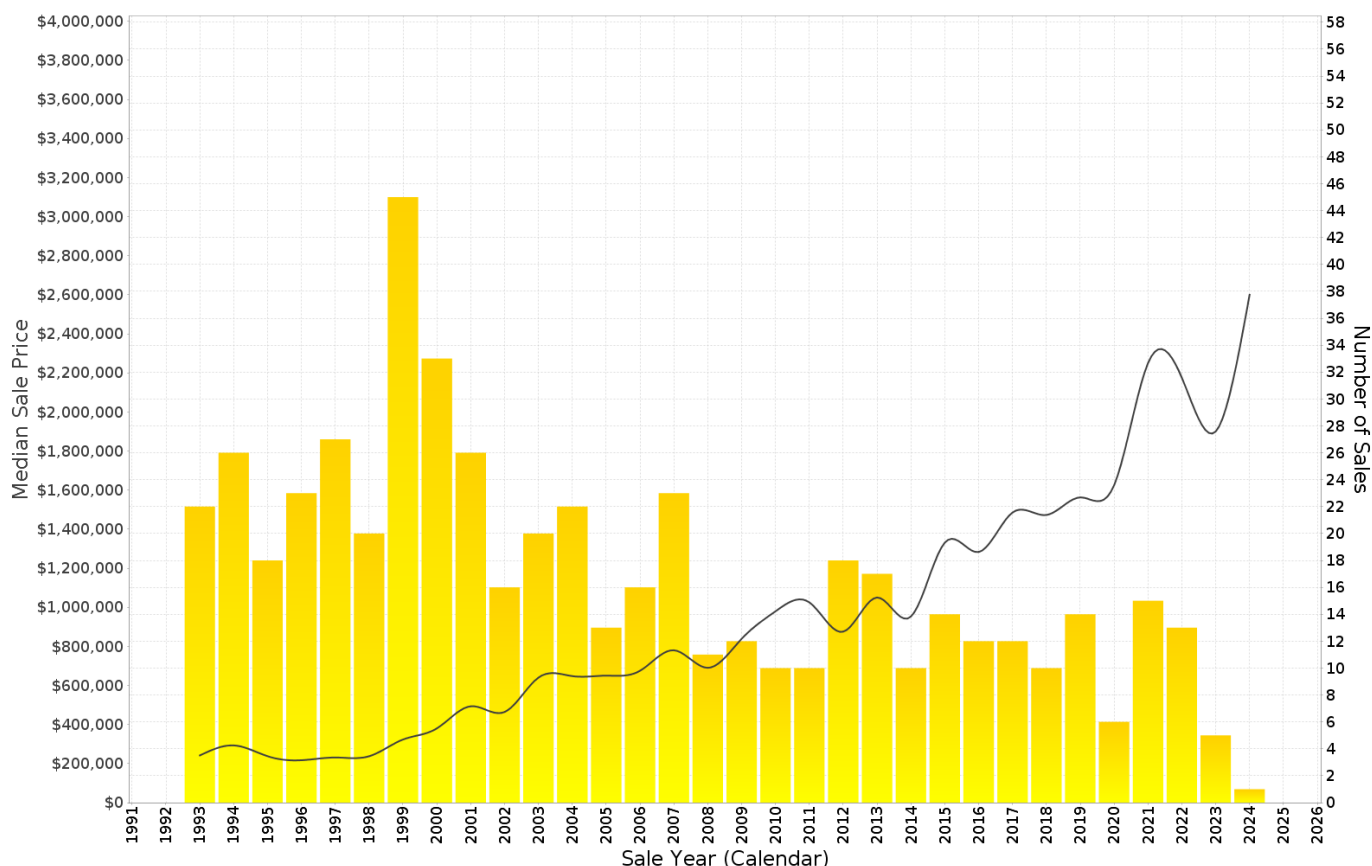
Based on a rolling 12 month period and may differ from calendar year statistics

## Suburb Growth

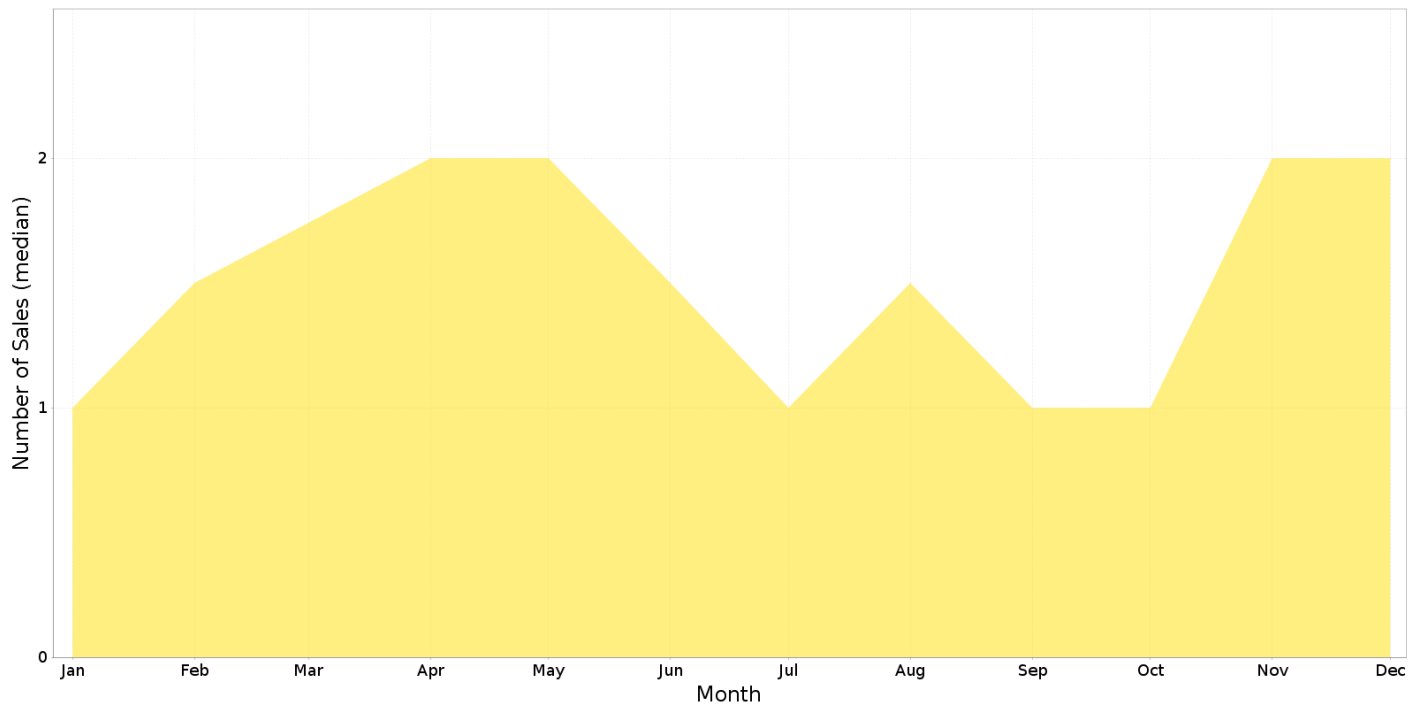
**+17.7%**

Current Median Price: \$2,530,000  
Previous Median Price: \$2,150,000

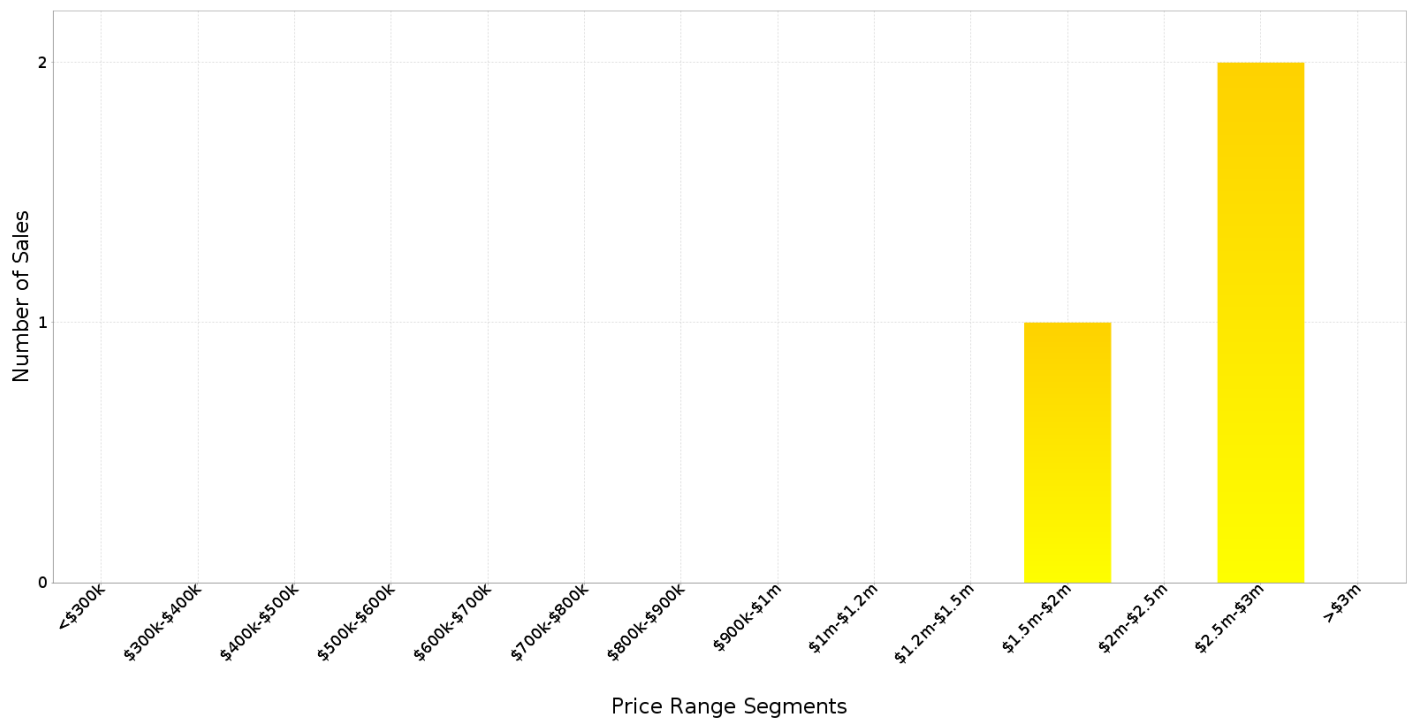
Based on 18 recorded House sales compared over the last two rolling 12 month periods



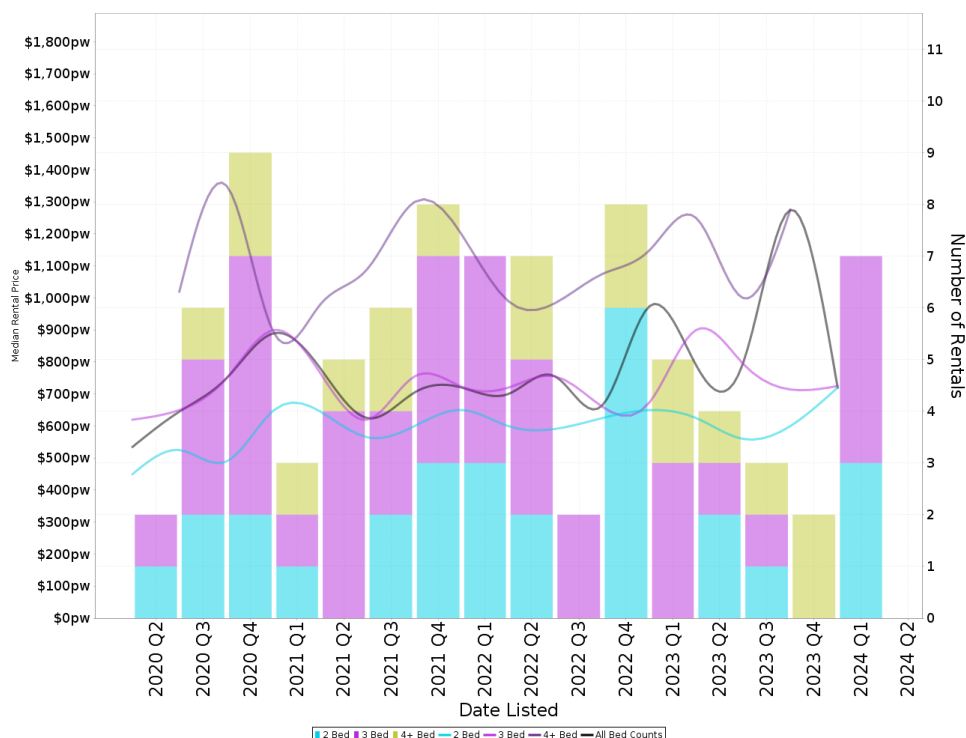
## TURNER - Peak Selling Periods (3 years)



## TURNER - Price Range Segments (12 months)



## Median Weekly Rents (Houses)



### Suburb Sale Price Growth

**+17.7%**

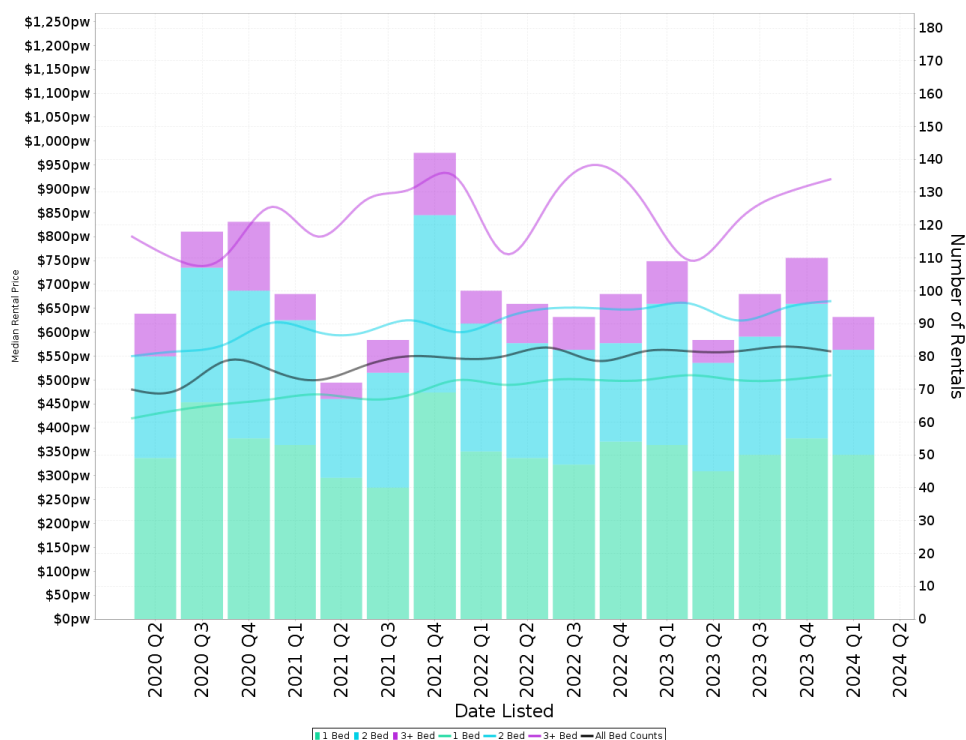
Current Median Price: \$2,530,000  
Previous Median Price: \$2,150,000  
Based on 18 registered House sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+1.6%**

Current Median Price: \$2,530,000  
Current Median Rent: \$755  
Based on 16 registered House rentals compared over the last 12 months.

## Median Weekly Rents (Units)



### Suburb Sale Price Growth

**+3.8%**

Current Median Price: \$650,000  
Previous Median Price: \$626,000  
Based on 230 registered Unit sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+4.5%**

Current Median Price: \$650,000  
Current Median Rent: \$560  
Based on 386 registered Unit rentals compared over the last 12 months.

# TURNER - Recently Sold Properties

Median Sale Price

**\$2.53m**

Based on 3 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

**+17.7%**

Current Median Price: \$2,530,000  
Previous Median Price: \$2,150,000

Based on 18 recorded House sales compared over the last two rolling 12 month periods

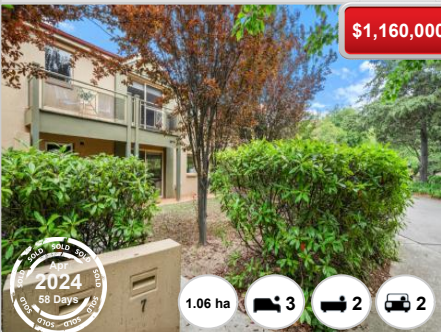
# Sold Properties

**3**

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

**7/60 BOLDREWOOD ST**



**\$1,160,000**

2024 Apr 58 Days

1.06 ha 3 2 2

**71 MCCAUGHEY ST**

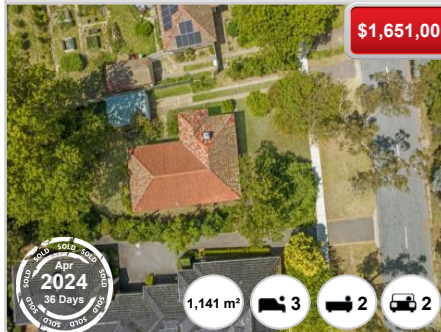


**\$1,580,000**

2024 Apr 28 Days

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

**41 NICHOLSON CRES**

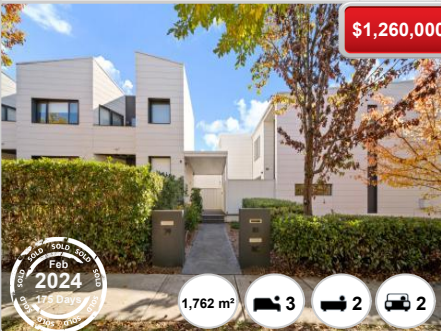


**\$1,651,000**

2024 Apr 38 Days

1,141 m<sup>2</sup> 3 2 2

**73 MACLEAY ST**




**\$1,260,000**

2024 Feb 175 Days

1,762 m<sup>2</sup> 3 2 2

**25 CONDAMINE ST**



**\$2,600,000**

2024 Jan N/A

1,010 m<sup>2</sup> - - -

# TURNER - Properties For Rent

## Median Rental Price

**\$755 /w**

Based on 16 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

**+1.6%**

Current Median Price: \$2,530,000  
Current Median Rent: \$755

Based on 3 recorded House sales and 16 House rentals compared over the last 12 months

## Number of Rentals

**16**

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

**10 HACKETT GARDENS**

**\$900 weekly**



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

Mar 2024 49 Days

**49 FROGGATT STREET**

**\$690 per week**



1,336 m<sup>2</sup> 3 1 1

Feb 2024 74 Days

**44 Masson Street**

**\$630**



1,625 m<sup>2</sup> 3 1 1

Feb 2024 78 Days