

**RayWhite.**

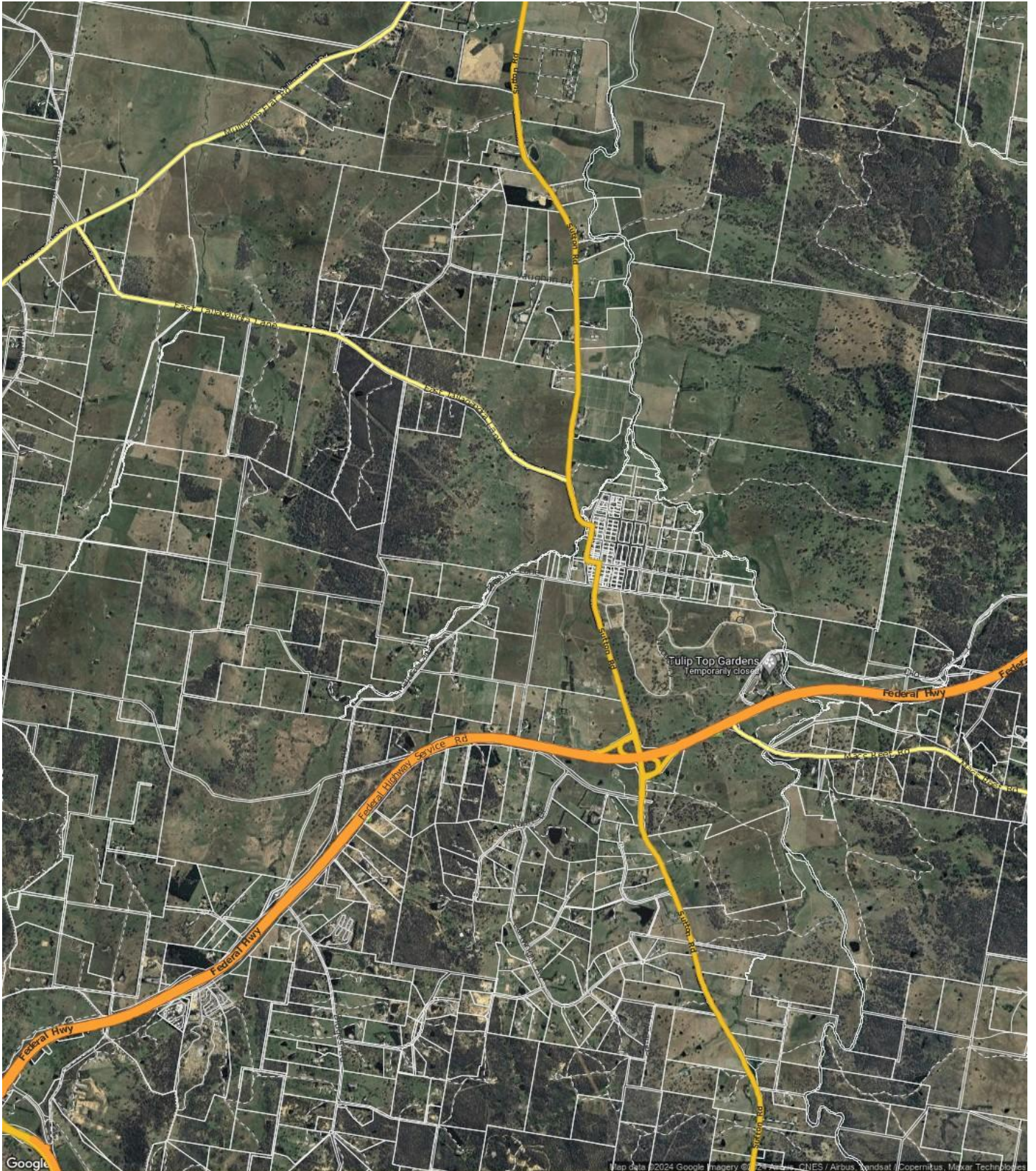
# Suburb flyover report

SUTTON (HOUSE)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA



## SUTTON - Suburb Map



Prepared on 11/07/2024 by Customer Care VA , +61 (02) 6173 6300 at Ray White Canberra. © Property Data Solutions Pty Ltd 2024 (pricfinder.com.au)

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# SUTTON - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2006	8	\$ 657,250	0.0 %	\$ 355,000	\$ 899,000
2007	13	\$ 530,000	-19.4 %	\$ 200,000	\$ 1,850,000
2008	11	\$ 620,000	17.0 %	\$ 7,500	\$ 1,660,000
2009	13	\$ 810,000	30.6 %	\$ 380,000	\$ 1,500,000
2010	8	\$ 990,000	22.2 %	\$ 500,000	\$ 1,900,000
2011	17	\$ 635,000	-35.9 %	\$ 200,000	\$ 1,600,000
2012	10	\$ 1,115,000	75.6 %	\$ 485,000	\$ 1,600,000
2013	8	\$ 935,000	-16.1 %	\$ 495,000	\$ 1,525,000
2014	20	\$ 1,055,000	12.8 %	\$ 250,000	\$ 3,600,000
2015	11	\$ 950,000	-10.0 %	\$ 270,000	\$ 1,650,000
2016	10	\$ 1,220,000	28.4 %	\$ 680,000	\$ 1,900,000
2017	13	\$ 1,400,000	14.8 %	\$ 655,000	\$ 1,950,000
2018	11	\$ 1,350,000	-3.6 %	\$ 590,000	\$ 3,000,000
2019	16	\$ 1,250,000	-7.4 %	\$ 605,000	\$ 3,400,000
2020	14	\$ 1,067,500	-14.6 %	\$ 29,900	\$ 2,200,000
2021	23	\$ 1,855,000	73.8 %	\$ 630,000	\$ 4,855,000
2022	12	\$ 2,292,500	23.6 %	\$ 400,000	\$ 4,100,000
2023	8	\$ 1,312,500	-42.7 %	\$ 190,000	\$ 3,100,000
2024	4	\$ 1,115,000	-15.0 %	\$ 500,000	\$ 3,650,000

Median Sale Price  
**\$1.08m**

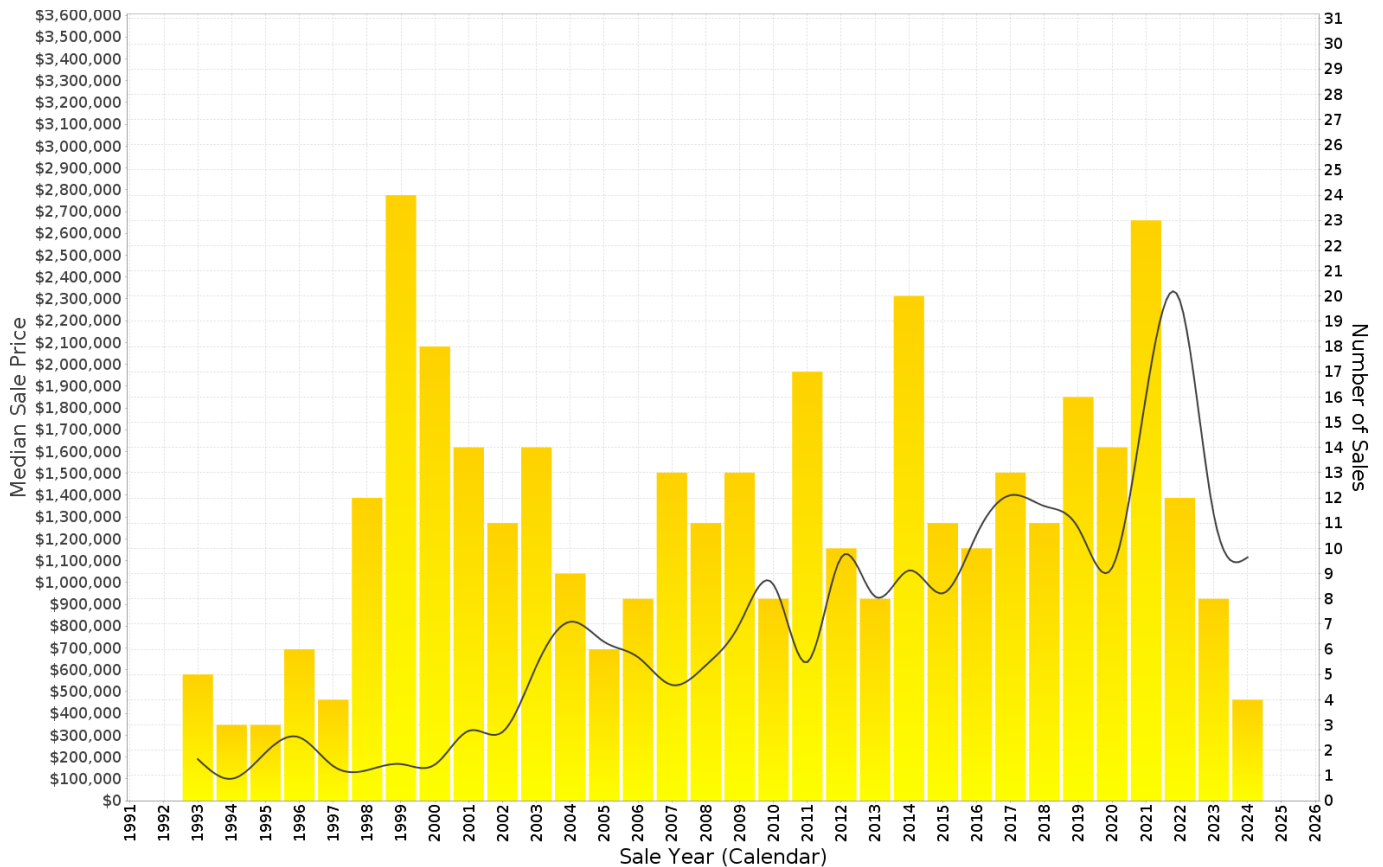
Based on 7 recorded House sales within the last 12 months (Financial Year 2024)

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

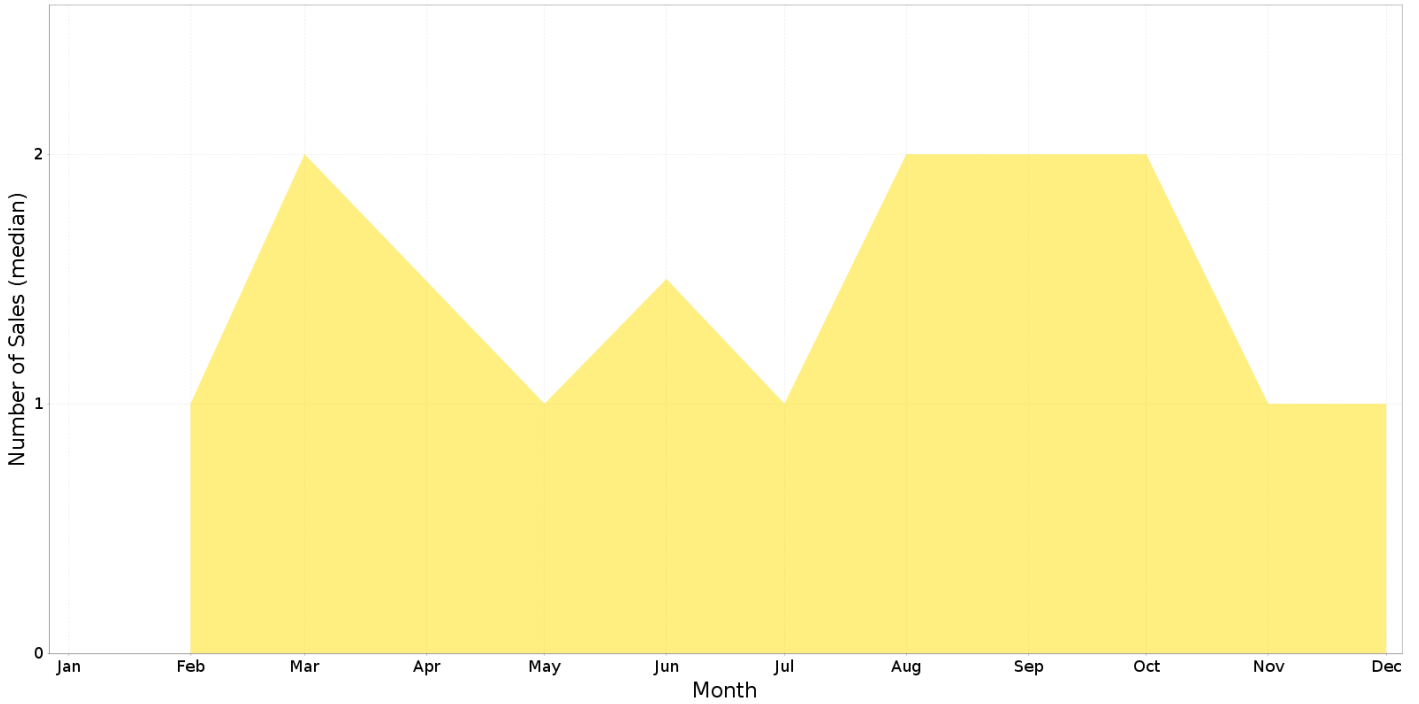
Suburb Growth  
**-0.7%**

Current Median Price: \$1,080,000  
Previous Median Price: \$1,087,500

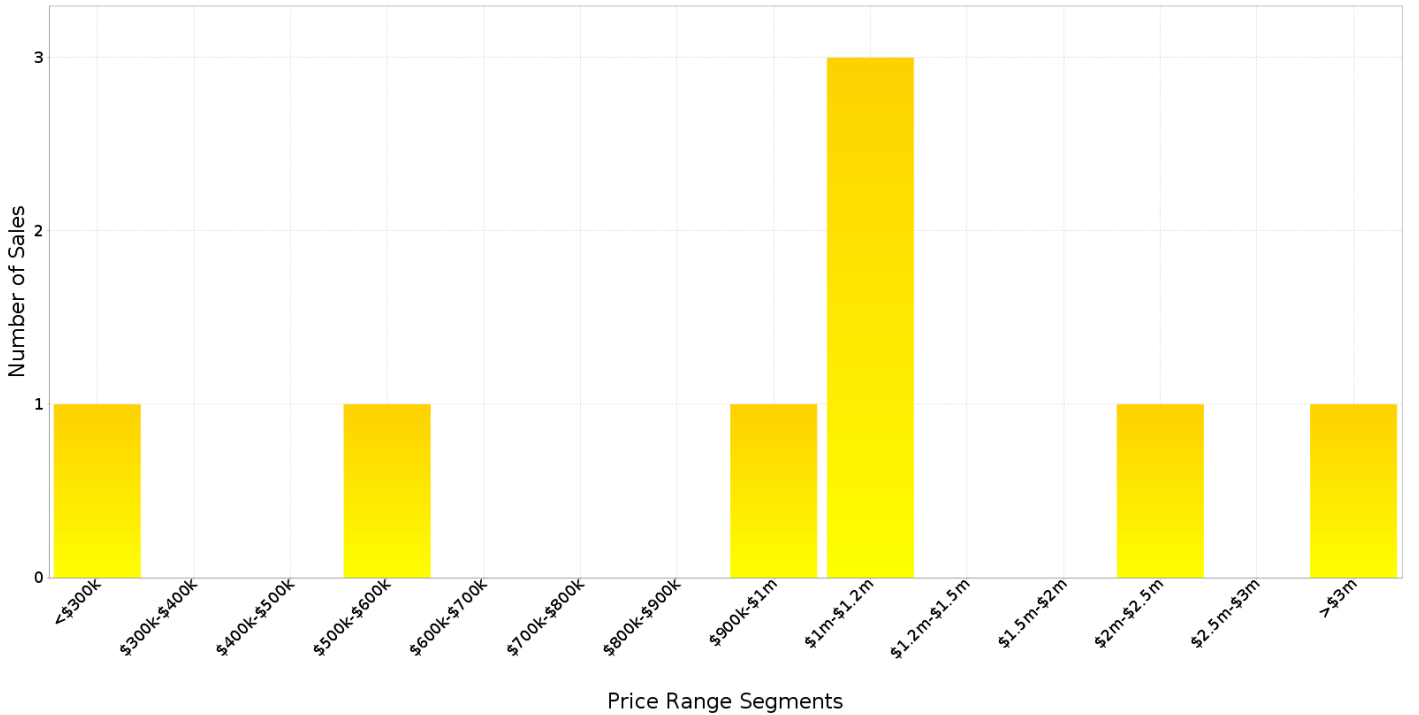
Based on 18 recorded House sales compared over the last two rolling 12 month periods



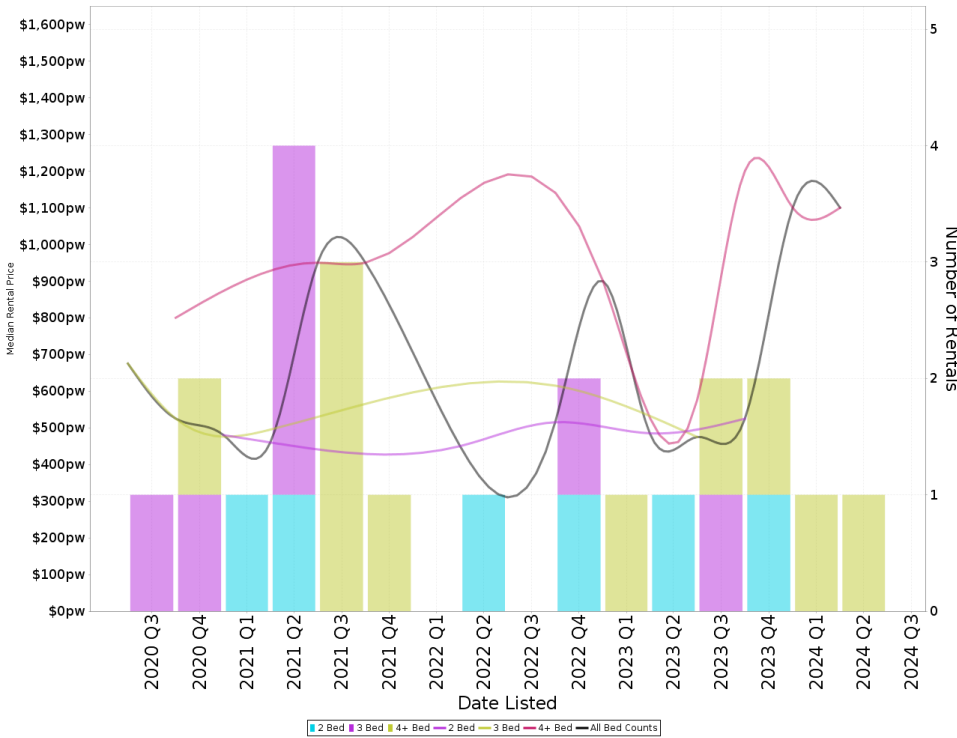
## SUTTON - Peak Selling Periods (3 years)



## SUTTON - Price Range Segments (12 months)



# Median Weekly Rents (Houses)



### Suburb Sale Price Growth

**-0.7%**

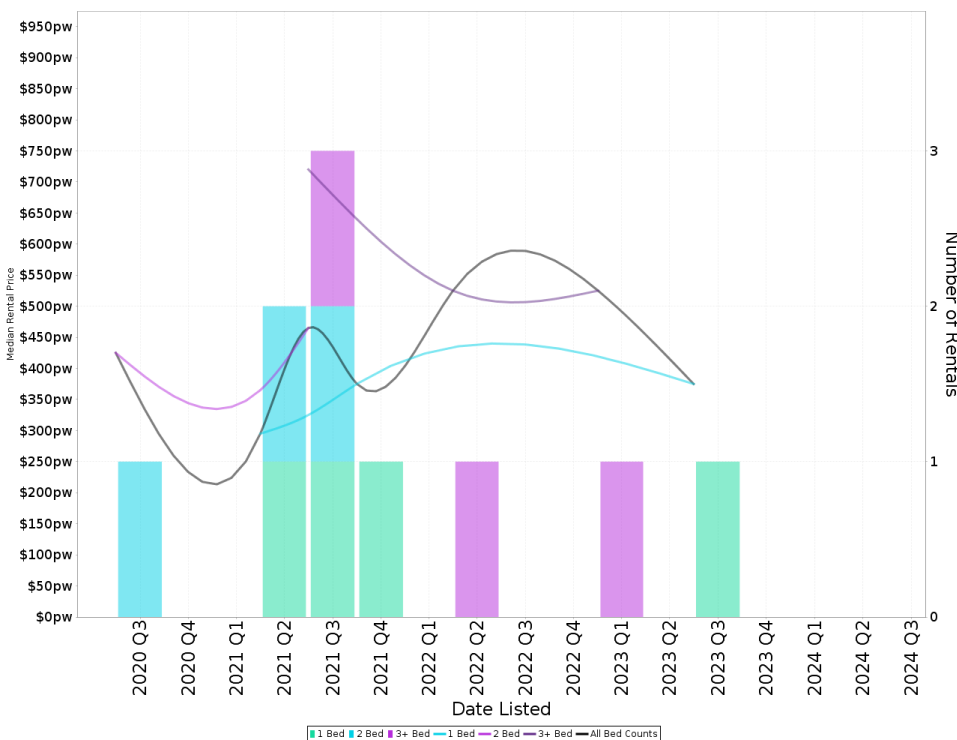
Current Median Price: \$1,080,000  
 Previous Median Price: \$1,087,500  
 Based on 18 registered House sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+2.8%**

Current Median Price: \$1,080,000  
 Current Median Rent: \$575  
 Based on 6 registered House rentals compared over the last 12 months.

# Median Weekly Rents (Units)



### Suburb Sale Price Growth

N/A

### Suburb Rental Yield

N/A

# SUTTON - Recently Sold Properties

Median Sale Price

**\$1.08m**

Based on 7 recorded House sales within the last 12 months (Financial Year 2024)

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

Suburb Growth

**-0.7%**

Current Median Price: \$1,080,000  
Previous Median Price: \$1,087,500

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

# Sold Properties

**7**

Based on recorded House sales within the 12 months (Financial Year 2024)

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

**120 CARTWRIGHT AVE**



**\$2,150,000**

May 2024  
72 Days

5.08 ha 2 2 4

**21/1246 FEDERAL HWY**



**\$160,000**

May 2024  
N/A

1 1 1

**93 HARCOURT CL**



**\$1,080,000**

May 2024  
N/A

1.01 ha - - -

**42 BYWONG ST**




**\$1,150,000**

Mar 2024  
202 Days

2,023 m<sup>2</sup> 5 3 4

**151 BIDGES RD**




**\$500,000**

Mar 2024  
N/A

12.15 ha 1 1 1

**512 MAJURA LANE**



**\$3,650,000**

Feb 2024  
14 Days

40.47 ha 4 1 2

# SUTTON - Properties For Rent

## Median Rental Price

**\$575 /w**

Based on 6 recorded House rentals within the last 12 months (Financial Year 2024)

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

## Rental Yield

**+2.8%**

Current Median Price: \$1,080,000  
Current Median Rent: \$575

Based on 7 recorded House sales and 6 House rentals compared over the last 12 months

## Number of Rentals

**6**

Based on recorded House rentals within the last 12 months (Financial Year 2024)

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

