

RayWhite.

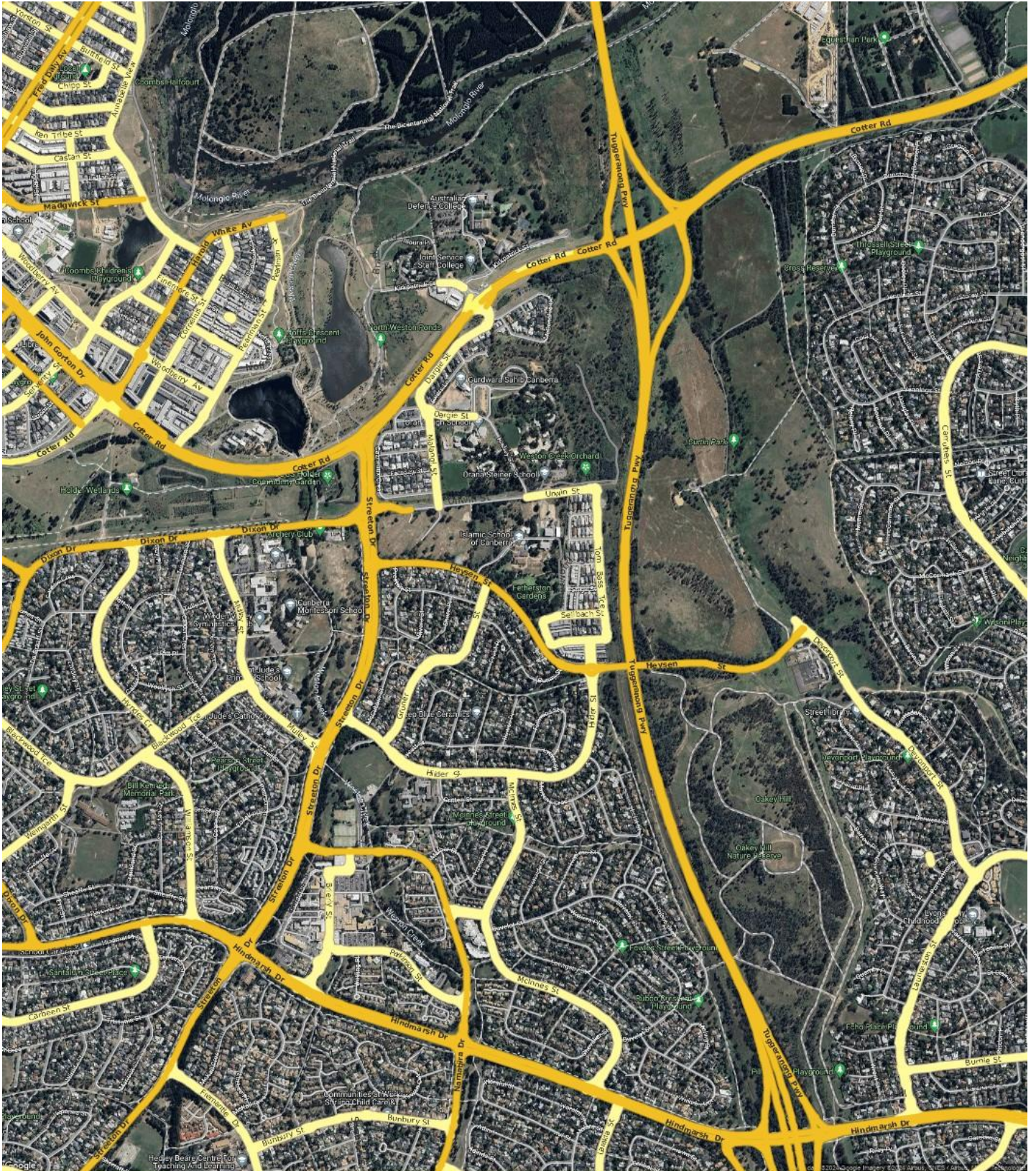
Suburb flyover report

WESTON (HOUSE)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA



WESTON - Suburb Map



WESTON - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2006	51	\$ 435,000	0.0 %	\$ 300,000	\$ 702,500
2007	47	\$ 465,000	6.9 %	\$ 345,000	\$ 790,000
2008	42	\$ 475,500	2.3 %	\$ 350,000	\$ 685,000
2009	29	\$ 480,000	0.9 %	\$ 150,000	\$ 715,000
2010	28	\$ 572,500	19.3 %	\$ 275,000	\$ 745,000
2011	40	\$ 525,000	-8.3 %	\$ 337,000	\$ 735,000
2012	35	\$ 535,000	1.9 %	\$ 432,000	\$ 880,000
2013	36	\$ 512,500	-4.2 %	\$ 435,000	\$ 1,100,000
2014	39	\$ 630,000	22.9 %	\$ 450,000	\$ 1,010,000
2015	62	\$ 725,000	15.1 %	\$ 196,667	\$ 982,500
2016	52	\$ 727,500	0.3 %	\$ 227,000	\$ 1,175,000
2017	41	\$ 740,000	1.7 %	\$ 215,000	\$ 1,550,000
2018	38	\$ 719,634	-2.8 %	\$ 450,000	\$ 1,330,000
2019	59	\$ 730,000	1.4 %	\$ 90,000	\$ 2,010,000
2020	51	\$ 739,000	1.2 %	\$ 425,000	\$ 1,657,000
2021	51	\$ 1,003,000	35.7 %	\$ 315,000	\$ 2,000,000
2022	53	\$ 1,090,000	8.7 %	\$ 510,000	\$ 1,925,000
2023	44	\$ 957,500	-12.2 %	\$ 750,000	\$ 2,060,000
2024	11	\$ 966,000	0.9 %	\$ 740,000	\$ 1,405,000

Median Sale Price

\$946k

Based on 29 recorded House sales within the last 12 months (Financial Year 2024)

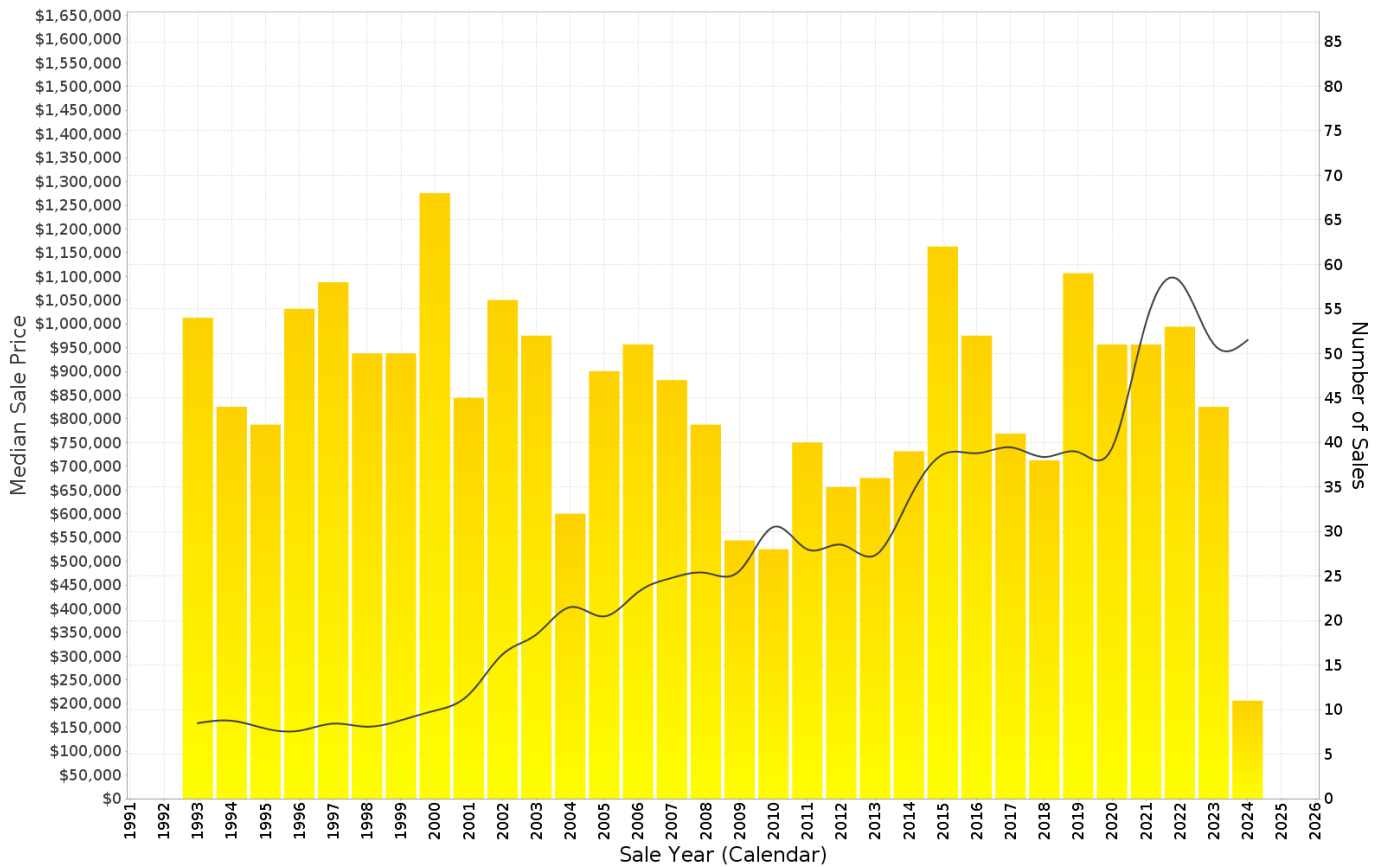
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

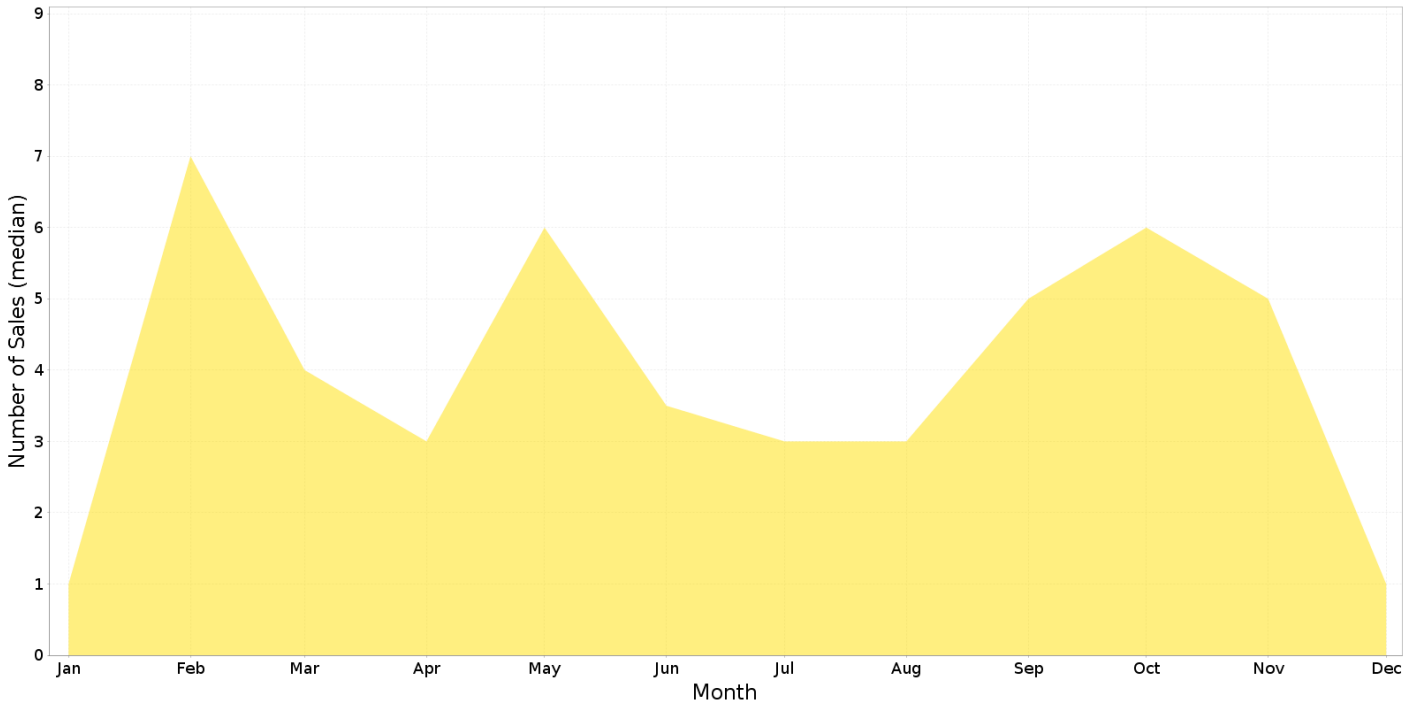
-10.1%

Current Median Price: \$946,000
Previous Median Price: \$1,052,500

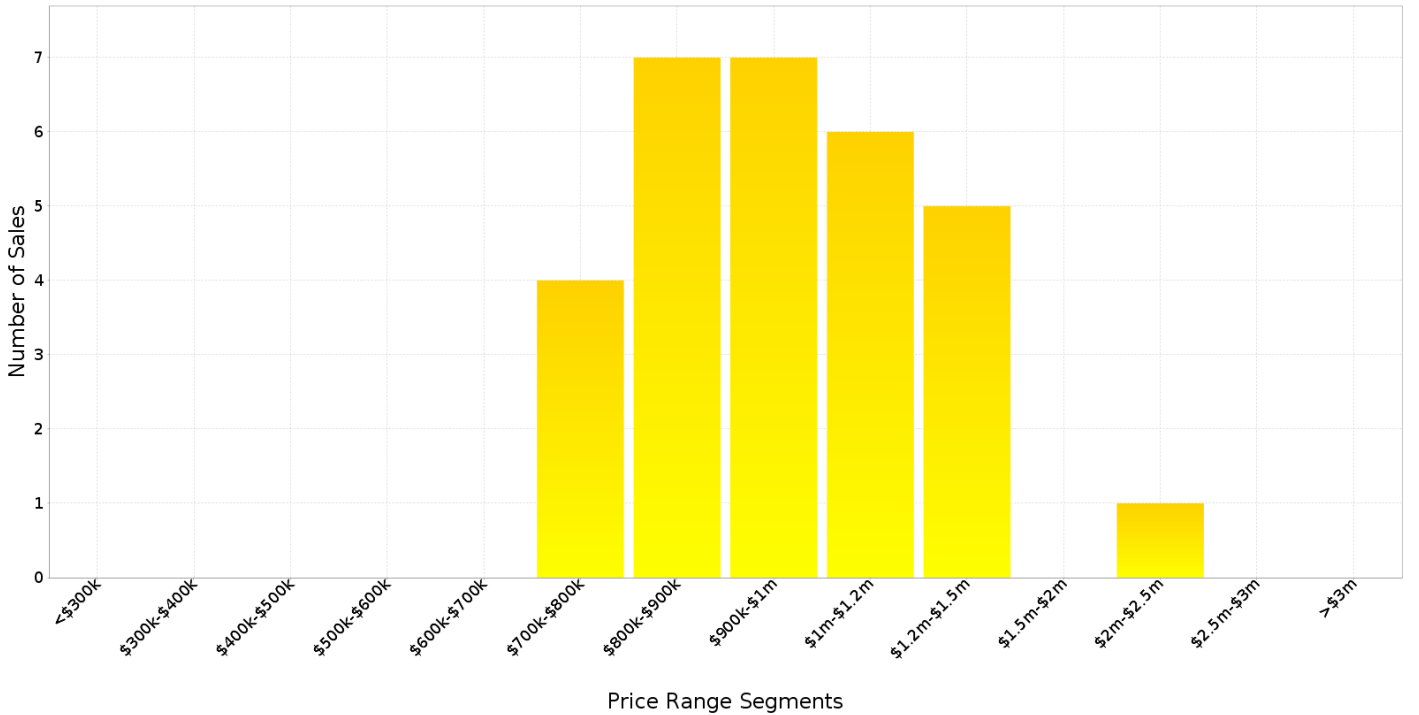
Based on 85 recorded House sales compared over the last two rolling 12 month periods



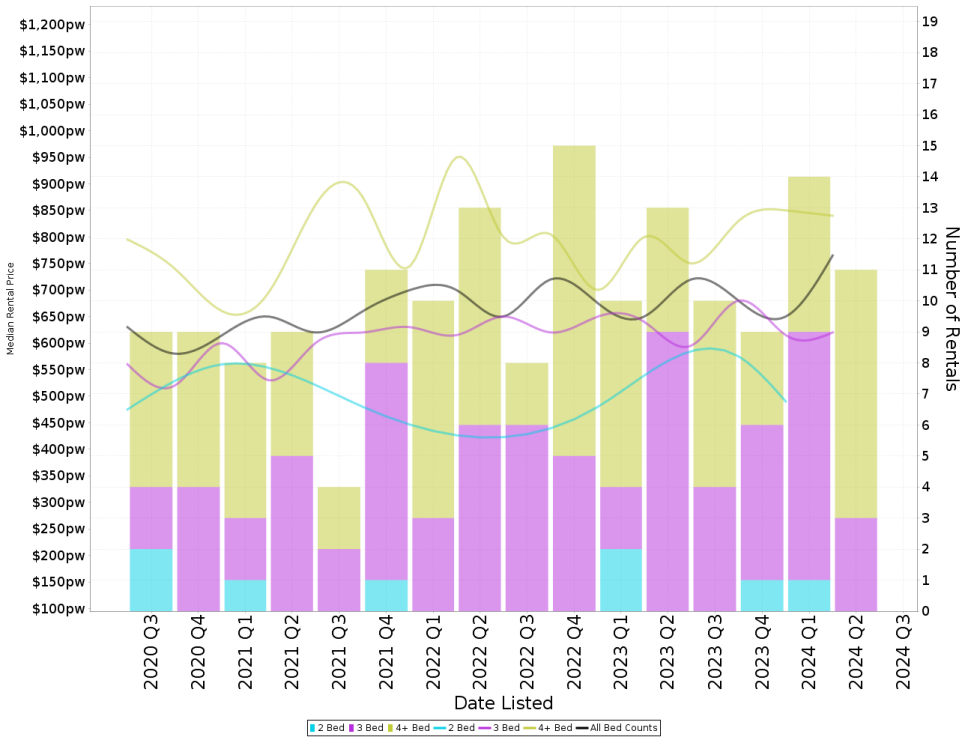
WESTON - Peak Selling Periods (3 years)



WESTON - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

-10.1%

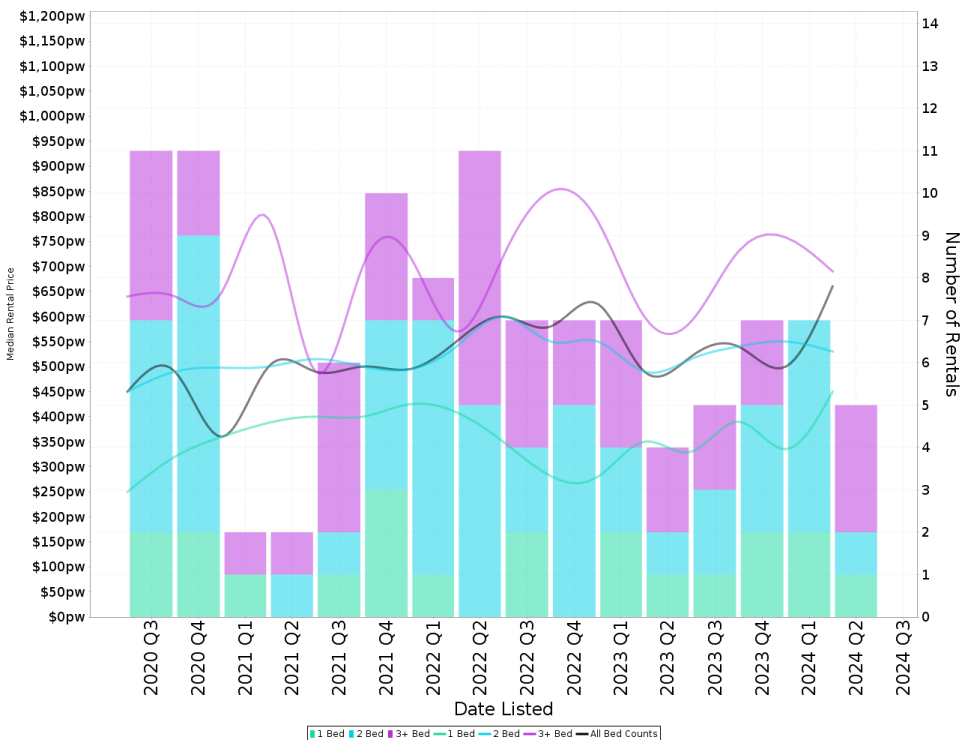
Current Median Price: \$946,000
Previous Median Price: \$1,052,500
Based on 85 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.8%

Current Median Price: \$946,000
Current Median Rent: \$700
Based on 44 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-11.6%

Current Median Price: \$653,000
Previous Median Price: \$738,500
Based on 27 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.2%

Current Median Price: \$653,000
Current Median Rent: \$530
Based on 24 registered Unit rentals compared over the last 12 months.

WESTON - Recently Sold Properties

Median Sale Price

\$946k

Based on 29 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

-10.1%

Current Median Price: \$946,000
Previous Median Price: \$1,052,500

Based on 85 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

29

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

5 SHIGA ST

15.7m
30.1m
470.4 m²
29.9m

\$1,000,000

470 m² 3 1 2

17 RIVERS ST

\$795,000

650 m² 3 1 2

5 SHORE PL

\$952,500

763 m² 3 1 1

10 GEOFF BARDON ST

\$1,480,000

601 m² 4 3 2

4 HOPKINS ST

\$1,225,000

752 m² 4 2 3

11 GRUNER ST

\$850,000

726 m² 3 1 2

22 MELDRUM ST

\$810,000

694 m² 3 1 -

1 GRITTEN ST

\$830,000

757 m² 3 1 2

53 CAZNEAUX CRES

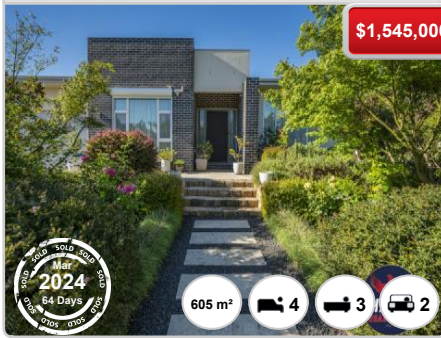
\$740,000

175 m² 2 1 2

16 LYCETT ST



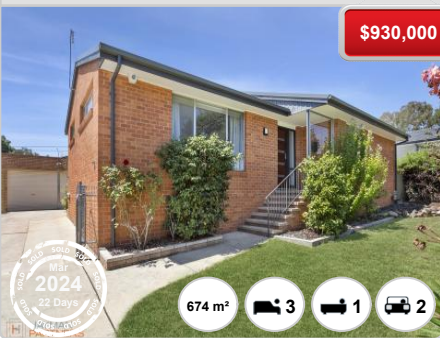
6 CAZNEAUX CRES



15 FOWLES ST



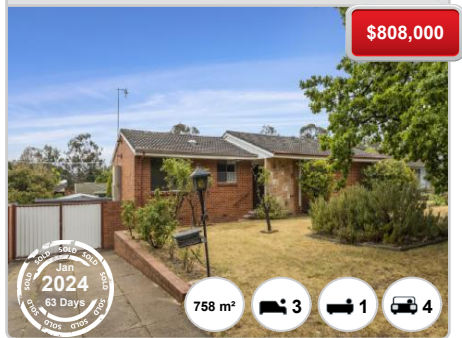
27 PRESTON ST



102 MCINNES ST



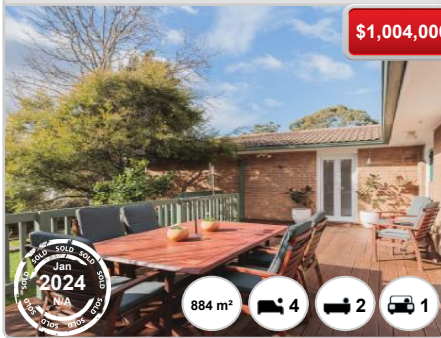
15 GRITTEN ST



40 CAZNEAUX CRES



11 BRYANT PL



WESTON - Properties For Rent

Median Rental Price

\$700 /w

Based on 44 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

+3.8%

Current Median Price: \$946,000
Current Median Rent: \$700

Based on 29 recorded House sales and 44 House rentals compared over the last 12 months

Number of Rentals

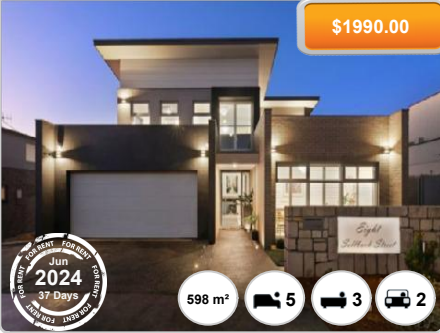
44


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

8 SELLBACH STREET

\$1990.00




598 m²
5
3
2

4 STURGESS PLACE

\$720 pw




730 m²
4
2
1

2/28 HEYSEN

\$450pw




810 m²
1
1
1