

SCHERING SUMMER

-

# Suburb flyover report

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

## **PHILLIP - 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)

## **PHILLIP - Sales Statistics (Houses)**

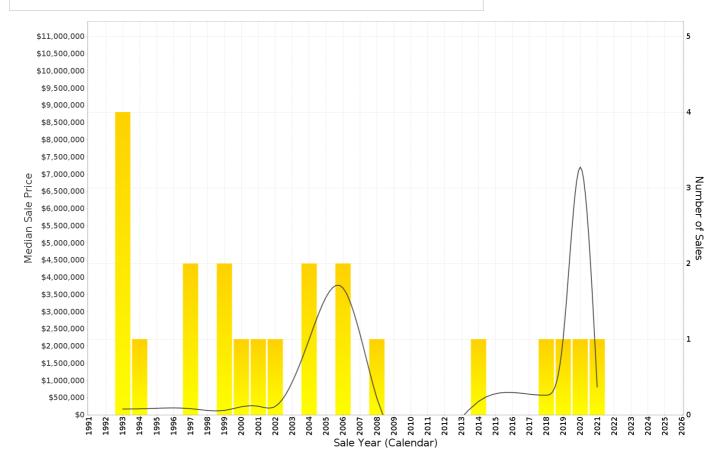
Year	# Sales	Median	Growth	Low	High
2006	2	\$ 3,686,250	0.0 %	\$ 272,500	\$ 7,100,000
2007	0				
2008	1	\$ 480,000	0.0 %	\$ 480,000	\$ 480,000
2009	0				
2010	0				
2011	0				
2012	0				
2013	0				
2014	1	\$ 390,000	0.0 %	\$ 390,000	\$ 390,000
2015	0				
2016	0				
2017	0				
2018	1	\$ 571,000	0.0 %	\$ 571,000	\$ 571,000
2019	1	\$ 2,250,000	294.0 %	\$ 2,250,000	\$ 2,250,000
2020	1	\$ 7,200,000	220.0 %	\$ 7,200,000	\$ 7,200,000
2021	1	\$ 810,000	-88.8 %	\$ 810,000	\$ 810,000
2022	0				
2023	0				
2024	0				

## Median Sale Price

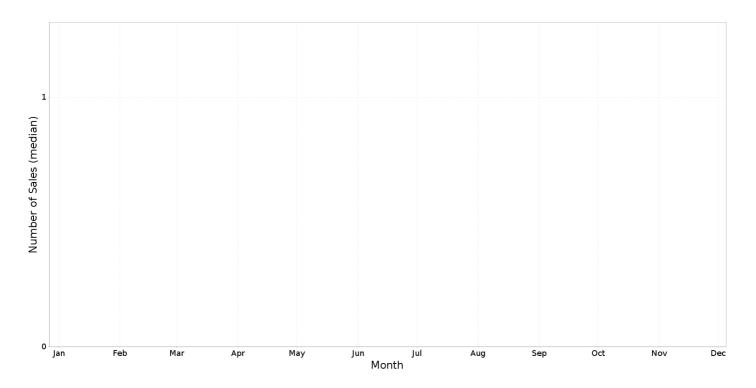


### **Suburb Growth**



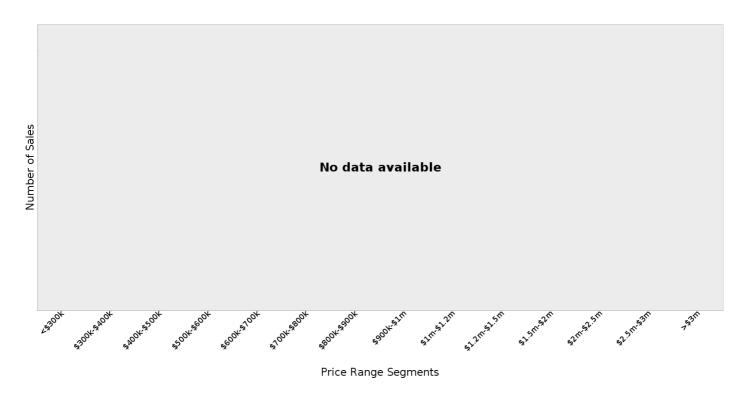


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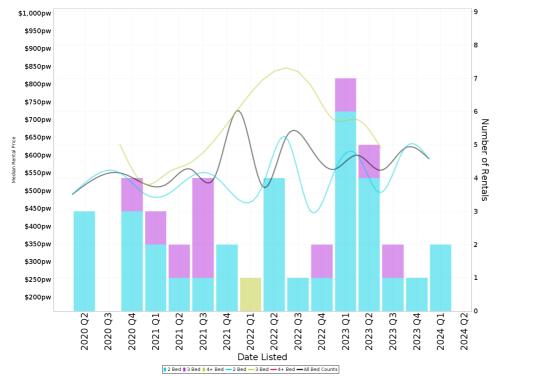


## **PHILLIP - Peak Selling Periods (3 years)**

## **PHILLIP - Price Range Segments (12 months)**



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## **Median Weekly Rents (Houses)**

#### **Suburb Sale Price Growth**



#### **Suburb Rental Yield**



## **Median Weekly Rents (Units)**

290 \$1,050pw 280 \$1.000pv 270 \$950pw 260 250 \$900pw 240 230 \$850pw 220 \$800pw 210 200 \$750pw 190 190 180 U 170 M 160 P 150 C \$700pw \$650pw \$600pw 150 150 r of Rentals 120 110 \$550pw \$500pw \$450pw 100 \$400pw 90 \$350pw 80 70 \$300pv 60 50 \$250pw 40 \$200pw 30 20 \$150pw 10 02 \$100pw 2022 Q2 2020 Q2 2020 03 2020 Q4 2021 Q1 Q2 2022 Q3 2023 Q2 2023 Q4 2024 Q1 2021 Q3 2021 Q4 2022 Q1 2023 Q3 2022 Q4 2023 Q1 2021 2024 Date Listed 1 Bed 2 Bed 3+ Bed - 1 Bed - 2 Bed - 3+ Bed - All Bed Counts

#### **Suburb Sale Price Growth**



Current Median Price: \$590.000 Previous Median Price: \$575,000 ed on 300 registered Unit sales compared of the last two rolling 12 month periods.

#### **Suburb Rental Yield**



Current Median Price: \$590,000 Current Median Rent: \$550 Based on 523 registered Unit rentals compared over the last 12 months.

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## **PHILLIP - Recently Sold Properties**

## Median Sale Price

N/A

## Suburb Growth

N/A

## **# Sold Properties**

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



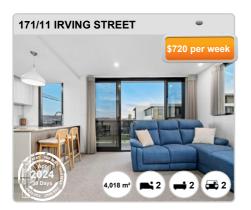
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## **PHILLIP - Properties For Rent**

## Median Rental Price \$610 /w

Based on 10 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**

N/A

# Number of Rentals

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

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