

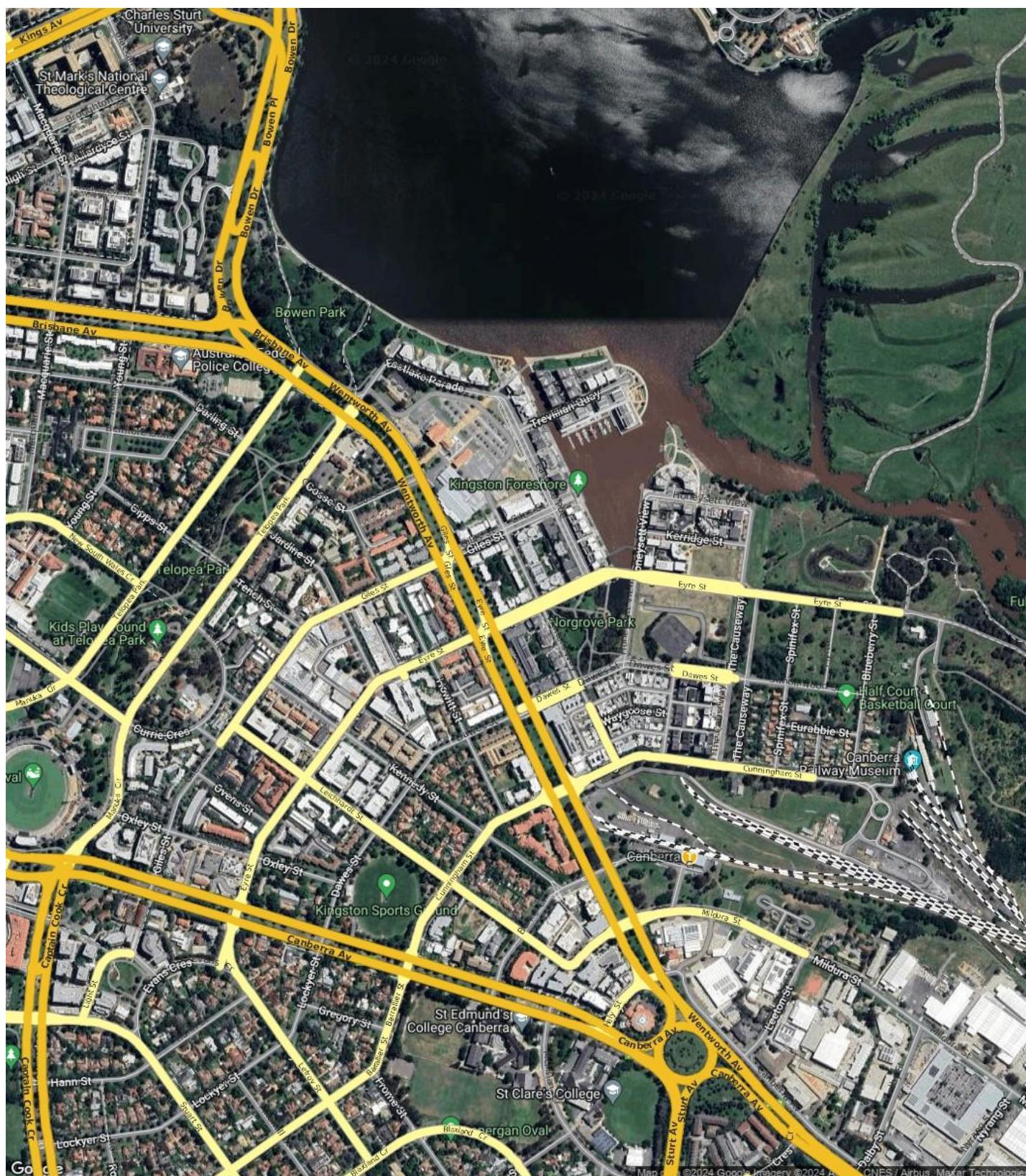
RayWhite.

Suburb
flyover report

KINGSTON (UNIT)

PREPARED BY: RAY WHITE CANBERRA, RAY WHITE CORPORATE DEFAULT

KINGSTON - Suburb Map



KINGSTON - Sales Statistics (Units)

Year	# Sales	Median	Growth	Low	High
2006	137	\$ 380,000	0.0 %	\$ 78,000	\$ 3,400,000
2007	173	\$ 395,000	3.9 %	\$ 200,000	\$ 1,060,000
2008	124	\$ 420,000	6.3 %	\$ 54,400	\$ 25,150,000
2009	144	\$ 440,500	4.9 %	\$ 253,333	\$ 1,340,000
2010	197	\$ 500,000	13.5 %	\$ 260,000	\$ 2,500,000
2011	444	\$ 521,000	4.2 %	\$ 230,000	\$ 2,345,000
2012	344	\$ 495,000	-5.0 %	\$ 242,000	\$ 2,439,725
2013	264	\$ 510,000	3.0 %	\$ 13,000	\$ 3,100,000
2014	209	\$ 519,900	1.9 %	\$ 338,000	\$ 2,750,000
2015	222	\$ 558,500	7.4 %	\$ 210,000	\$ 2,772,000
2016	291	\$ 485,000	-13.2 %	\$ 140,000	\$ 2,200,000
2017	414	\$ 518,950	7.0 %	\$ 105,000	\$ 3,350,000
2018	359	\$ 505,000	-2.7 %	\$ 170,000	\$ 3,400,000
2019	284	\$ 561,000	11.1 %	\$ 28,000	\$ 3,250,000
2020	516	\$ 660,000	17.6 %	\$ 68,700	\$ 21,493,391
2021	473	\$ 642,500	-2.7 %	\$ 36,000	\$ 7,300,000
2022	302	\$ 687,500	7.0 %	\$ 33,500	\$ 3,300,000
2023	277	\$ 685,000	-0.4 %	\$ 147,420	\$ 4,741,000
2024	39	\$ 691,000	0.9 %	\$ 250,000	\$ 2,120,000

Median Sale Price

\$688k

Based on 246 recorded Unit sales within the last 12 months (Apr '23 - Mar '24)

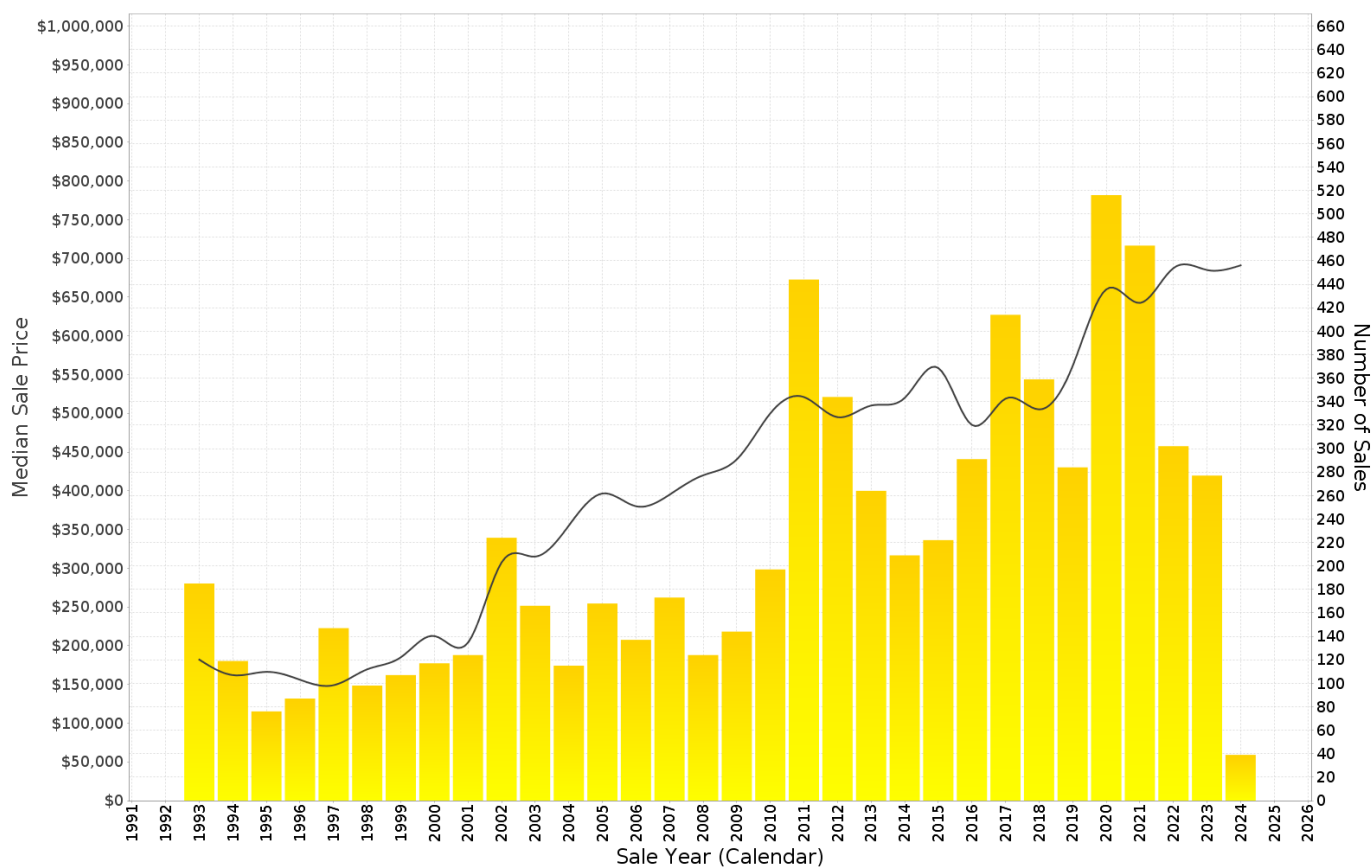
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

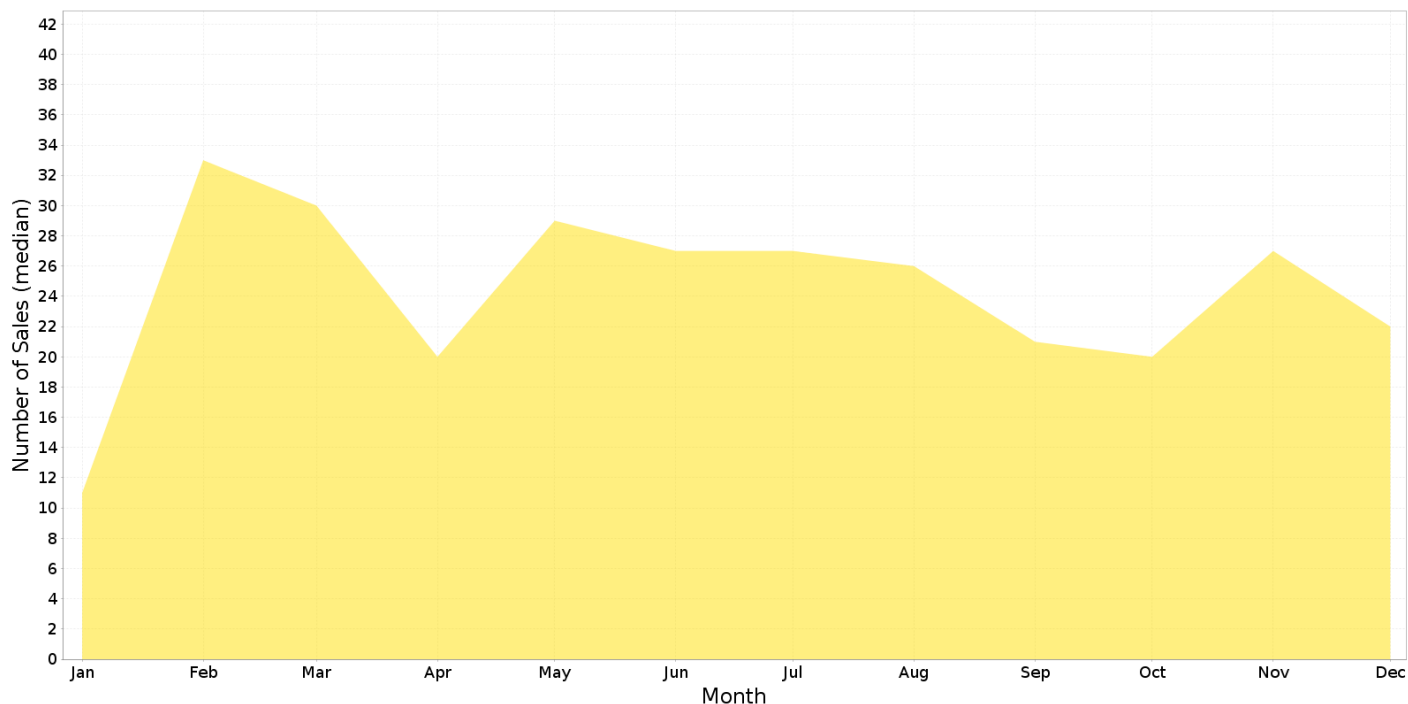
-1.1%

Current Median Price: \$687,500
Previous Median Price: \$695,000

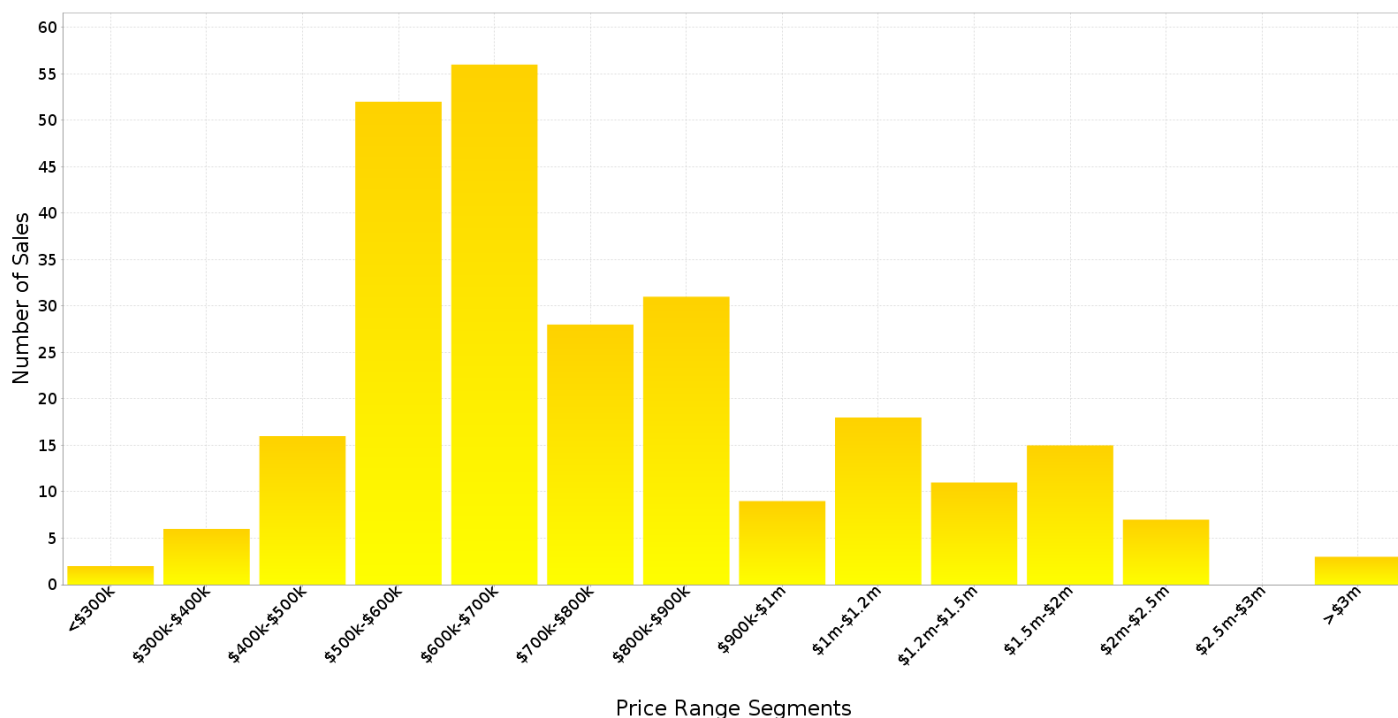
Based on 525 recorded Unit sales compared over the last two rolling 12 month periods



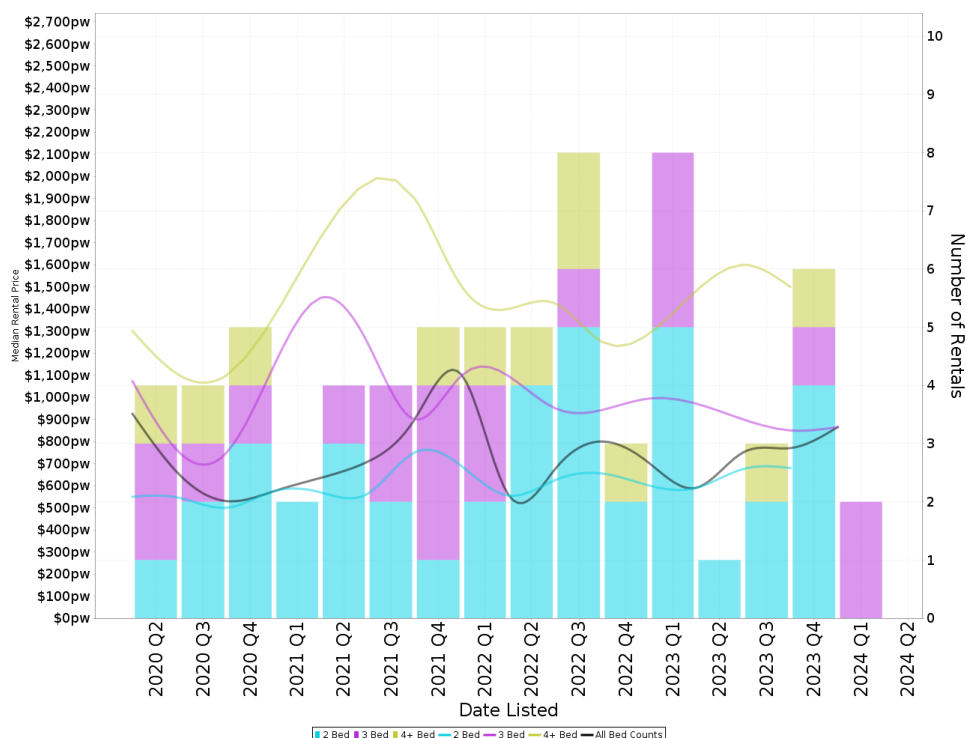
KINGSTON - Peak Selling Periods (3 years)



KINGSTON - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

-6.8%

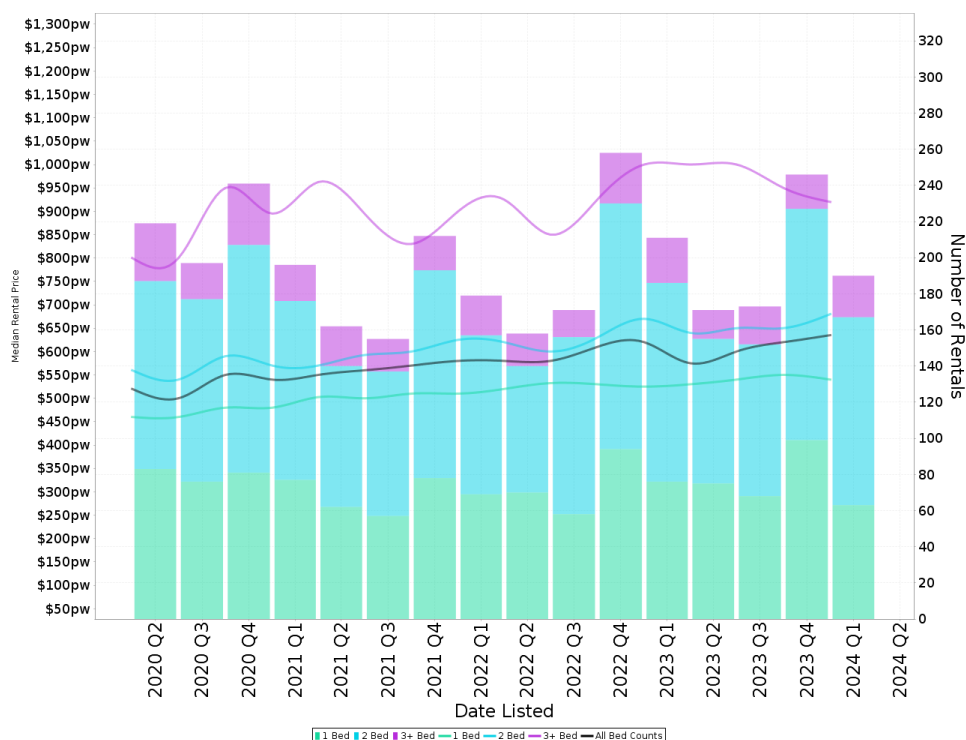
Current Median Price: \$2,400,000
Previous Median Price: \$2,575,000
Based on 9 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+1.7%

Current Median Price: \$2,400,000
Current Median Rent: \$790
Based on 12 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-1.1%

Current Median Price: \$687,500
Previous Median Price: \$695,000
Based on 525 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.6%

Current Median Price: \$687,500
Current Median Rent: \$610
Based on 780 registered Unit rentals compared over the last 12 months.

KINGSTON - Recently Sold Properties

Median Sale Price

\$688k

Based on 246 recorded Unit 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

-1.1%

Current Median Price: \$687,500
Previous Median Price: \$695,000

Based on 525 recorded Unit sales compared over the last two rolling 12 month periods

Sold Properties

246

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

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

40/11 TREVILLIAN QY

\$700,000

May 2024
108 Days

5,216 m² 2 2 2

406/34 EYRE ST

\$588,000

May 2024

1 1 1

LG9/10 PARBERY CAUS

\$915,000

May 2024
374 Days

776 m² 2 2 1

1/6 TREVILLIAN QY

\$780,000

May 2024
78 Days

6,515 m² 2 2 2

116/8 JARDINE ST

\$790,000

Apr 2024
136 Days

3 2 1

53/47 KENNEDY ST

\$630,000

Apr 2024
17 Days

5,017 m² 2 1 1

42/17 TREVILLIAN QY

\$3,900,000

Apr 2024
21 Days

3 3 3

321/50 EASTLAKE PDE

\$380,000

Apr 2024
323 Days

1 1 1

1/82 WENTWORTH AVE

\$805,000

Apr 2024
50 Days

4,582 m² 2 2 2

104/50 EASTLAKE PDE

\$490,000

Apr 2024
41 Days

4,388 m² 1 1 1

34/19 HOWITT ST

\$755,000

Apr 2024
81 Days

5,558 m² 2 1 1

135/8 JARDINE ST

\$600,000

Apr 2024
32 Days

2 1 1

111/82 WENTWORTH AVE

\$910,000

Apr 2024
83 Days

4,582 m² 3 2 2

4/11 TREVILLIAN QY

\$710,000

Apr 2024
7 Days

5,216 m² 2 2 2

26/30 CUNNINGHAM ST

\$660,000

Apr 2024
N/A

1.32 ha 2 2 2

10/4 TENCH ST

\$635,000

Apr 2024
43 Days

4,273 m² 2 1 1

48/20 EYRE ST

\$725,000

Apr 2024
56 Days

6,129 m² 2 2 2

3/47 EYRE ST

\$630,000

Apr 2024
N/A

2 1 1

19/19 HOWITT ST

\$735,000

Apr 2024
45 Days

5,558 m² 2 1 1

236/34 EYRE ST

\$515,000

Apr 2024
76 Days

1 1 1

7/6 HOWITT ST

\$685,000

Apr 2024
N/A

1,010 m² 2 1 1

KINGSTON - Properties For Rent

Median Rental Price

\$610 /w

Based on 780 recorded Unit 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

+4.6%

Current Median Price: \$687,500
Current Median Rent: \$610

Based on 246 recorded Unit sales and 780 Unit rentals compared over the last 12 months

Number of Rentals

780

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

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

12/11 KERRIDGE STREET

\$650 per week

2,474 m²

May 2024 3 Days

68/41 Eastlake Parade

\$980 pw

4,938 m²

May 2024 1 Day

37/39 EASTLAKE PARADE

\$530 per week

4,937 m²

May 2024 2 Days

13/9 Howitt Street

\$590 per week

3,850 m²

May 2024 3 Days

75/55 Dawes Street

\$680 Per Week

1.2 ha

May 2024 3 Days

16 GOSSE STREET

\$1,000 per

225 m²

May 2024 3 Days

35/12 HOWITT STREET

\$600 per week

3,958 m²

May 2024 6 Days

8/82 Wentworth Avenue

\$720 Per Week

4,582 m²

May 2024 6 Days

11/11 Trevillian Quay

\$660 Per Week

5,216 m²

May 2024 7 Days

89/72 WENTWORTH AVENUE

\$600 Per week

1.32 ha 2 2 1

May 2024 7 Days

66/5 Kerridge Street

\$690 per week

2,413 m² 2 2 2

13/35 Eastlake Parade

\$570 per week

5,308 m² 1 1 1

May 2024 7 Days

9/9 HOWITT STREET

\$630 per week

3,850 m² 2 1 1

May 2024 7 Days

506/34 EYRE STREET

\$680

9,163 m² 2 2 2

May 2024 8 Days

18/29 Eastlake Parade

\$660 per week

5,308 m² 1 1 1

May 2024 8 Days

12/4 TENCH STREET

\$550 Per week

4,273 m² 2 1 1

May 2024 8 Days

74/72 Wentworth Avenue

\$680 per week

1.32 ha 2 2 1

May 2024 10 Days

14/106 GILES STREET

\$700 per week

1.1 ha 2 2 1

Apr 2024 10 Days

19/19 Leichhardt Street

\$520 pw

4,030 m² 1 1 1

Apr 2024 10 Days

21/18 CURRIE CRESCENT

\$650 Per week

1,397 m² 2 1 1

Apr 2024 13 Days

303/10 Parbery Street

\$900 Per week

776 m² 2 2 2

Apr 2024 13 Days