

# Suburb flyover report

RICHARDSON (HOUSE)

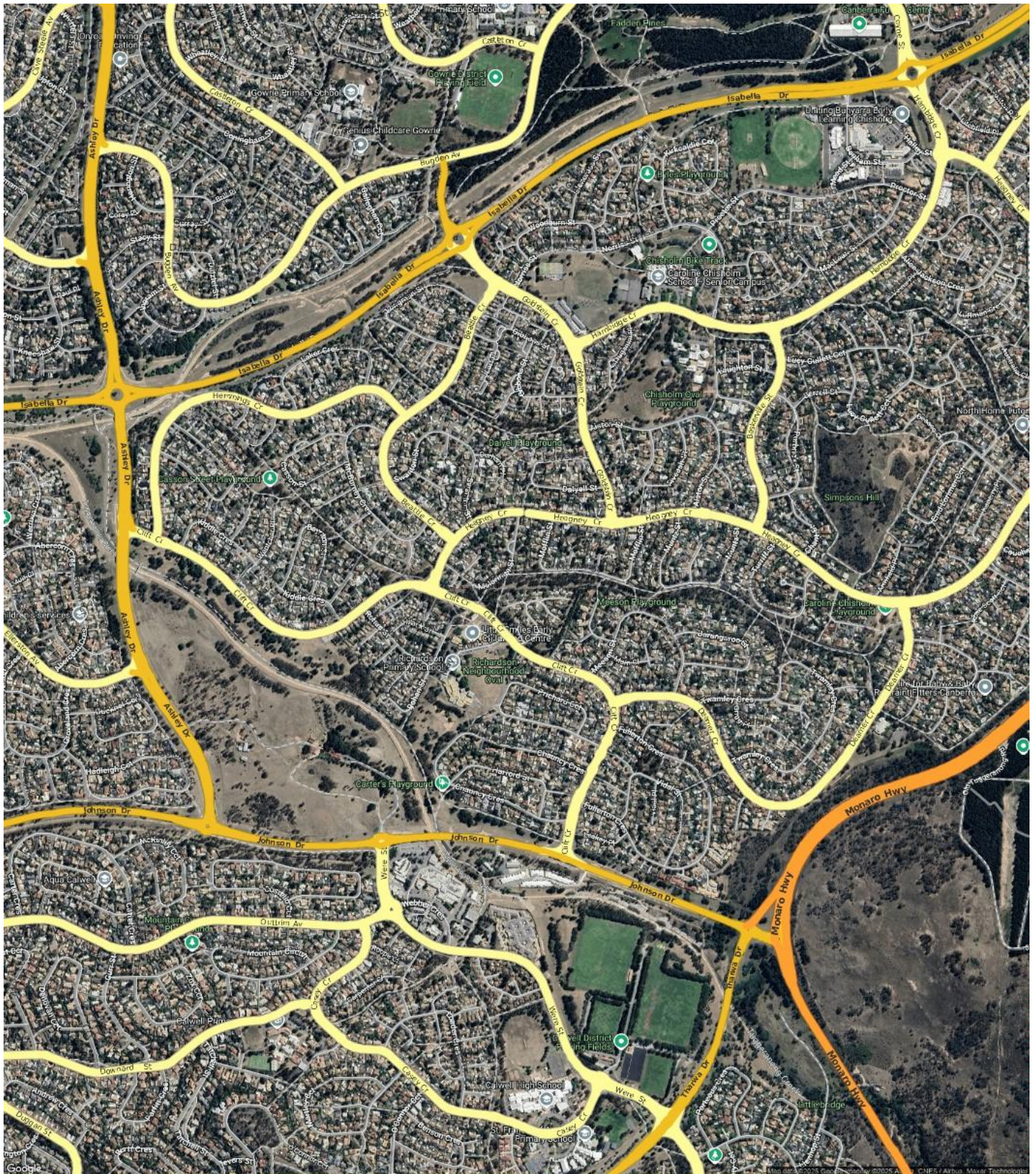
PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

**RayWhite.**





# RICHARDSON - Suburb Map



Prepared on 01/08/2025 by Customer Care VA , +61 (02) 6173 6300 at Ray White Canberra. © Property Data Solutions Pty Ltd 2025 (pricefinder.com.au)

The materials are provided as an information source only. © The Property Insights are Territory Data, which is the property of the Australian Capital Territory. No part of it may in any form or by any means (electronic, mechanical, microcopying, photocopying, recording or otherwise) be reproduced, stored in a retrieval system or transmitted without prior permission. Enquiries should be directed to: Manager, Customer Services, Environment and Planning Directorate, GPO Box 158, Canberra ACT 2601.



RICHARDSON - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	46	\$ 368,500	0.0 %	\$ 220,000	\$ 515,000
2008	29	\$ 361,500	-1.9 %	\$ 140,000	\$ 470,000
2009	41	\$ 407,000	12.6 %	\$ 66,600	\$ 575,000
2010	26	\$ 422,500	3.8 %	\$ 202,500	\$ 700,000
2011	34	\$ 437,500	3.6 %	\$ 22,000	\$ 730,000
2012	44	\$ 440,750	0.7 %	\$ 150,500	\$ 542,500
2013	48	\$ 432,000	-2.0 %	\$ 195,000	\$ 550,000
2014	31	\$ 450,000	4.2 %	\$ 375,000	\$ 560,000
2015	41	\$ 450,000	0.0 %	\$ 320,000	\$ 561,000
2016	31	\$ 465,000	3.3 %	\$ 22,000	\$ 610,000
2017	46	\$ 492,500	5.9 %	\$ 420,000	\$ 696,000
2018	43	\$ 545,000	10.7 %	\$ 420,000	\$ 750,000
2019	32	\$ 545,250	0.0 %	\$ 315,000	\$ 815,000
2020	42	\$ 618,000	13.3 %	\$ 400,000	\$ 760,000
2021	59	\$ 730,000	18.1 %	\$ 305,000	\$ 1,425,000
2022	52	\$ 802,500	9.9 %	\$ 230,000	\$ 1,150,000
2023	32	\$ 785,500	-2.1 %	\$ 400,000	\$ 1,140,000
2024	28	\$ 800,000	1.8 %	\$ 235,000	\$ 1,100,000
2025	14	\$ 790,000	-1.2 %	\$ 697,000	\$ 848,000

Median Sale Price

\$800k

Based on 27 recorded House sales within the last 12 months (Financial Year 2025)

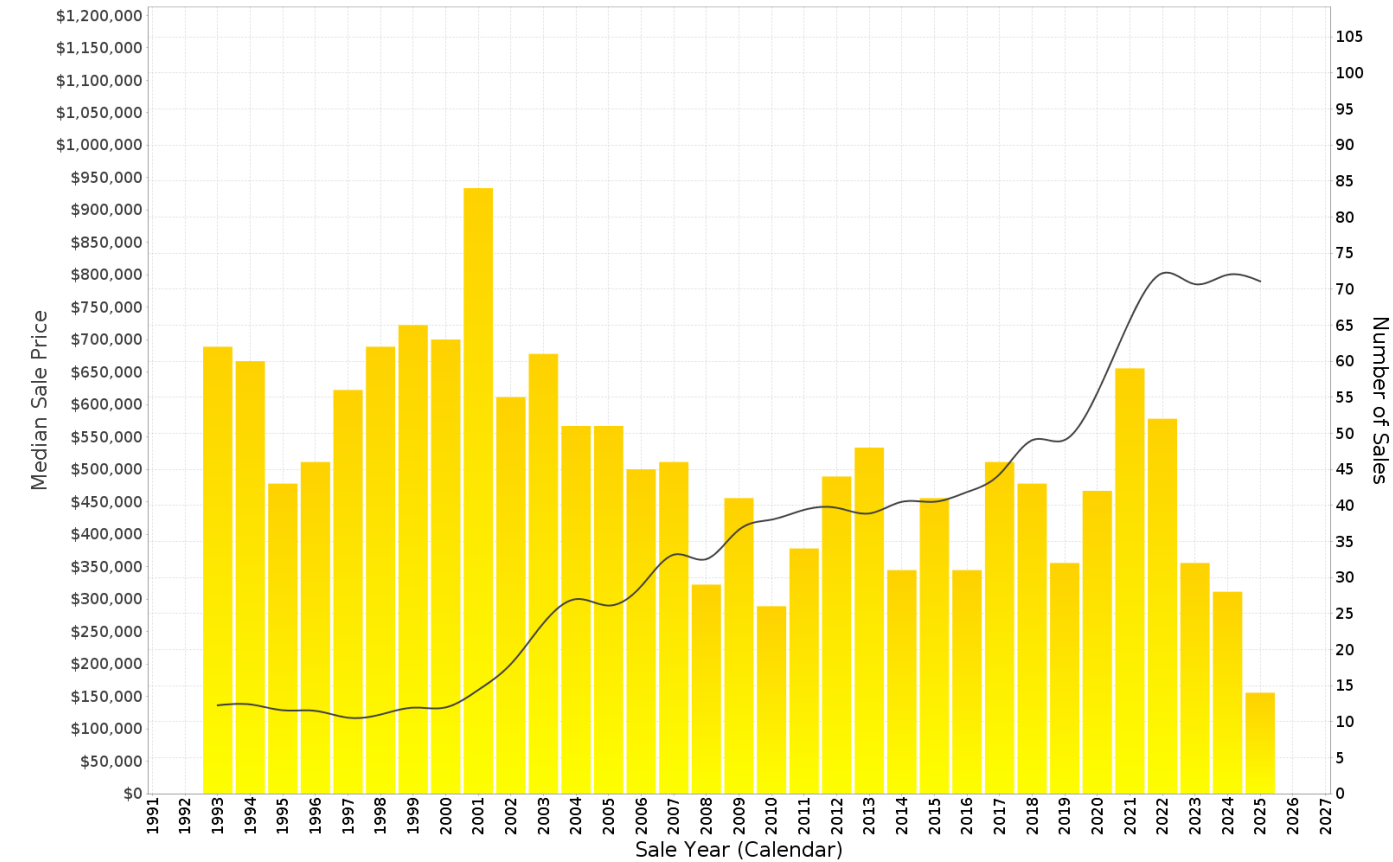
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

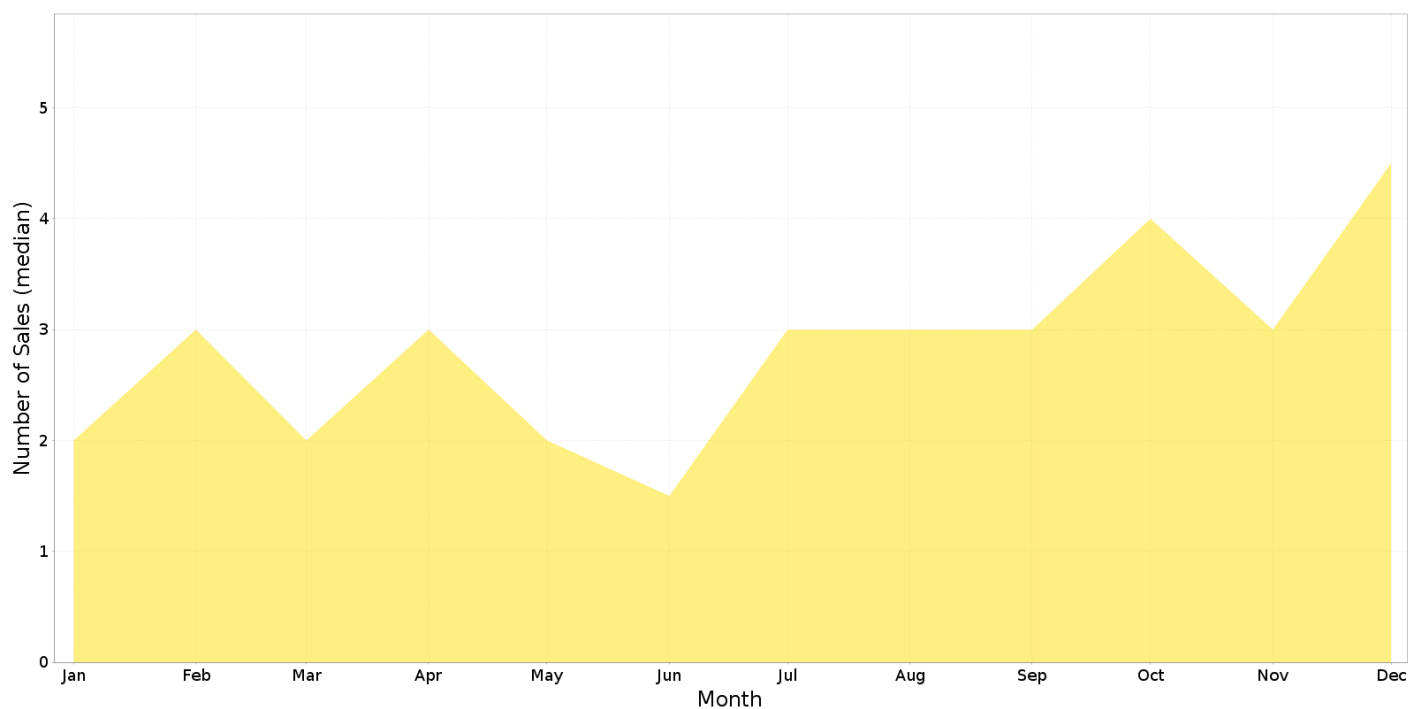
-0.6%

Current Median Price: \$800,000  
Previous Median Price: \$805,000

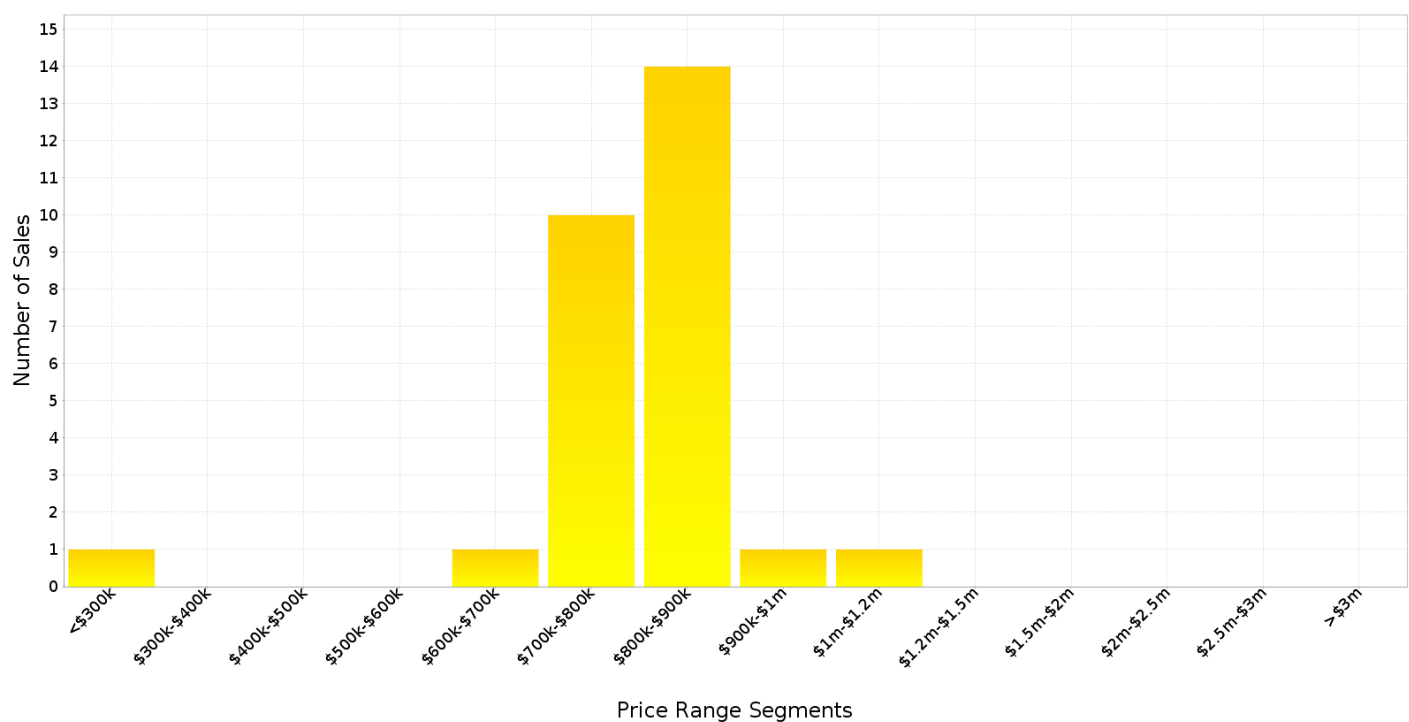
Based on 62 recorded House sales compared over the last two rolling 12 month periods



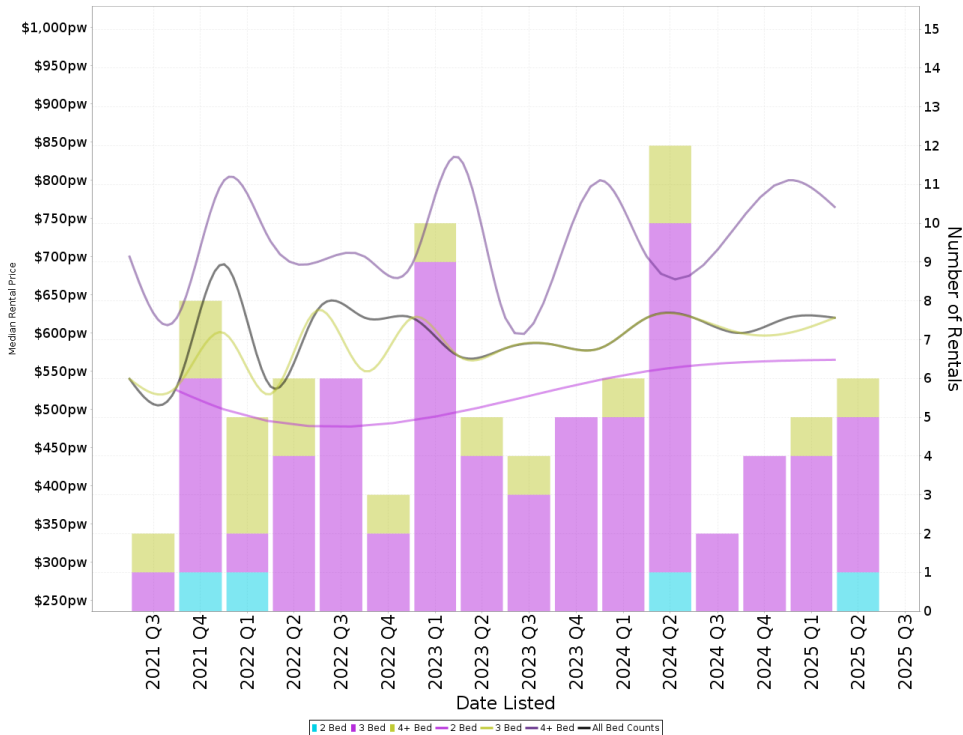
## RICHARDSON - Peak Selling Periods (3 years)



## RICHARDSON - Price Range Segments (12 months)



## Median Weekly Rents (Houses)



### Suburb Sale Price Growth

**-0.6%**

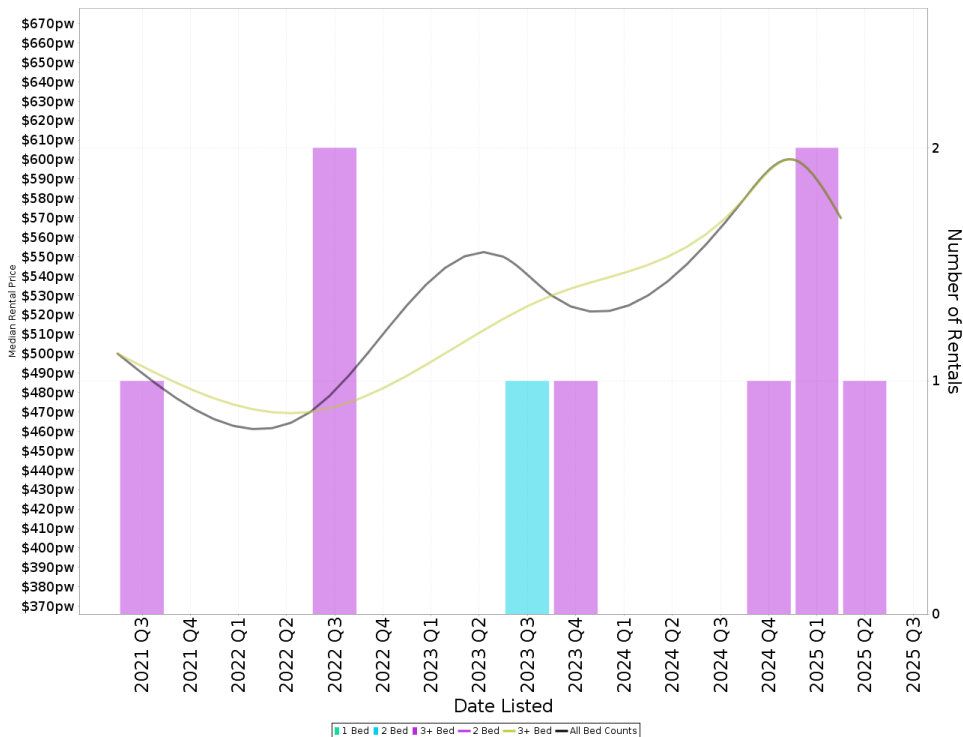
**Current Median Price: \$800,000**  
**Previous Median Price: \$805,000**  
 Based on 62 registered House sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+4.0%**

**Current Median Price: \$800,000**  
**Current Median Rent: \$620**  
 Based on 17 registered House rentals compared over the last 12 months.

## Median Weekly Rents (Units)



### Suburb Sale Price Growth

**-8.2%**

**Current Median Price: \$625,000**  
**Previous Median Price: \$680,500**  
 Based on 22 registered Unit sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+4.8%**

**Current Median Price: \$625,000**  
**Current Median Rent: \$580**  
 Based on 4 registered Unit rentals compared over the last 12 months.

# RICHARDSON - Recently Sold Properties

Median Sale Price  
**\$800k**

Based on 27 recorded House sales within the last 12 months (Financial Year 2025)

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

Suburb Growth  
**-0.6%**

Current Median Price: \$800,000  
Previous Median Price: \$805,000

Based on 62 recorded House sales compared over the last two rolling 12 month periods

# Sold Properties  
**27**

Based on recorded House sales within the 12 months (Financial Year 2025)

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

5 CASSON ST



63 DEAMER CRES



2 STREETER PL



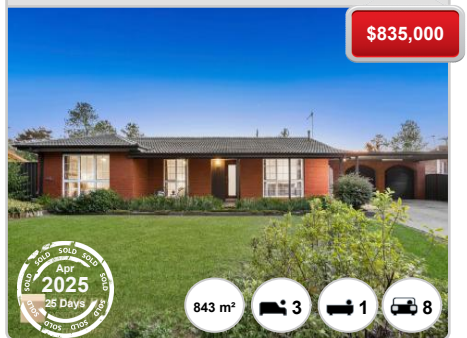
51 PRICHARD CCT



11 CASSON ST



22 FULLERTON CRES



1 HOURIGAN PL



3 CASSON ST



56 CHAUNCY CRES





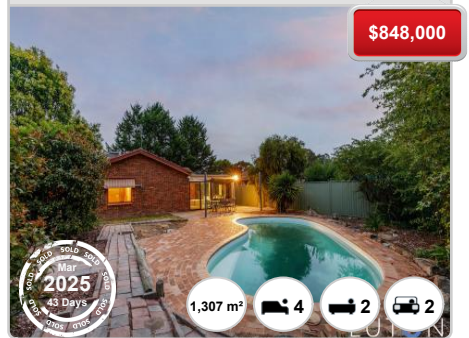
6 KENNEWELL PL



20 MCBURNEY CRES



37 TWAMLEY CRES



67 CHAUNCY CRES



71 CHAUNCY CRES



7 GONZAGA PL



6 GRIGG PL



# RICHARDSON - Properties For Rent

## Median Rental Price

**\$620 /w**

Based on 17 recorded House rentals within the last 12 months (Financial Year 2025)

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

## Rental Yield

**+4.0%**

Current Median Price: \$800,000  
Current Median Rent: \$620

Based on 27 recorded House sales and 17 House rentals compared over the last 12 months

## Number of Rentals

**17**

Based on recorded House rentals within the last 12 months (Financial Year 2025)

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

