

Suburb flyover report

SCULLIN (HOUSE)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

RayWhite.



SCULLIN - Suburb Map



Prepared on 03/09/2025 by Customer Care VA , +61 (02) 6173 6300 at Ray White Canberra. © Property Data Solutions Pty Ltd 2025 (pricfinder.com.au)

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SCULLIN - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	51	\$ 373,000	0.0 %	\$ 164,000	\$ 517,500
2008	47	\$ 386,500	3.6 %	\$ 74,000	\$ 502,000
2009	33	\$ 402,000	4.0 %	\$ 14,000	\$ 607,000
2010	24	\$ 480,500	19.5 %	\$ 120,000	\$ 570,000
2011	32	\$ 443,750	-7.6 %	\$ 120,000	\$ 604,000
2012	33	\$ 442,000	-0.4 %	\$ 220,000	\$ 565,000
2013	36	\$ 455,000	2.9 %	\$ 180,000	\$ 637,000
2014	39	\$ 469,500	3.2 %	\$ 200,000	\$ 620,000
2015	42	\$ 482,000	2.7 %	\$ 377,000	\$ 605,000
2016	36	\$ 500,000	3.7 %	\$ 270,000	\$ 790,000
2017	45	\$ 565,000	13.0 %	\$ 240,000	\$ 860,000
2018	46	\$ 583,750	3.3 %	\$ 265,000	\$ 870,000
2019	32	\$ 601,500	3.0 %	\$ 237,500	\$ 860,000
2020	41	\$ 620,000	3.1 %	\$ 165,000	\$ 915,000
2021	41	\$ 836,000	34.8 %	\$ 389,000	\$ 1,250,000
2022	46	\$ 877,500	5.0 %	\$ 642,000	\$ 5,948,000
2023	27	\$ 823,000	-6.2 %	\$ 590,000	\$ 1,262,000
2024	29	\$ 901,000	9.5 %	\$ 600,000	\$ 1,250,000
2025	14	\$ 858,750	-4.7 %	\$ 700,000	\$ 965,000

Median Sale Price

\$902k

Based on 32 recorded House sales within the last 12 months (Financial Year 2025)

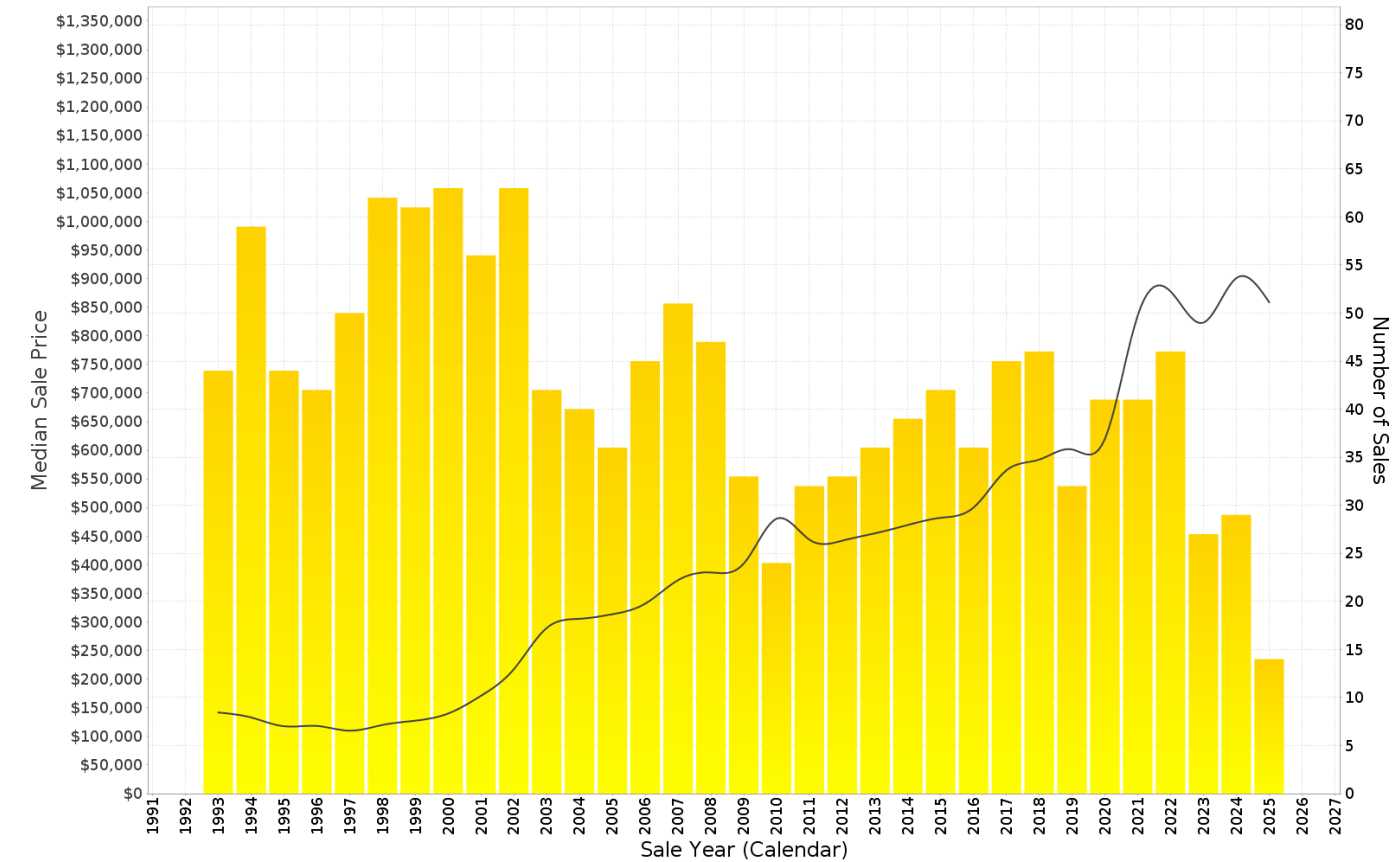
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

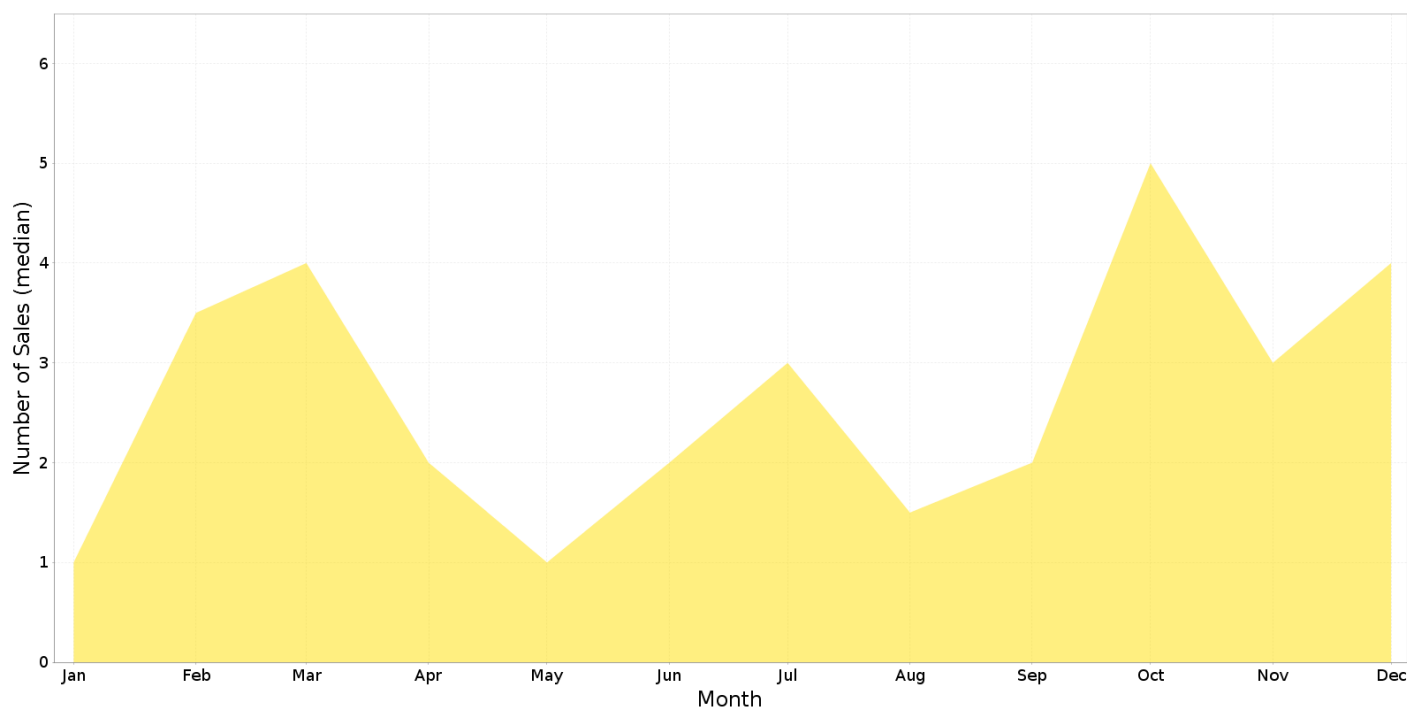
+13.7%

Current Median Price: \$902,250
Previous Median Price: \$793,500

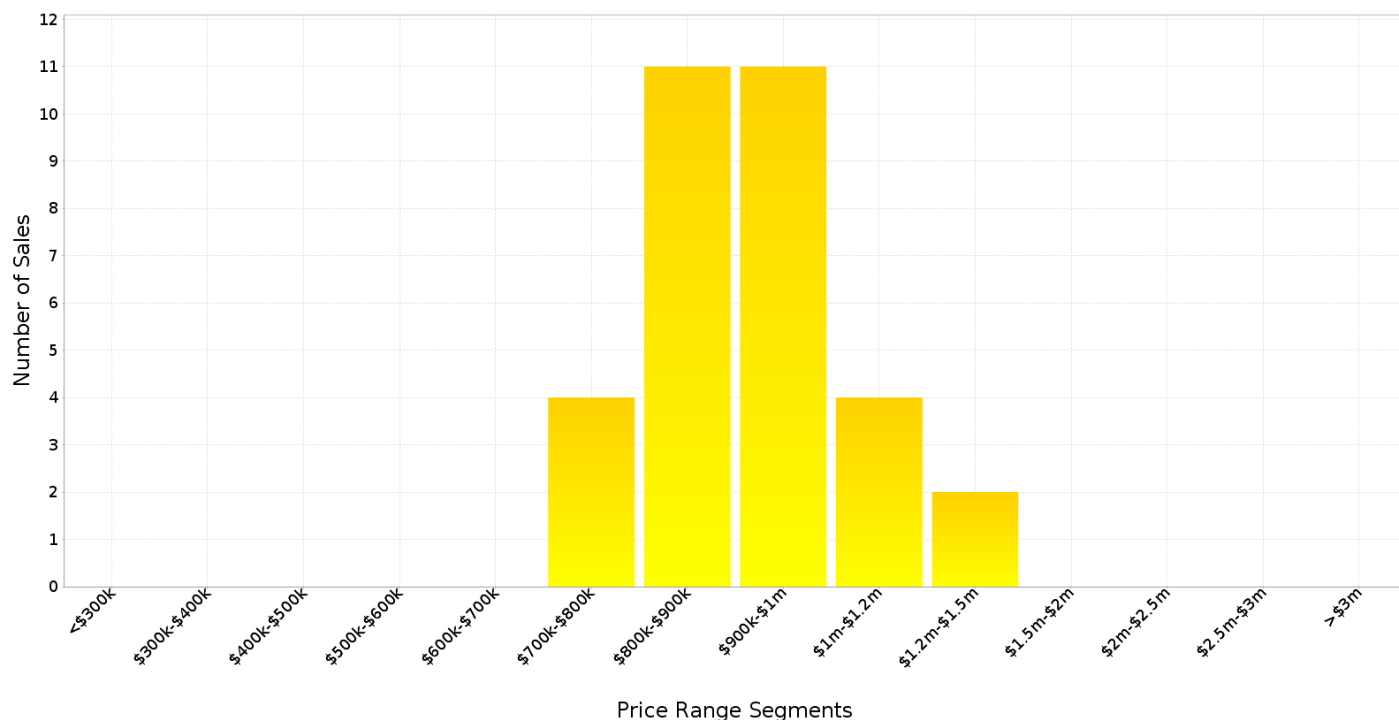
Based on 54 recorded House sales compared over the last two rolling 12 month periods



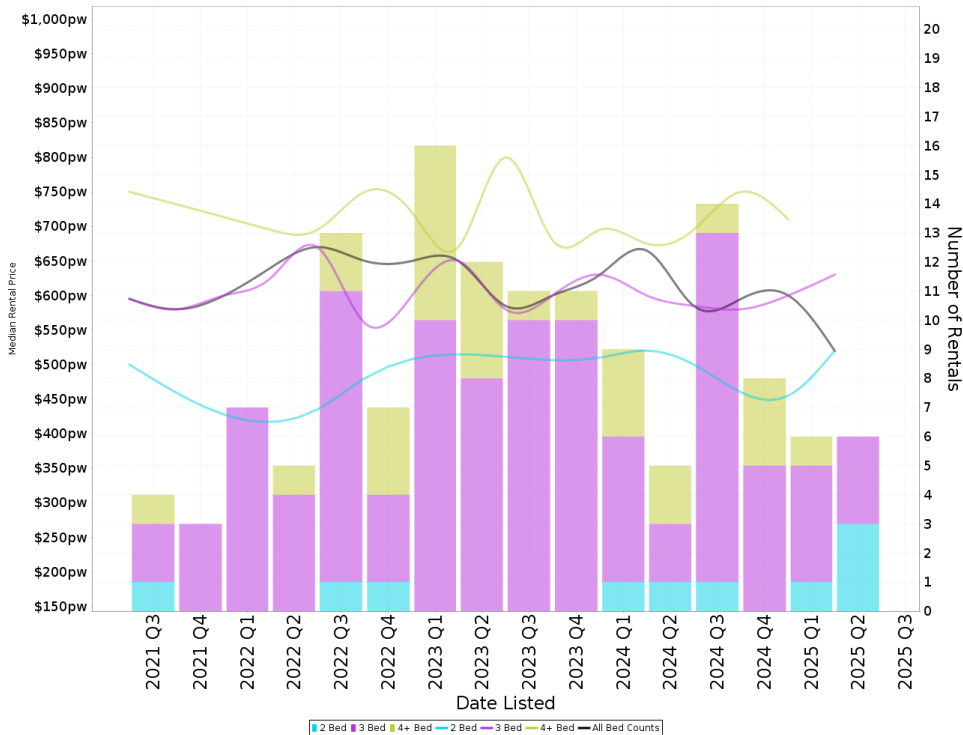
SCULLIN - Peak Selling Periods (3 years)



SCULLIN - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+13.7%

Current Median Price: \$902,250
Previous Median Price: \$793,500

Based on 54 registered House sales compared over the last two rolling 12 month periods.

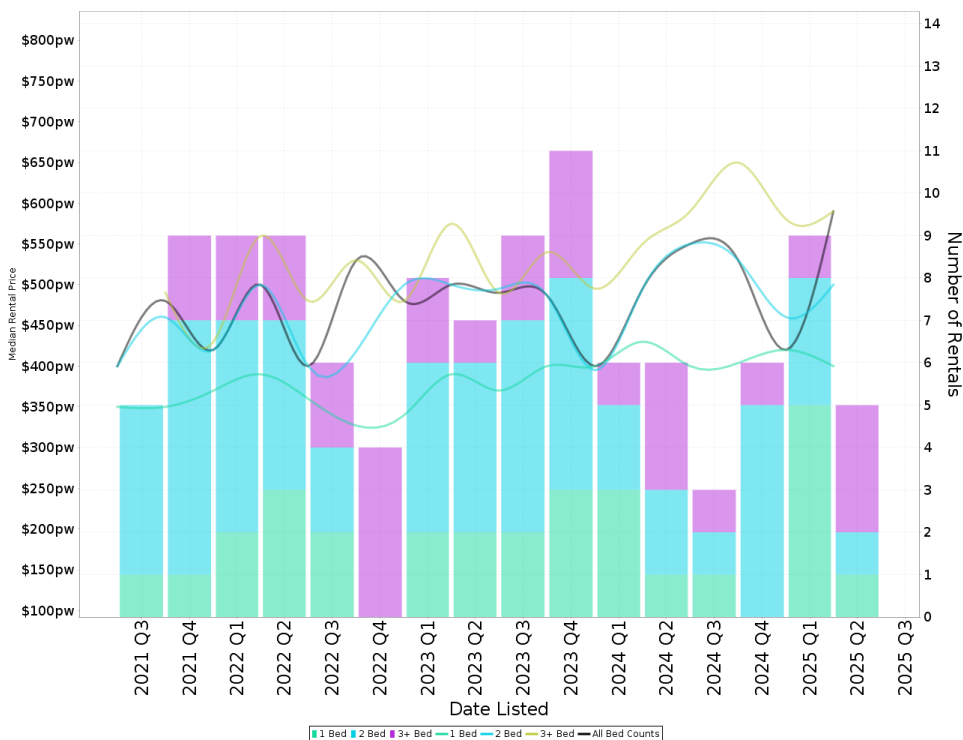
Suburb Rental Yield

+3.5%

Current Median Price: \$902,250
Current Median Rent: \$600

Based on 34 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-15.0%

Current Median Price: \$537,500
Previous Median Price: \$632,500

Based on 19 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.8%

Current Median Price: \$537,500
Current Median Rent: \$500

Based on 23 registered Unit rentals compared over the last 12 months.

SCULLIN - Recently Sold Properties

Median Sale Price

\$902k

Based on 32 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

+13.7%

Current Median Price: \$902,250
Previous Median Price: \$793,500

Based on 54 recorded House sales compared over the last two rolling 12 month periods

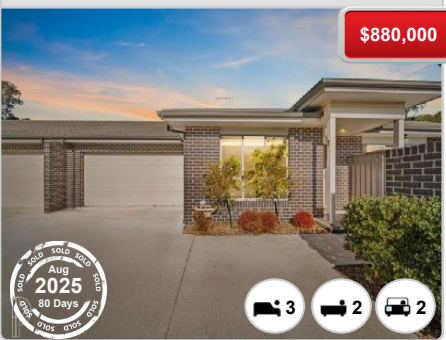
Sold Properties

32

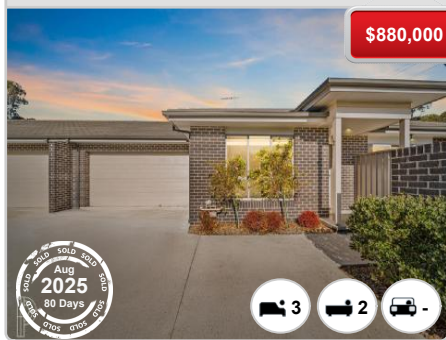
Based on recorded House sales within the 12 months (Financial Year 2025)

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

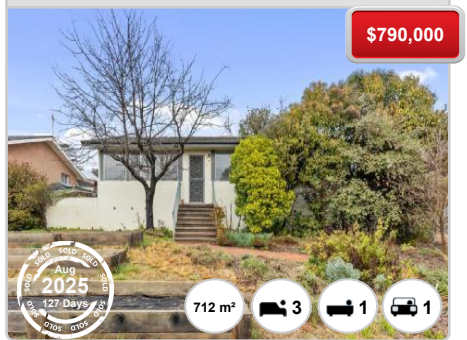
57B HINKLER ST



57 B - HINKLER ST



42 HOLYMAN ST



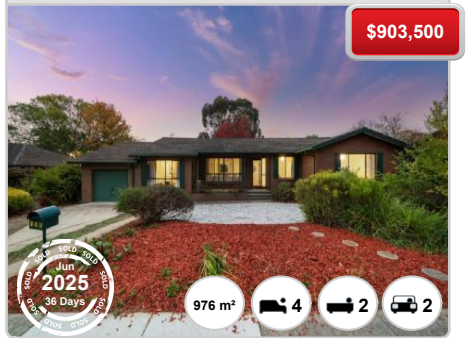
43 LEVIEN ST



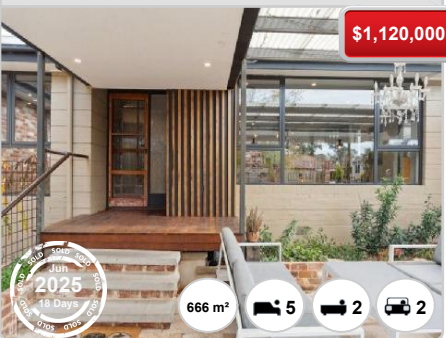
12 MOLLISON ST



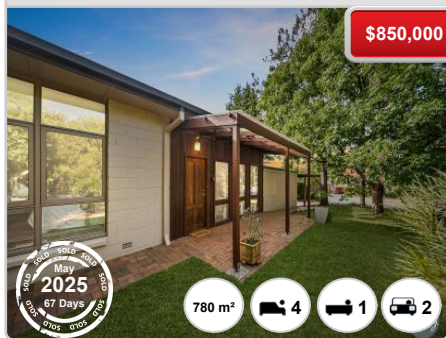
128 BELCONNEN WAY



25 KAUPER ST



2 JINDIVIK PL



31 MCINTOSH ST



20 BARLOW ST

\$695,000

334 m² 3 1 2

SOLD Apr 2025 21 Days

6 DE GARIS PL

\$812,000

780 m² 3 2 2

SOLD Apr 2025 10 Days

35 HOLYMAN ST

\$700,000

815 m² 3 1 1

SOLD Apr 2025 N/A

44 BROADBENT ST

\$855,000

694 m² 3 1 2

SOLD Apr 2025 4 Days

8 BROADBENT ST

\$875,000

694 m² 4 2 2

SOLD Apr 2025 10 Days

13 AFFLECK PL

\$925,000

802 m² 3 1 1

SOLD Mar 2025 N/A

10 KAUPER ST

\$812,000

719 m² 3 1 3

SOLD Mar 2025 70 Days

3 MOLLISON ST

\$965,000

674 m² 3 1 1

SOLD Mar 2025 23 Days

3 LEVIEN ST

\$740,000

691 m² 3 1 3

SOLD Mar 2025 N/A

SCULLIN - Properties For Rent

Median Rental Price

\$600 /w

Based on 34 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

+3.5%

Current Median Price: \$902,250
Current Median Rent: \$600

Based on 32 recorded House sales and 34 House rentals compared over the last 12 months

Number of Rentals


34

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

57 Chewings Street

\$670 per week



1,064 m² 4 beds 1 bathroom 2 cars

For Rent - Aug 2025 - 28 Days

24 McGinness Street

\$380 per week




777 m² 1 bed 1 bathroom 1 car

For Rent - Jul 2025 - 45 Days

ROSS SMITH CRESCENT

\$490 per week



784 m² 2 beds 1 bathroom 1 car

For Rent - Jul 2025 - 77 Days