

Suburb flyover report

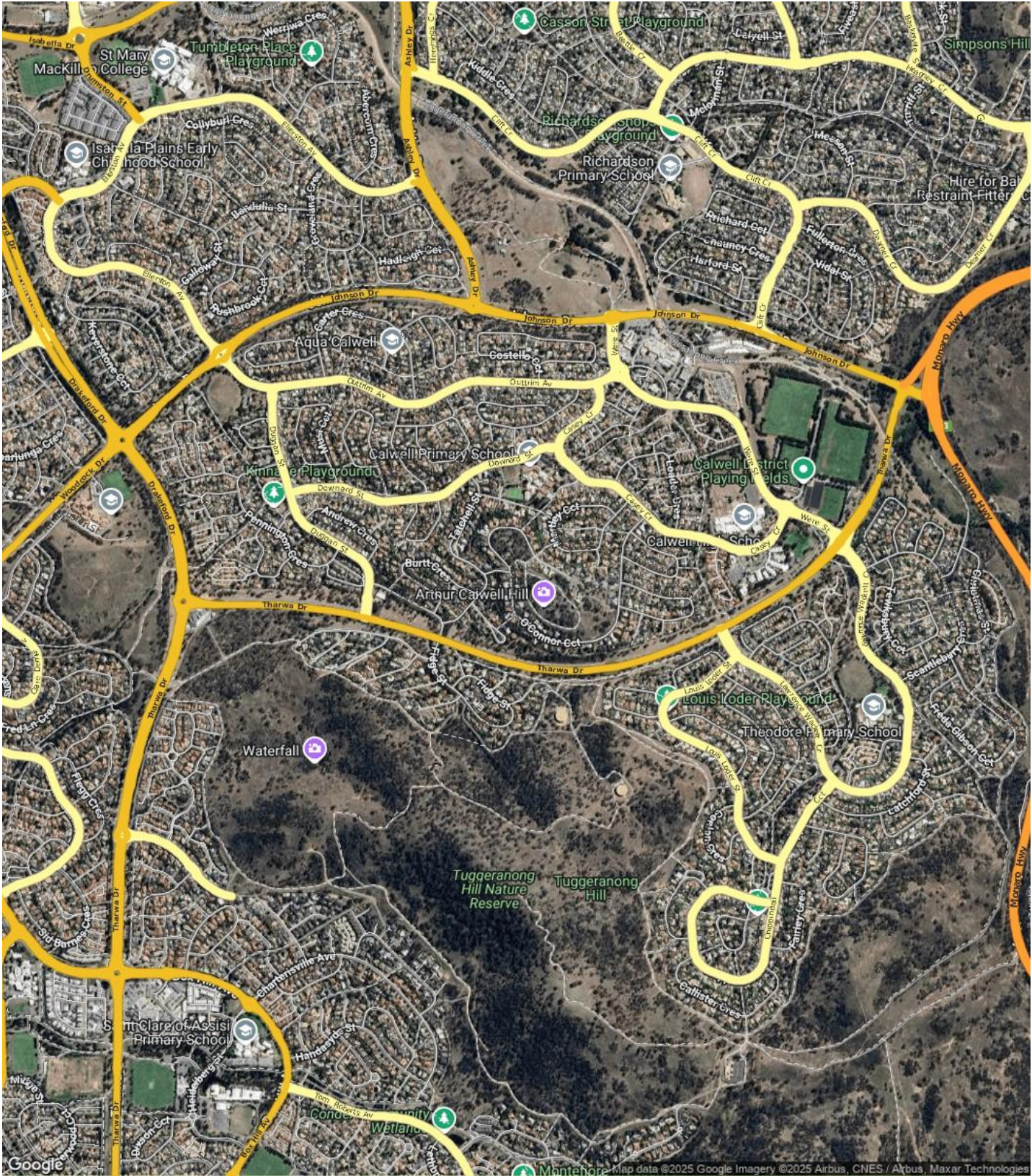
CALWELL (HOUSE)

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RayWhite.



CALWELL - Suburb Map



CALWELL - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	95	\$ 430,000	0.0 %	\$ 295,000	\$ 827,500
2008	68	\$ 433,052	0.7 %	\$ 70,000	\$ 760,000
2009	72	\$ 429,000	-0.9 %	\$ 252,000	\$ 852,000
2010	55	\$ 487,000	13.5 %	\$ 54,500	\$ 900,000
2011	60	\$ 472,750	-2.9 %	\$ 12,783	\$ 870,000
2012	66	\$ 532,500	12.6 %	\$ 6,800	\$ 1,005,000
2013	77	\$ 485,000	-8.9 %	\$ 145,000	\$ 735,000
2014	67	\$ 492,000	1.4 %	\$ 350,000	\$ 820,000
2015	62	\$ 515,000	4.7 %	\$ 365,000	\$ 850,000
2016	73	\$ 530,000	2.9 %	\$ 205,000	\$ 1,125,000
2017	77	\$ 565,500	6.7 %	\$ 260,000	\$ 2,150,000
2018	60	\$ 612,500	8.3 %	\$ 420,000	\$ 3,600,000
2019	69	\$ 615,000	0.4 %	\$ 180,000	\$ 877,500
2020	76	\$ 675,000	9.8 %	\$ 42,000	\$ 1,000,000
2021	84	\$ 790,000	17.0 %	\$ 382,500	\$ 1,380,000
2022	70	\$ 910,000	15.2 %	\$ 350,000	\$ 1,385,500
2023	65	\$ 839,000	-7.8 %	\$ 440,000	\$ 1,350,000
2024	59	\$ 850,000	1.3 %	\$ 380,800	\$ 1,700,000
2025	31	\$ 865,000	1.8 %	\$ 131,000	\$ 1,400,000

Median Sale Price

\$890k

Based on 63 recorded House sales within the last 12 months (Financial Year 2025)

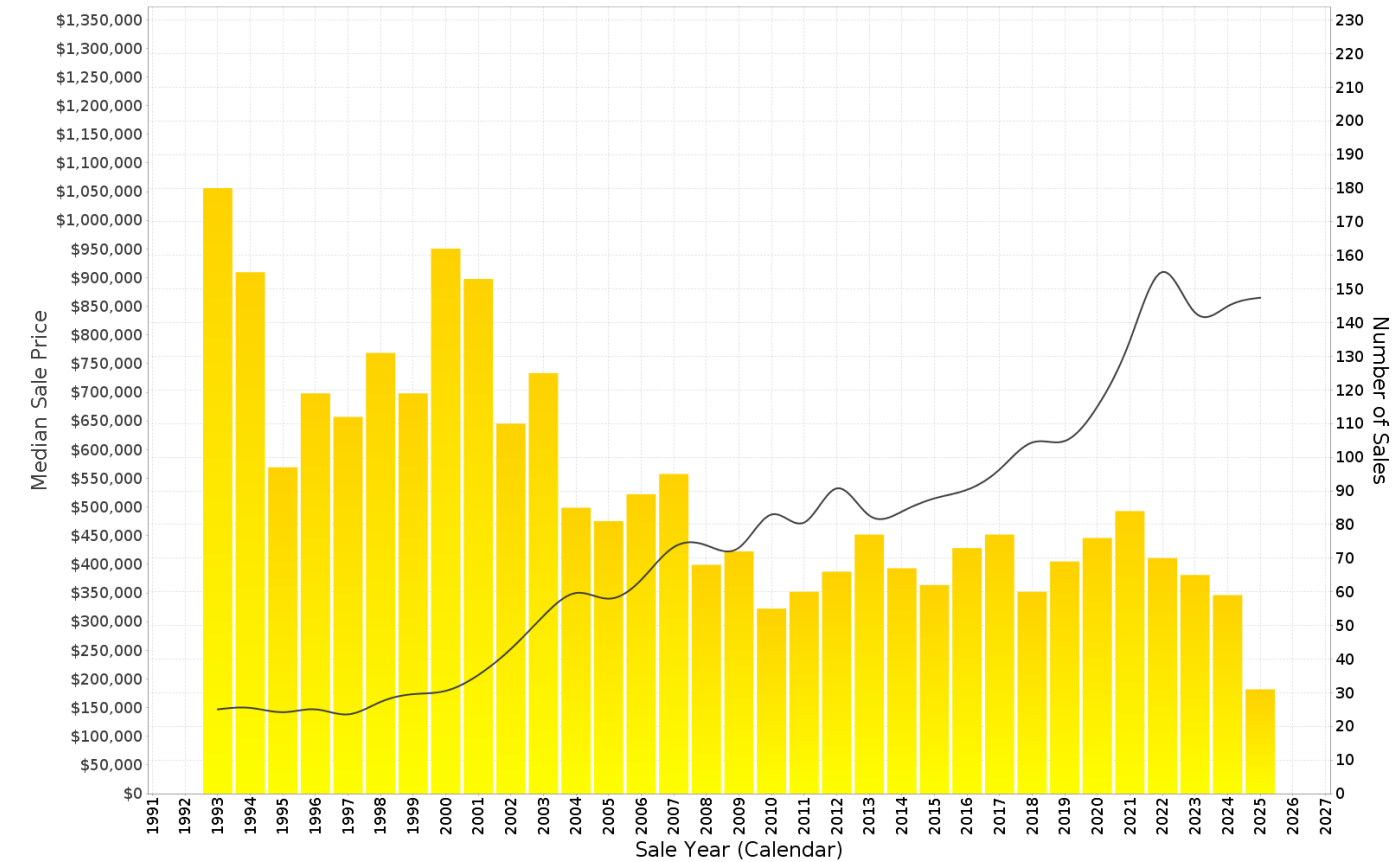
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

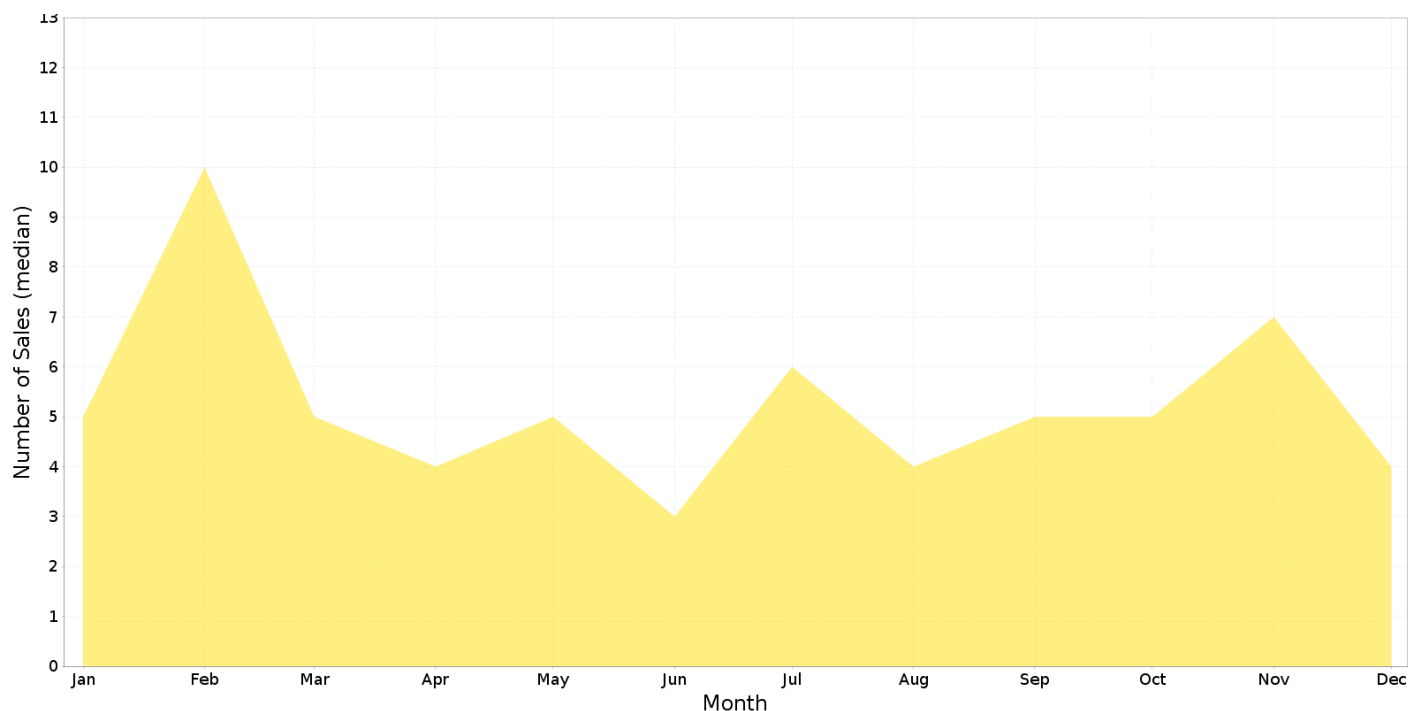
+8.5%

Current Median Price: \$890,000
Previous Median Price: \$820,000

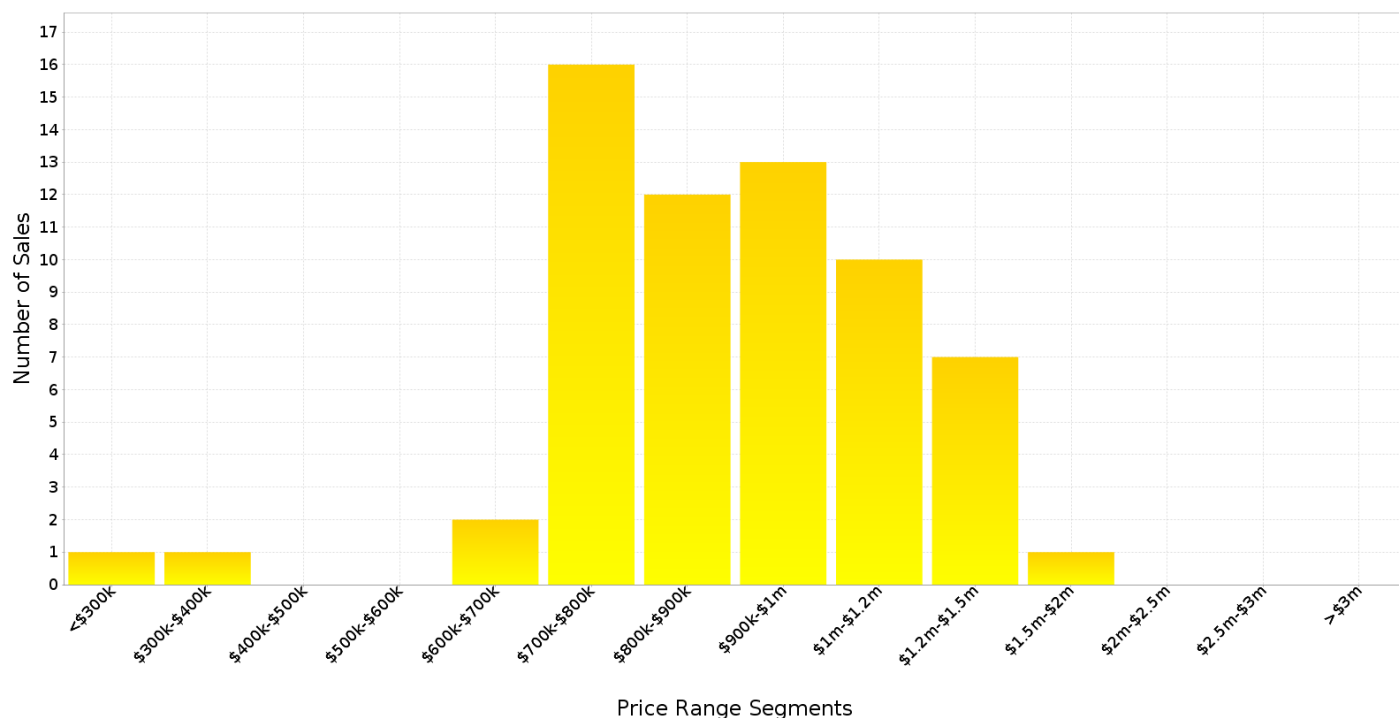
Based on 119 recorded House sales compared over the last two rolling 12 month periods



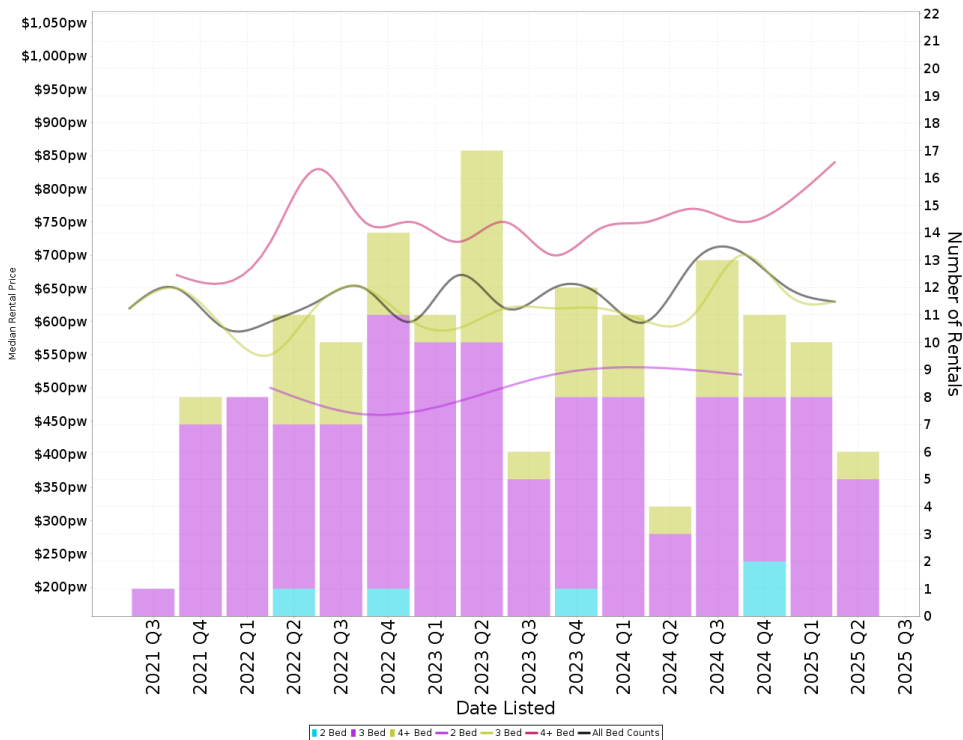
CALWELL - Peak Selling Periods (3 years)



CALWELL - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+8.5%

Current Median Price: \$890,000
Previous Median Price: \$820,000

Based on 119 registered House sales compared over the last two rolling 12 month periods.

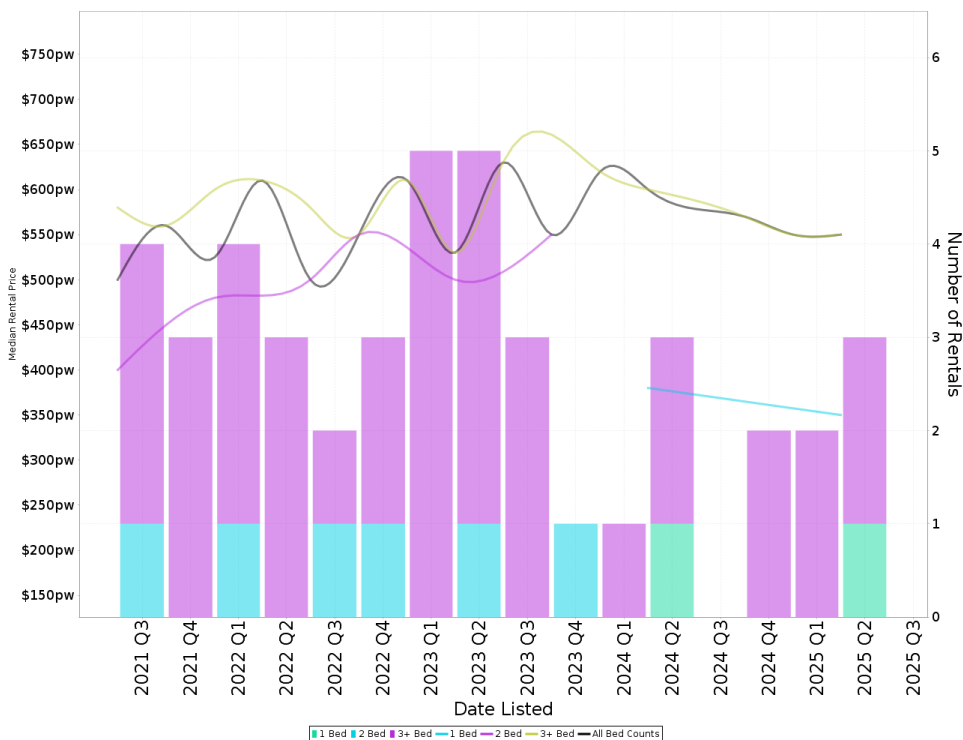
Suburb Rental Yield

+3.9%

Current Median Price: \$890,000
Current Median Rent: \$670

Based on 40 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+4.6%

Current Median Price: \$660,000
Previous Median Price: \$631,000

Based on 59 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.5%

Current Median Price: \$660,000
Current Median Rent: \$570

Based on 7 registered Unit rentals compared over the last 12 months.

CALWELL - Recently Sold Properties

Median Sale Price
\$890k

Based on 63 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
+8.5%

Current Median Price: \$890,000
Previous Median Price: \$820,000

Based on 119 recorded House sales compared over the last two rolling 12 month periods

Sold Properties
63

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

56 MUST CCT



\$950,000

757 m² 5 2 2

Sold Jul 2025
53 Days

134 O'CONNOR CCT



\$1,400,000

1,009 m² 5 3 2

Sold Jun 2025
27 Days

3 MUST CCT



\$1,050,000

1,117 m² 4 2 2

Sold Jun 2025
18 Days

7 MINEHAN PL

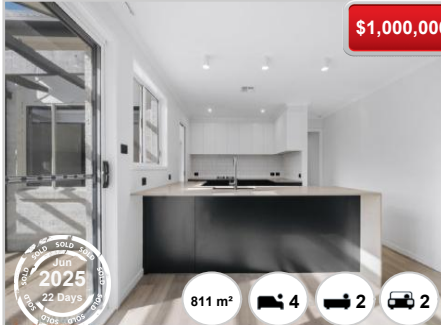


\$1,300,000

945 m² 4 2 2

Sold Jun 2025
N/A

35 WETTENHALL CCT

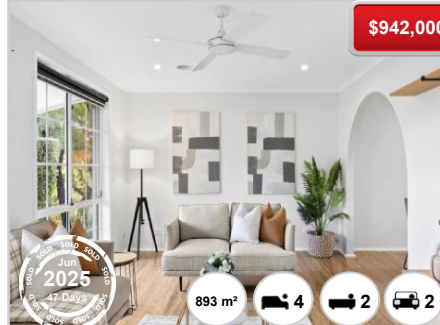


\$1,000,000

811 m² 4 2 2

Sold Jun 2025
22 Days

18 BURTT CRES



\$942,000

893 m² 4 2 2

Sold Jun 2025
47 Days

88 OUTTRIM AVE



\$825,000

954 m² 3 1 2

Sold Jun 2025
14 Days

72 OUTTRIM AVE



\$750,000

741 m² 3 1 1

Sold Jun 2025
31 Days

16 BENSON CRES



\$820,000

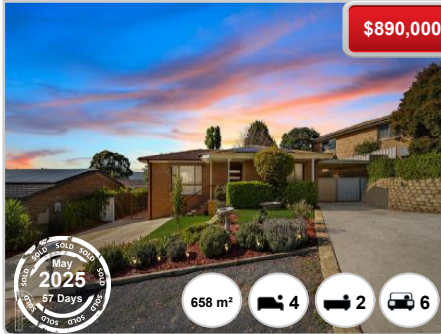
724 m² 4 1 2

Sold May 2025
17 Days

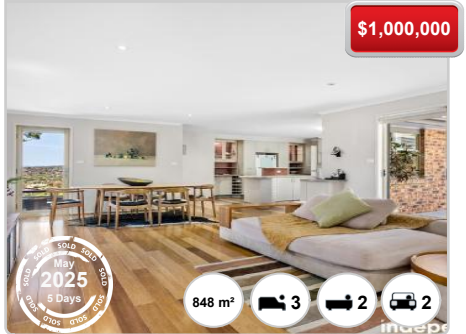
38 MARTLEY CCT



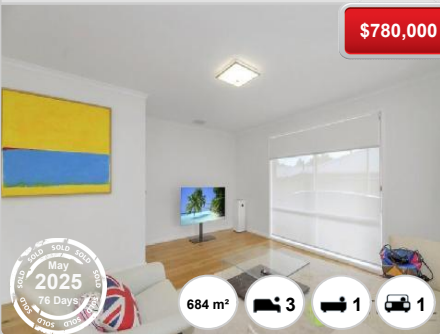
23 CASEY CRES



37 MARTLEY CCT



57 MCKINLEY CCT



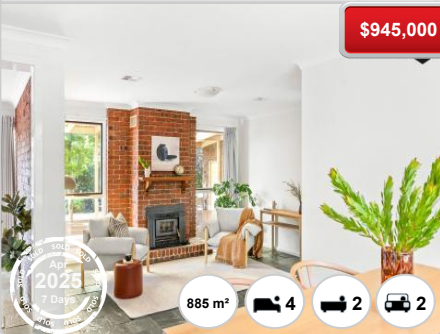
32 PENNINGTON CRES



2 BOURCHIER CL



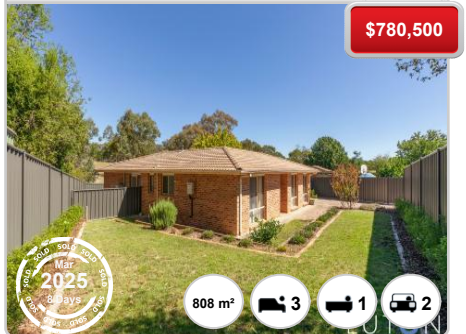
53 MOUNTAIN CCT



62 DENOVAN CCT



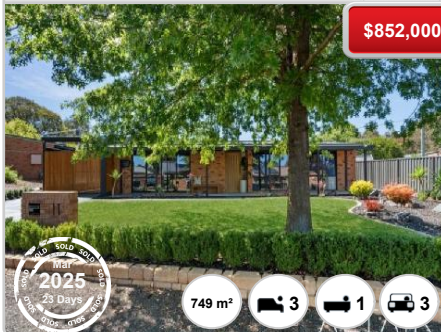
72 PENNINGTON CRES



42 WETTENHALL CCT



11 BEAZLEY CRES



9 DUGGAN ST

