

# Suburb flyover report

BONYTHON (HOUSE)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

**RayWhite.**





## BONYTHON - 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 (pricefinder.com.au)

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BONYTHON - Sales Statistics (Houses)

| Year | # Sales | Median     | Growth | Low        | High         |
|------|---------|------------|--------|------------|--------------|
| 2007 | 30      | \$ 411,500 | 0.0 %  | \$ 130,000 | \$ 575,000   |
| 2008 | 40      | \$ 477,500 | 16.0 % | \$ 380,000 | \$ 649,950   |
| 2009 | 54      | \$ 480,000 | 0.5 %  | \$ 237,000 | \$ 750,000   |
| 2010 | 22      | \$ 562,500 | 17.2 % | \$ 435,000 | \$ 780,000   |
| 2011 | 20      | \$ 572,500 | 1.8 %  | \$ 464,000 | \$ 700,000   |
| 2012 | 25      | \$ 540,000 | -5.7 % | \$ 400,000 | \$ 670,000   |
| 2013 | 21      | \$ 525,000 | -2.8 % | \$ 100,000 | \$ 800,000   |
| 2014 | 24      | \$ 509,000 | -3.0 % | \$ 300,000 | \$ 718,000   |
| 2015 | 31      | \$ 515,000 | 1.2 %  | \$ 220,000 | \$ 805,000   |
| 2016 | 31      | \$ 585,000 | 13.6 % | \$ 50,000  | \$ 830,000   |
| 2017 | 31      | \$ 627,000 | 7.2 %  | \$ 150,000 | \$ 965,000   |
| 2018 | 28      | \$ 710,000 | 13.2 % | \$ 300,000 | \$ 930,000   |
| 2019 | 20      | \$ 685,000 | -3.5 % | \$ 470,000 | \$ 920,000   |
| 2020 | 37      | \$ 735,000 | 7.3 %  | \$ 450,000 | \$ 1,120,000 |
| 2021 | 39      | \$ 805,000 | 9.5 %  | \$ 200,000 | \$ 1,230,000 |
| 2022 | 18      | \$ 961,000 | 19.4 % | \$ 700,000 | \$ 1,390,000 |
| 2023 | 12      | \$ 913,000 | -5.0 % | \$ 273,000 | \$ 1,131,000 |
| 2024 | 28      | \$ 905,000 | -0.9 % | \$ 780,000 | \$ 1,335,000 |
| 2025 | 16      | \$ 920,000 | 1.7 %  | \$ 732,000 | \$ 1,100,000 |

Median Sale Price

\$900k

Based on 31 recorded House sales within the last 12 months (Financial Year 2025)

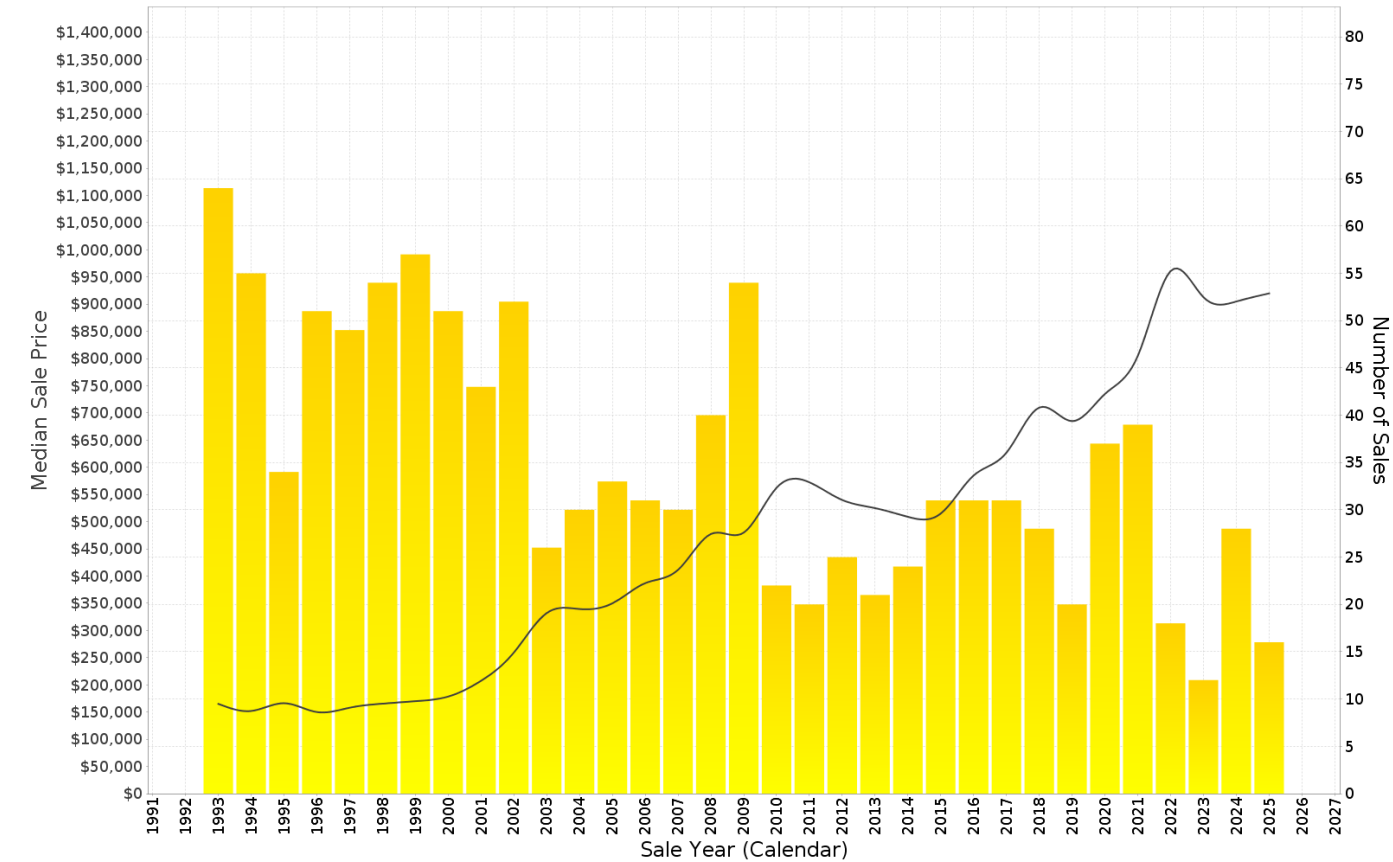
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

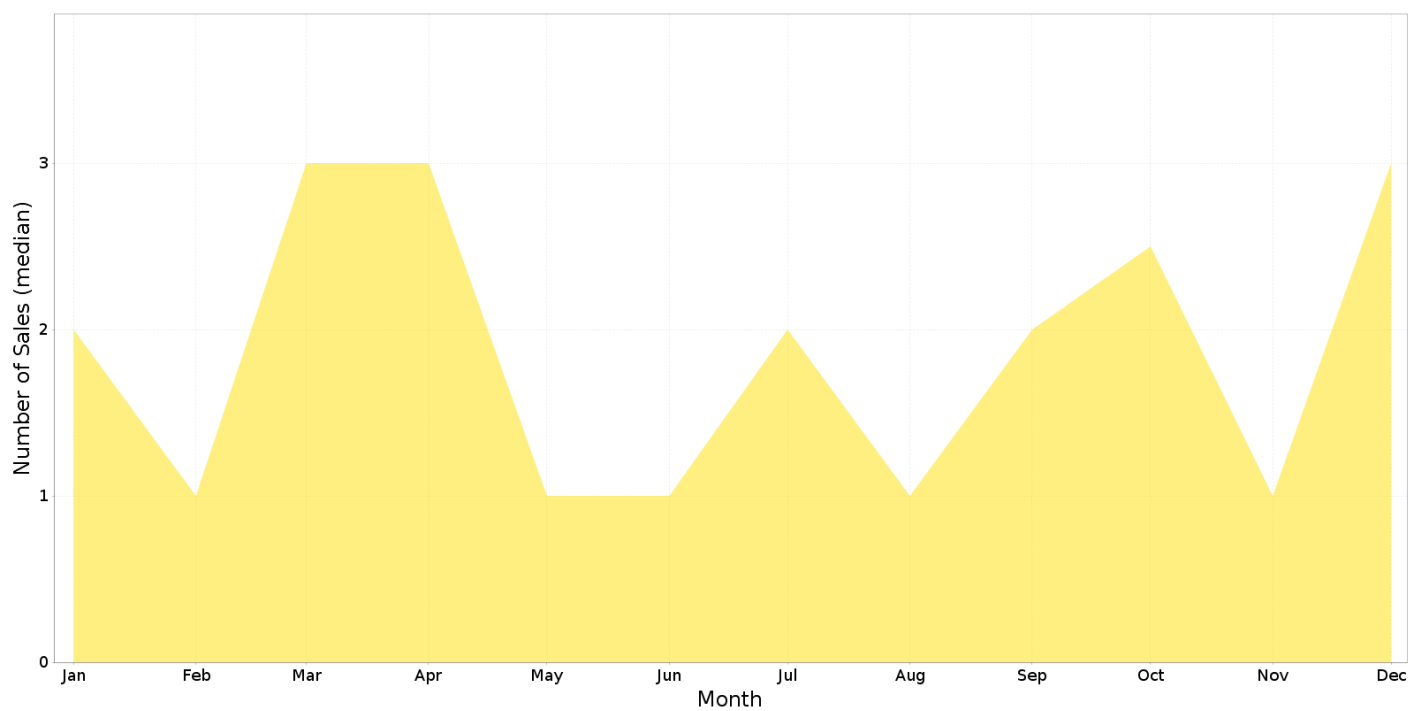
-2.8%

Current Median Price: \$900,000  
Previous Median Price: \$926,000

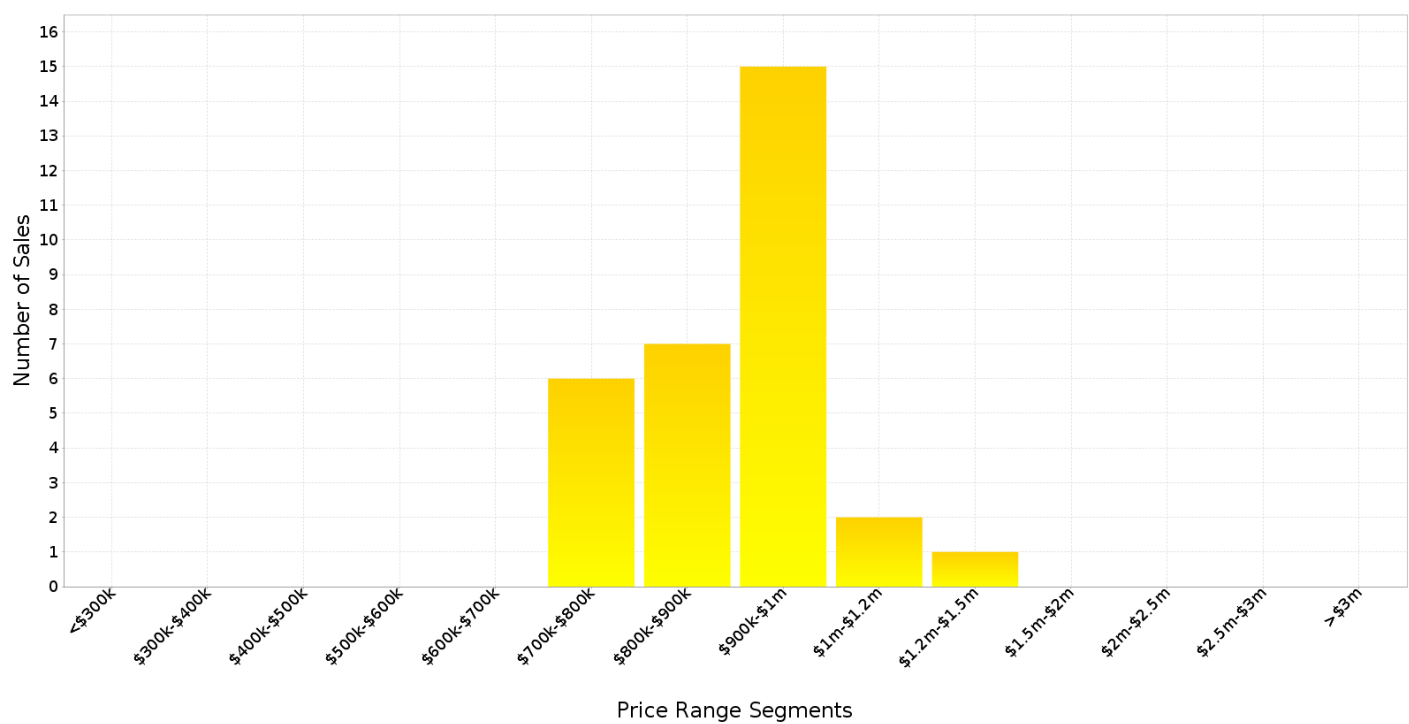
Based on 46 recorded House sales compared over the last two rolling 12 month periods



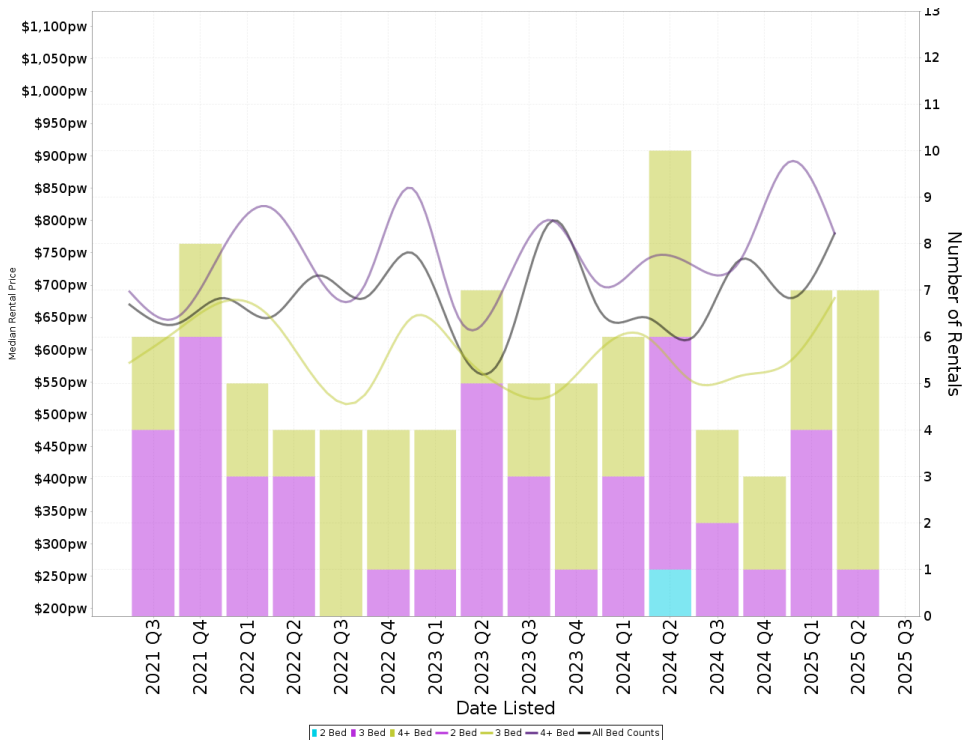
## BONYTHON - Peak Selling Periods (3 years)



## BONYTHON - Price Range Segments (12 months)



## Median Weekly Rents (Houses)



### Suburb Sale Price Growth

**-2.8%**

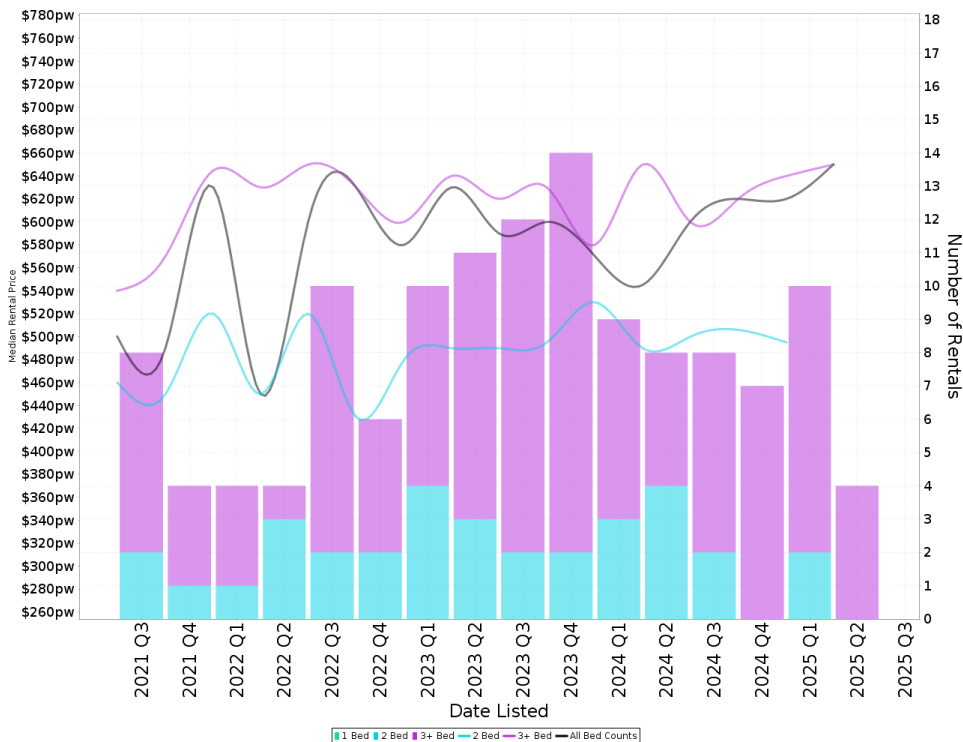
Current Median Price: \$900,000  
Previous Median Price: \$926,000  
Based on 46 registered House sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+4.2%**

Current Median Price: \$900,000  
Current Median Rent: \$730  
Based on 21 registered House rentals compared over the last 12 months.

## Median Weekly Rents (Units)



### Suburb Sale Price Growth

**-1.8%**

Current Median Price: \$700,000  
Previous Median Price: \$712,500  
Based on 62 registered Unit sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+4.6%**

Current Median Price: \$700,000  
Current Median Rent: \$620  
Based on 29 registered Unit rentals compared over the last 12 months.

# BONYTHON - Recently Sold Properties

Median Sale Price  
**\$900k**

Based on 31 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  
**-2.8%**

Current Median Price: \$900,000  
Previous Median Price: \$926,000

Based on 46 recorded House sales compared over the last two rolling 12 month periods

# Sold Properties  
**31**

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

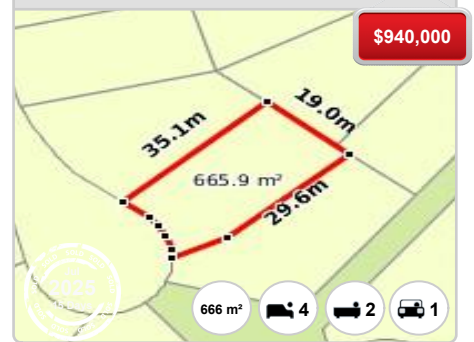
## 44 NOARLUNGA CRES



## 8 ALFORD PL



## 17 DASHWOOD RTT



## 20 MARY LEE ST



## 2 KNEEBONE ST



## 47 HURTLE AVE



## 59 KINGSCOTE CRES



## 64A BARR SMITH AVE

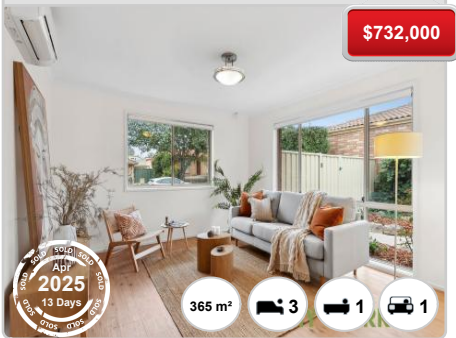


## 1 SHYLIE RYMILL ST

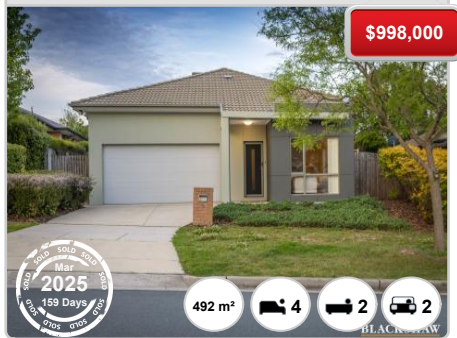




11 NAMBIR CRT



6 MARY LEE ST



33 BOTTRILL ST



12 CLUCAS PL



80 BARR SMITH AVE

