

# Suburb flyover report

HIGGINS (HOUSE)

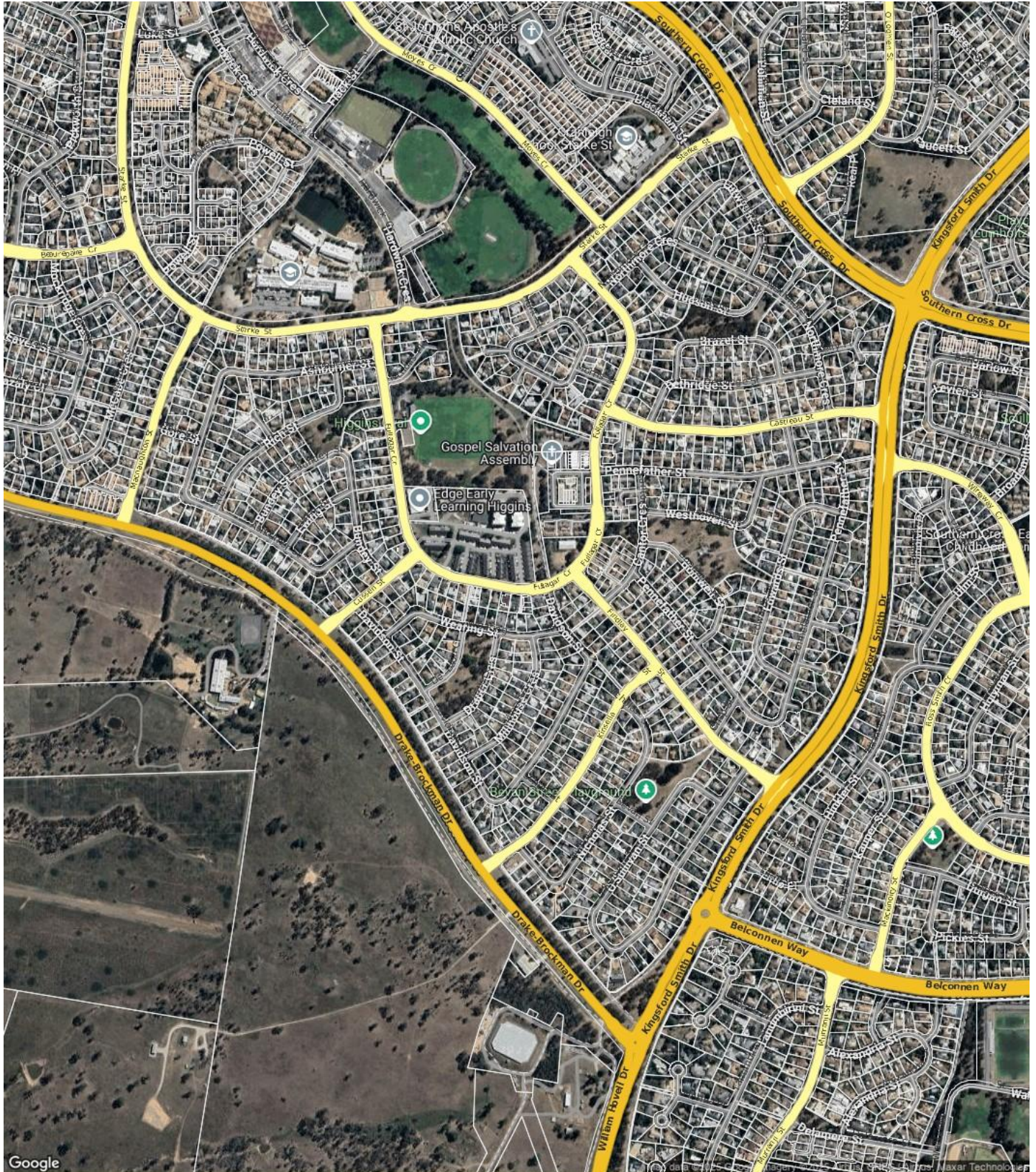
PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

**RayWhite.**





## HIGGINS - Suburb Map





# HIGGINS - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	64	\$ 365,000	0.0 %	\$ 60,000	\$ 445,000
2008	58	\$ 370,000	1.4 %	\$ 120,000	\$ 505,000
2009	51	\$ 399,950	8.1 %	\$ 260,000	\$ 594,999
2010	32	\$ 431,375	7.9 %	\$ 156,660	\$ 546,250
2011	39	\$ 425,000	-1.5 %	\$ 230,000	\$ 540,000
2012	40	\$ 435,000	2.4 %	\$ 202,500	\$ 610,000
2013	60	\$ 448,250	3.0 %	\$ 345,000	\$ 657,000
2014	33	\$ 430,000	-4.1 %	\$ 114,000	\$ 565,000
2015	32	\$ 452,250	5.2 %	\$ 373,000	\$ 795,000
2016	39	\$ 492,000	8.8 %	\$ 344,000	\$ 680,000
2017	40	\$ 550,000	11.8 %	\$ 62,542	\$ 781,000
2018	62	\$ 552,500	0.5 %	\$ 270,000	\$ 815,000
2019	45	\$ 576,000	4.3 %	\$ 300,000	\$ 822,000
2020	65	\$ 620,000	7.6 %	\$ 250,000	\$ 805,000
2021	60	\$ 826,500	33.3 %	\$ 10,010	\$ 1,245,000
2022	44	\$ 855,000	3.4 %	\$ 80,000	\$ 1,300,000
2023	41	\$ 812,500	-5.0 %	\$ 400,000	\$ 1,080,000
2024	42	\$ 840,750	3.5 %	\$ 143,000	\$ 1,375,000
2025	20	\$ 823,500	-2.1 %	\$ 725,000	\$ 1,070,000

Median Sale Price

\$834k

Based on 47 recorded House sales within the last 12 months (Financial Year 2025)

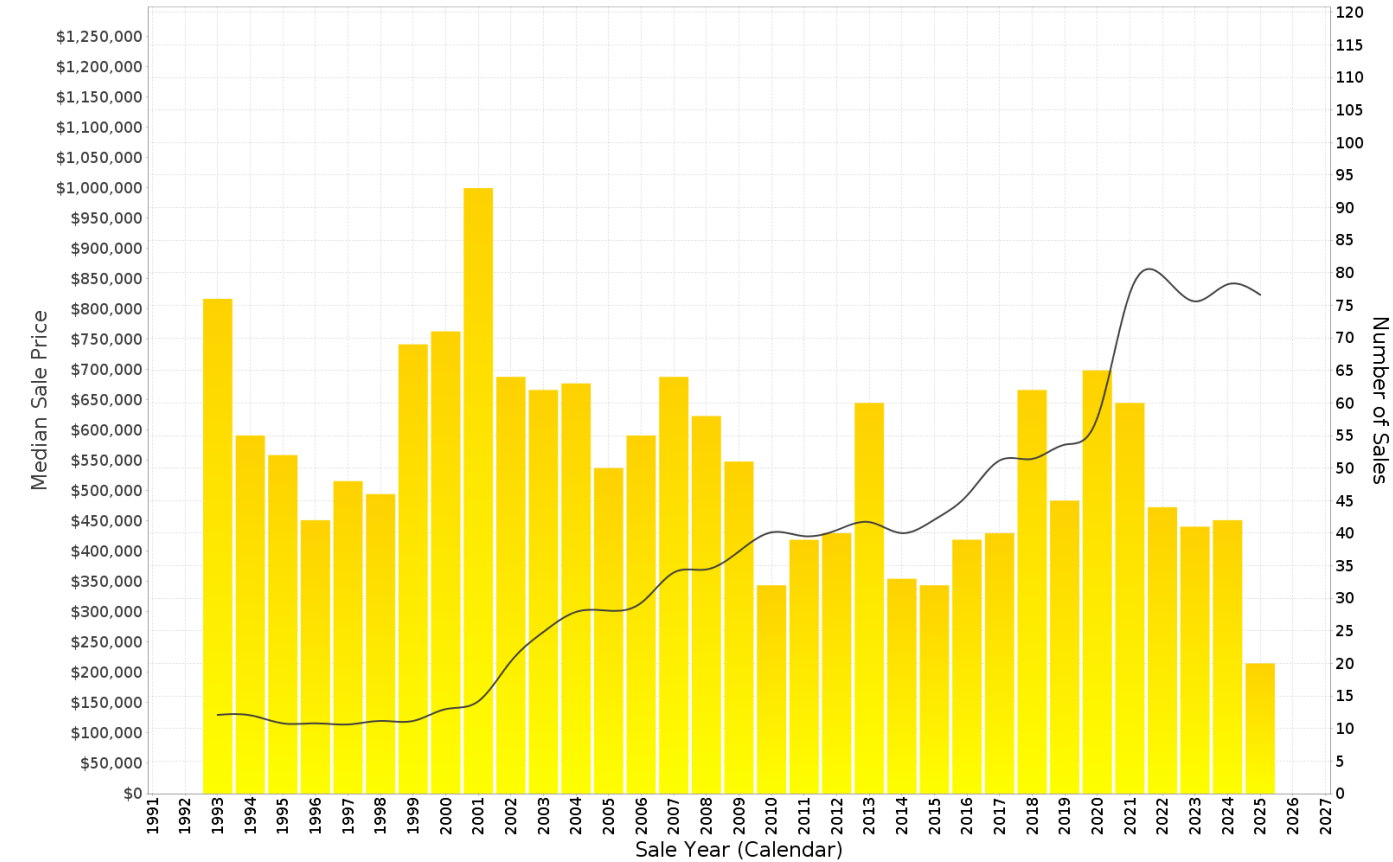
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

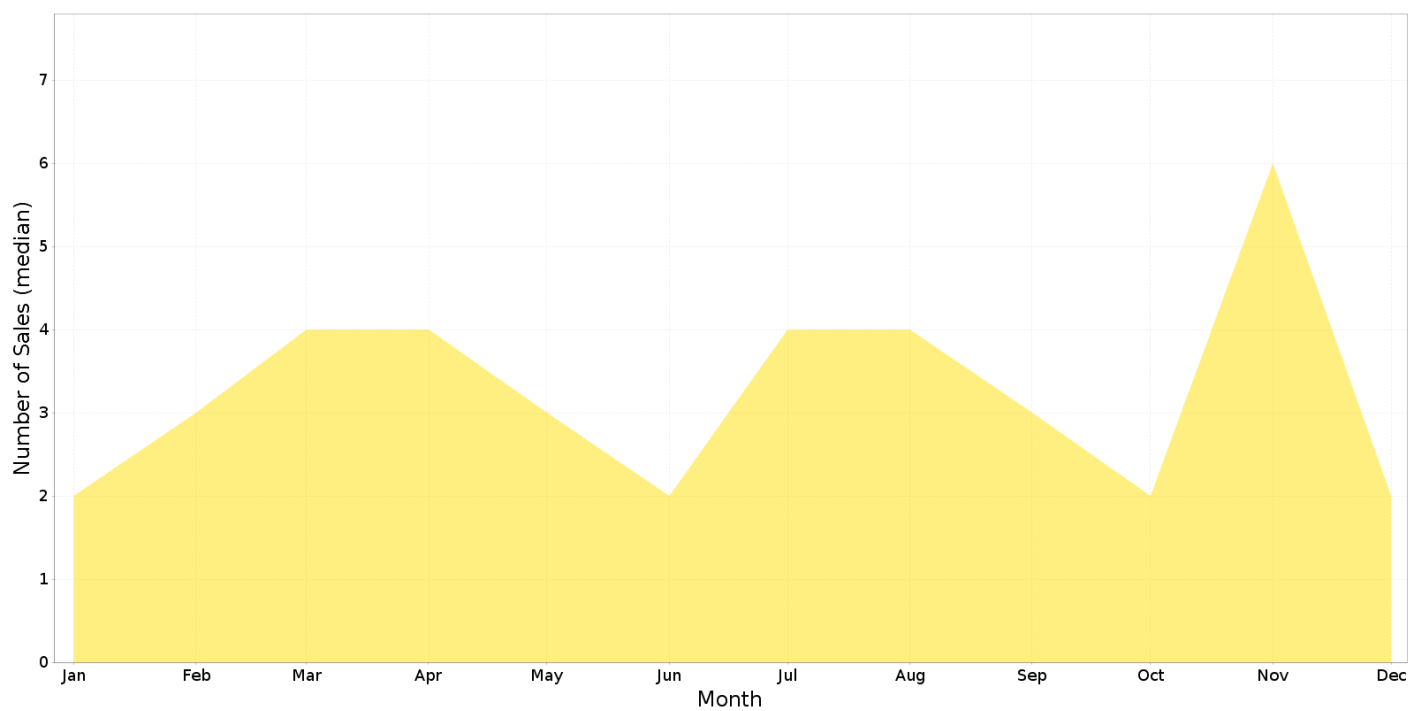
-1.9%

Current Median Price: \$834,000  
Previous Median Price: \$850,000

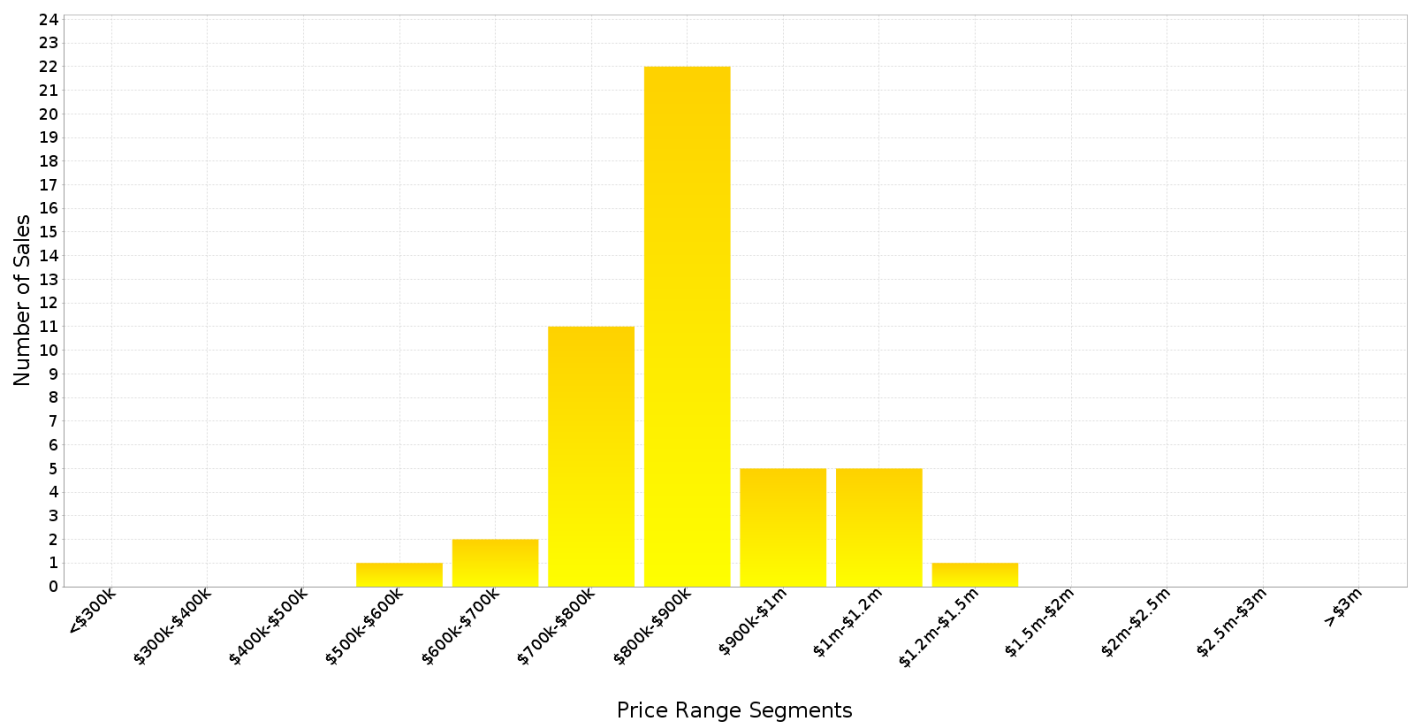
Based on 75 recorded House sales compared over the last two rolling 12 month periods



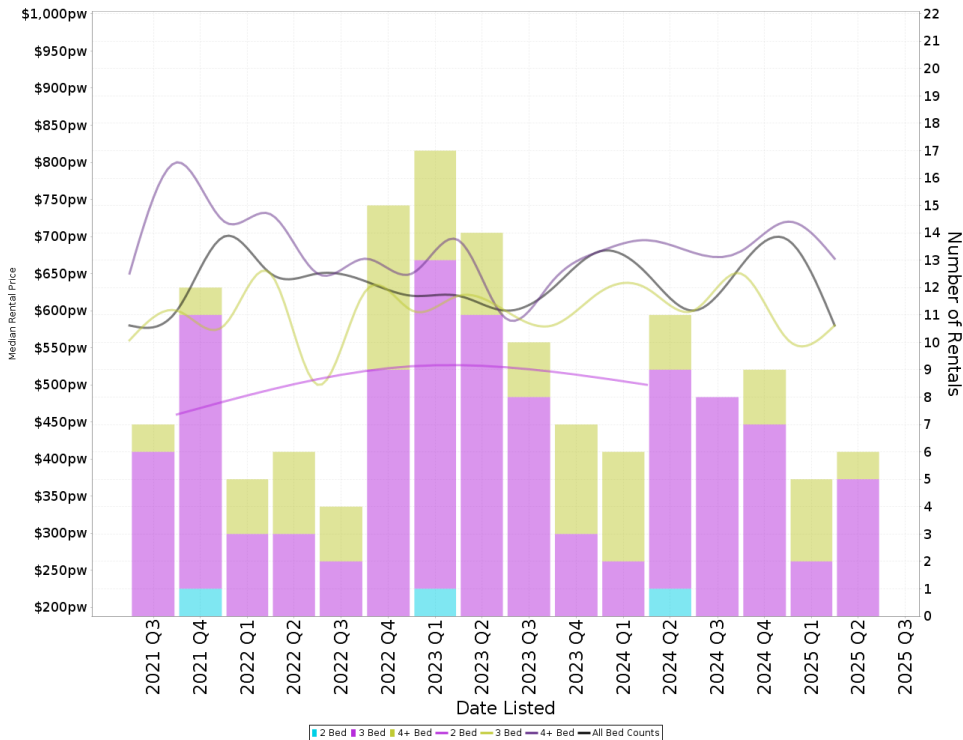
## HIGGINS - Peak Selling Periods (3 years)



## HIGGINS - Price Range Segments (12 months)



## Median Weekly Rents (Houses)



### Suburb Sale Price Growth

**-1.9%**

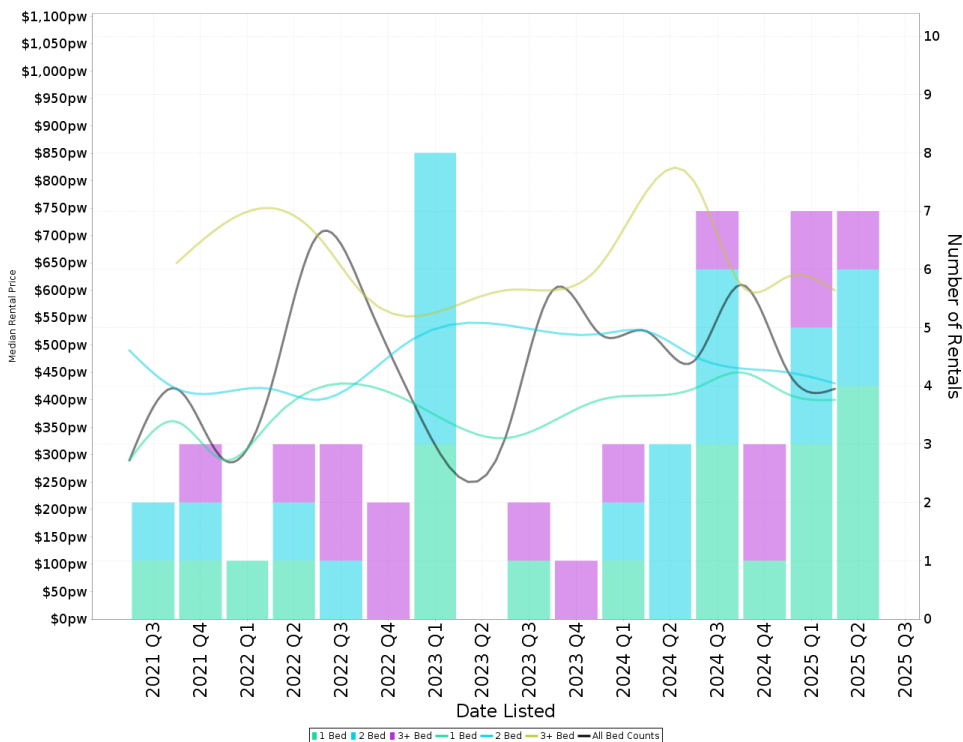
**Current Median Price: \$834,000**  
**Previous Median Price: \$850,000**  
 Based on 75 registered House sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+3.9%**

**Current Median Price: \$834,000**  
**Current Median Rent: \$625**  
 Based on 28 registered House rentals compared over the last 12 months.

## Median Weekly Rents (Units)



### Suburb Sale Price Growth

**+4.8%**

**Current Median Price: \$655,000**  
**Previous Median Price: \$625,000**  
 Based on 14 registered Unit sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+3.6%**

**Current Median Price: \$655,000**  
**Current Median Rent: \$450**  
 Based on 24 registered Unit rentals compared over the last 12 months.

# HIGGINS - Recently Sold Properties

Median Sale Price

**\$834k**

Based on 47 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

**-1.9%**

Current Median Price: \$834,000  
Previous Median Price: \$850,000

Based on 75 recorded House sales compared over the last two rolling 12 month periods

# Sold Properties

**47**

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

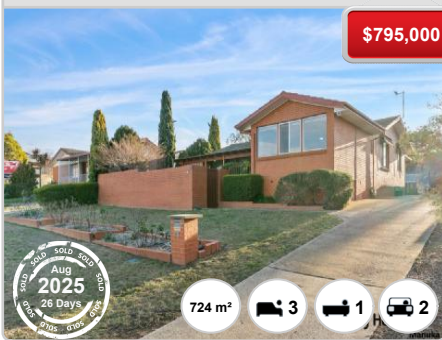
22 PENNEFATHER ST

**\$715,000**



71 O'SULLIVAN ST

**\$795,000**



64 ASHBURNER ST

**\$826,000**



17 LUTWYCHE ST

**\$815,000**



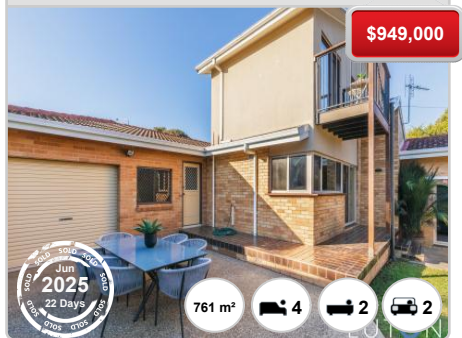
8 HUDSON ST

**\$745,000**



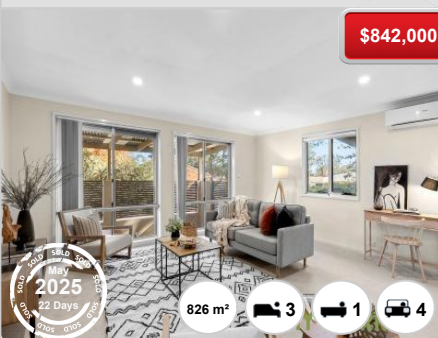
83 STARKE ST

**\$949,000**



6 CLYNE PL

**\$842,000**



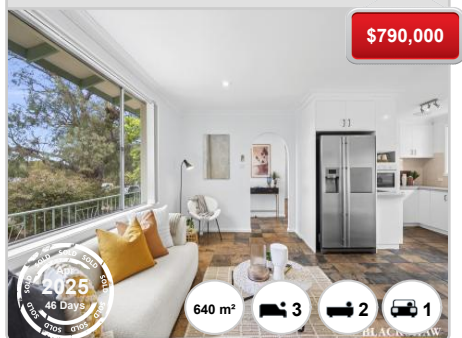
38 LUTWYCHE ST

**\$725,000**

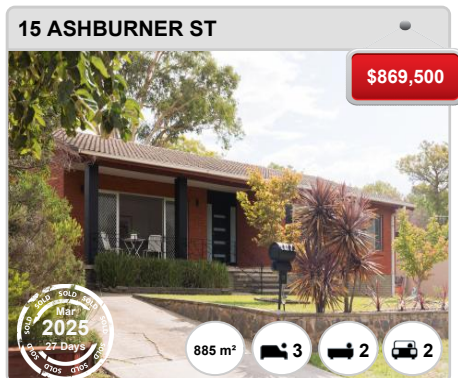
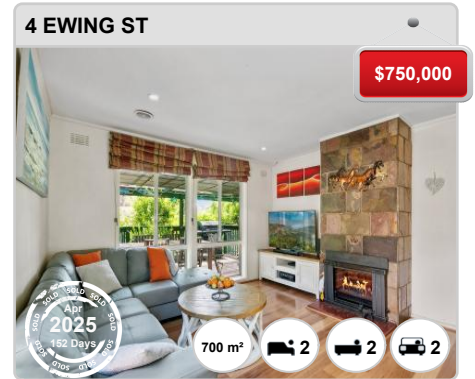
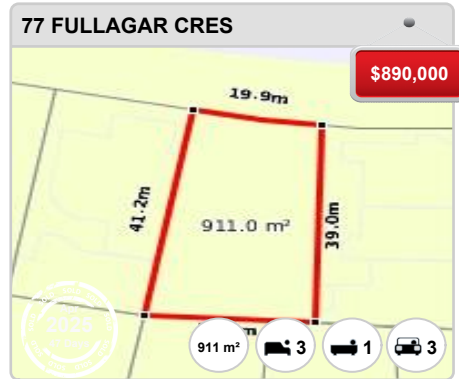


22 NORTHMORE CRES

**\$790,000**







# HIGGINS - Properties For Rent

## Median Rental Price

# \$625 /w

Based on 28 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

# +3.9%

Current Median Price: \$834,000  
Current Median Rent: \$625

Based on 47 recorded House sales and 28 House rentals compared over the last 12 months

## Number of Rentals

# 28

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

