

Suburb flyover report

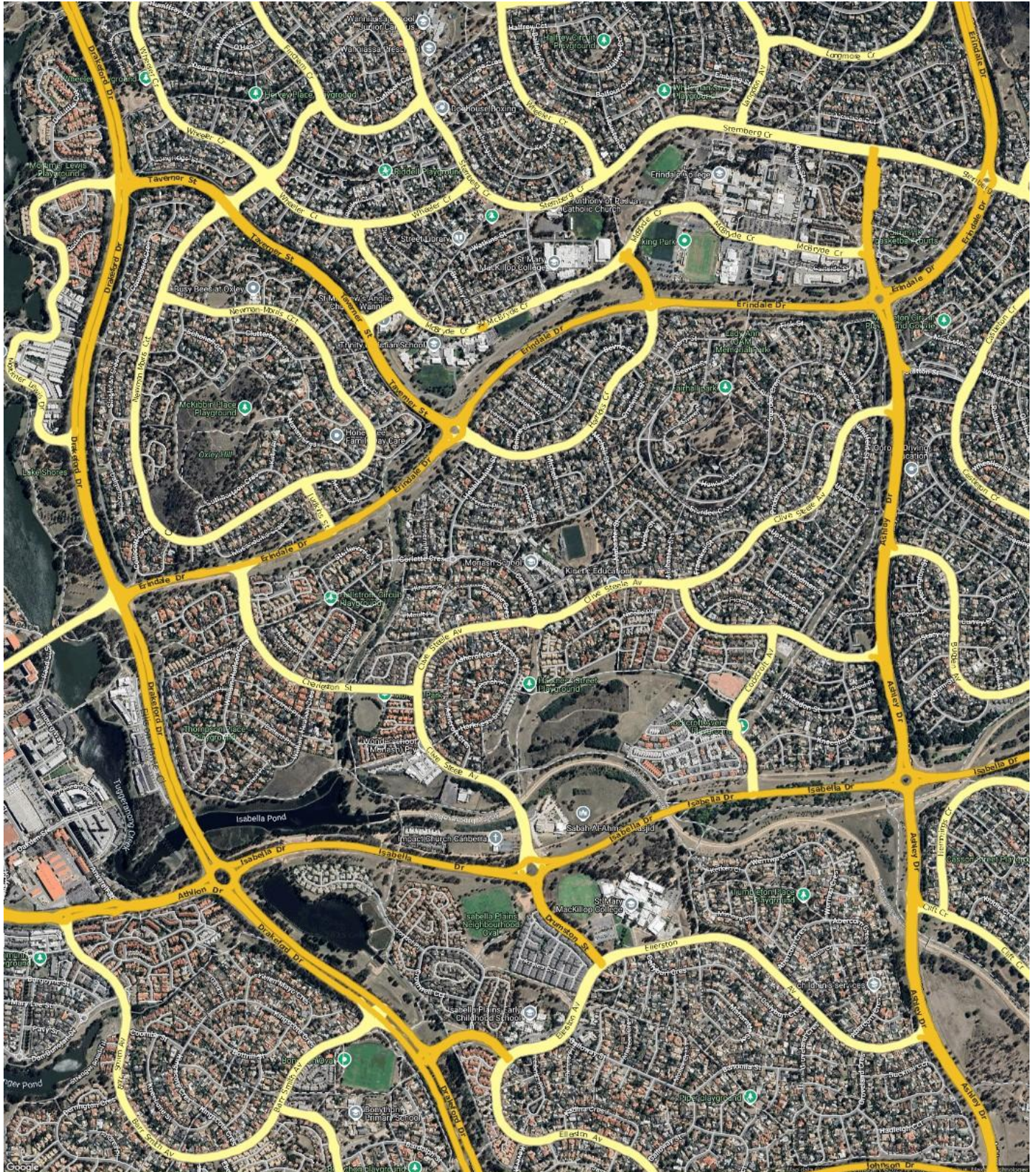
MONASH (HOUSE)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

RayWhite.



MONASH - 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)

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.

MONASH - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	63	\$ 424,000	0.0 %	\$ 167,500	\$ 747,500
2008	48	\$ 463,500	9.3 %	\$ 350,000	\$ 760,000
2009	56	\$ 423,500	-8.6 %	\$ 225,000	\$ 950,000
2010	47	\$ 509,000	20.2 %	\$ 35,000	\$ 845,000
2011	40	\$ 498,000	-2.2 %	\$ 215,000	\$ 782,000
2012	52	\$ 510,000	2.4 %	\$ 253,000	\$ 825,000
2013	51	\$ 526,000	3.1 %	\$ 420,000	\$ 710,000
2014	44	\$ 527,500	0.3 %	\$ 350,000	\$ 805,000
2015	51	\$ 566,000	7.3 %	\$ 245,000	\$ 865,000
2016	59	\$ 545,000	-3.7 %	\$ 150,000	\$ 911,000
2017	59	\$ 605,000	11.0 %	\$ 177,000	\$ 915,000
2018	43	\$ 635,000	5.0 %	\$ 190,000	\$ 860,000
2019	51	\$ 675,000	6.3 %	\$ 351,667	\$ 860,000
2020	58	\$ 687,500	1.9 %	\$ 218,000	\$ 970,000
2021	75	\$ 875,000	27.3 %	\$ 455,000	\$ 10,000,000
2022	54	\$ 886,000	1.3 %	\$ 60,000	\$ 1,730,000
2023	45	\$ 920,000	3.8 %	\$ 475,000	\$ 1,400,000
2024	41	\$ 895,000	-2.7 %	\$ 637,500	\$ 1,725,000
2025	26	\$ 920,000	2.8 %	\$ 750,000	\$ 1,420,000

Median Sale Price

\$925k

Based on 46 recorded House sales within the last 12 months (Financial Year 2025)

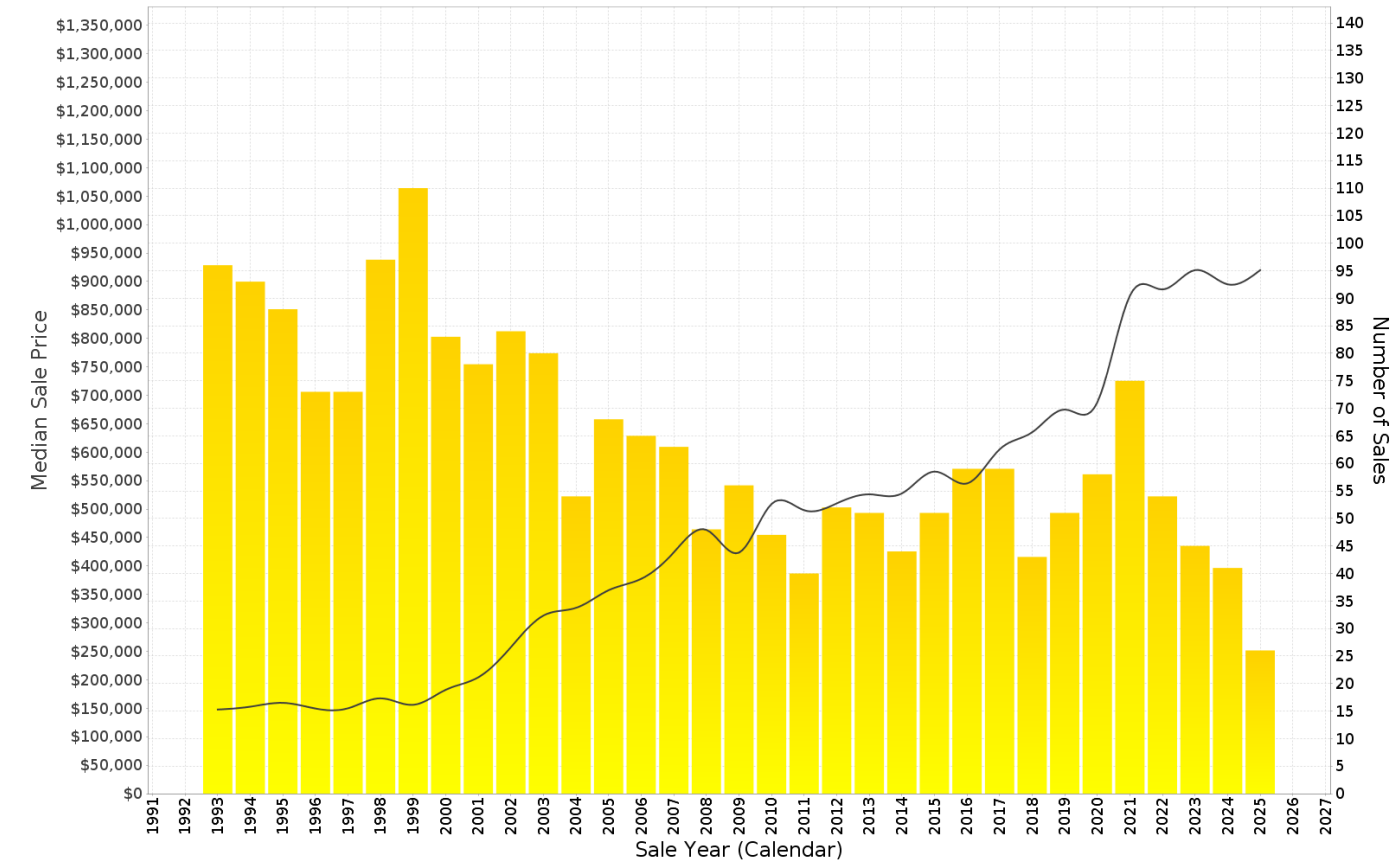
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

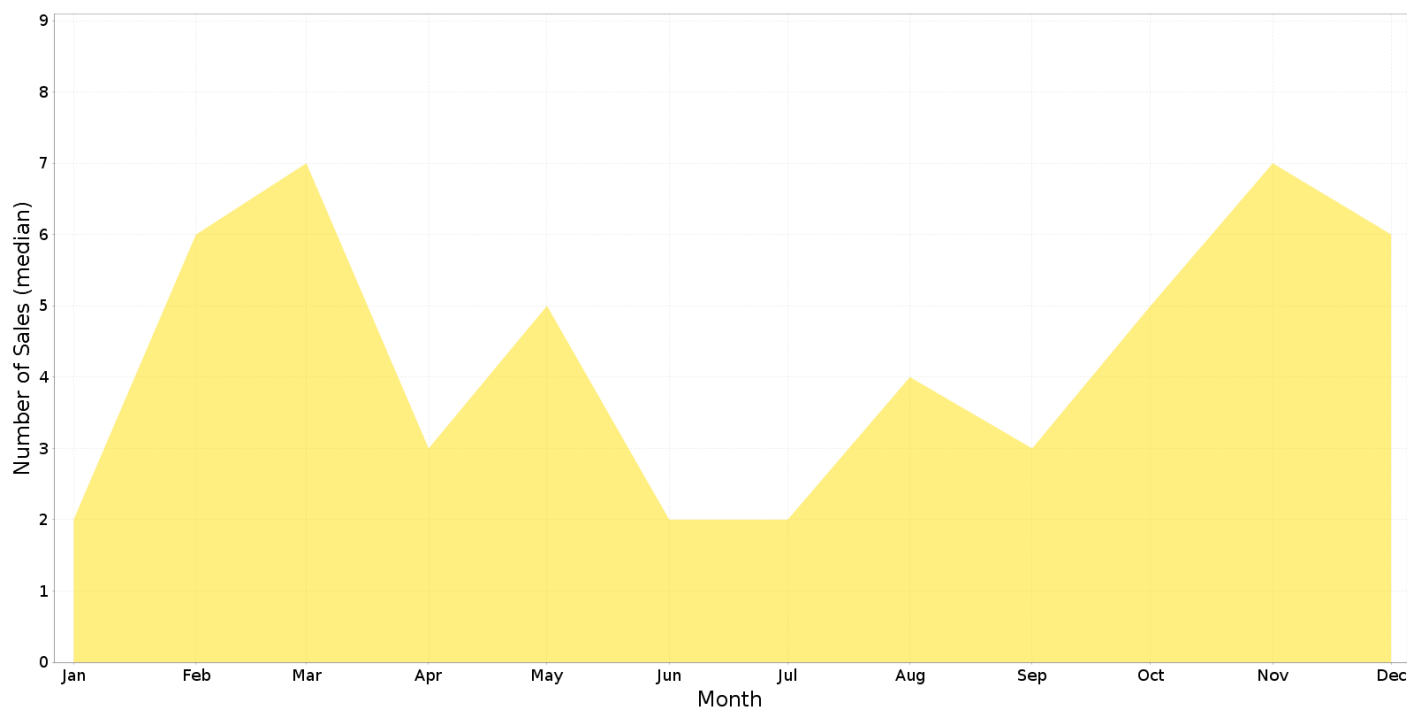
+2.7%

Current Median Price: \$925,000
Previous Median Price: \$901,000

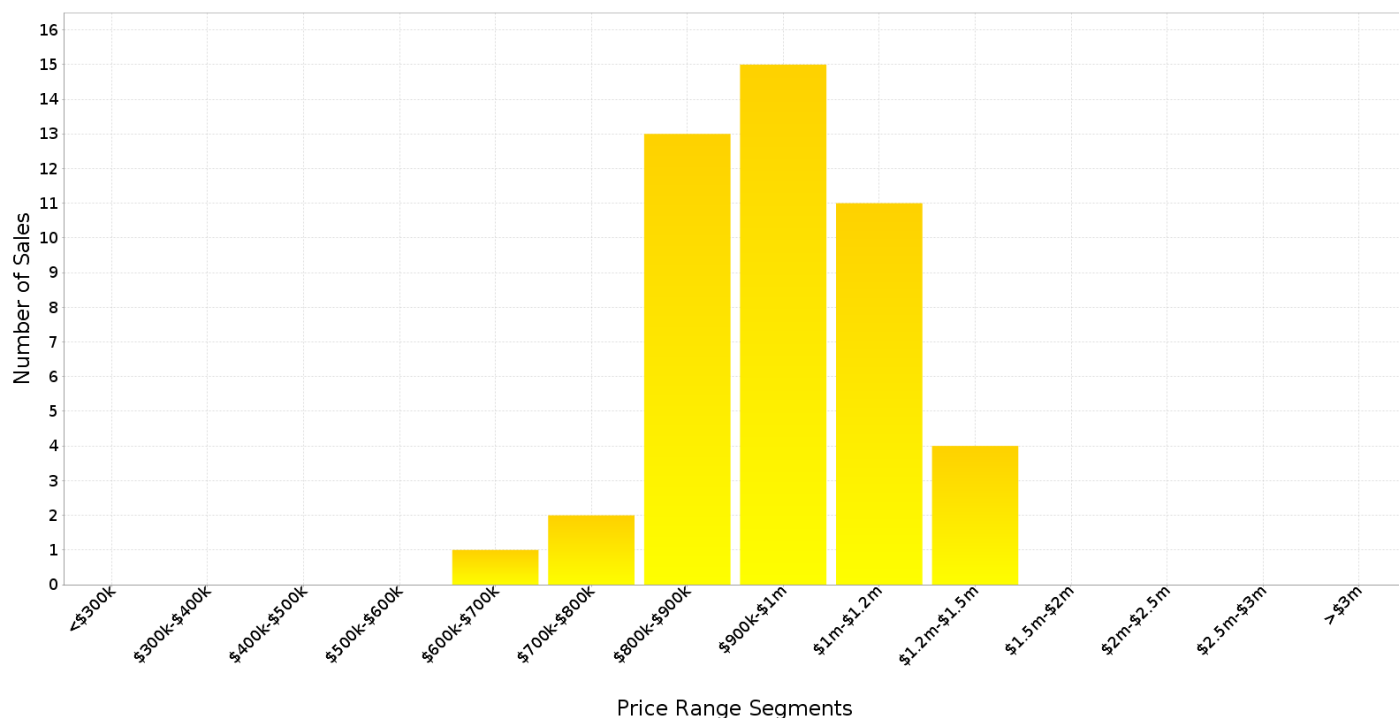
Based on 87 recorded House sales compared over the last two rolling 12 month periods



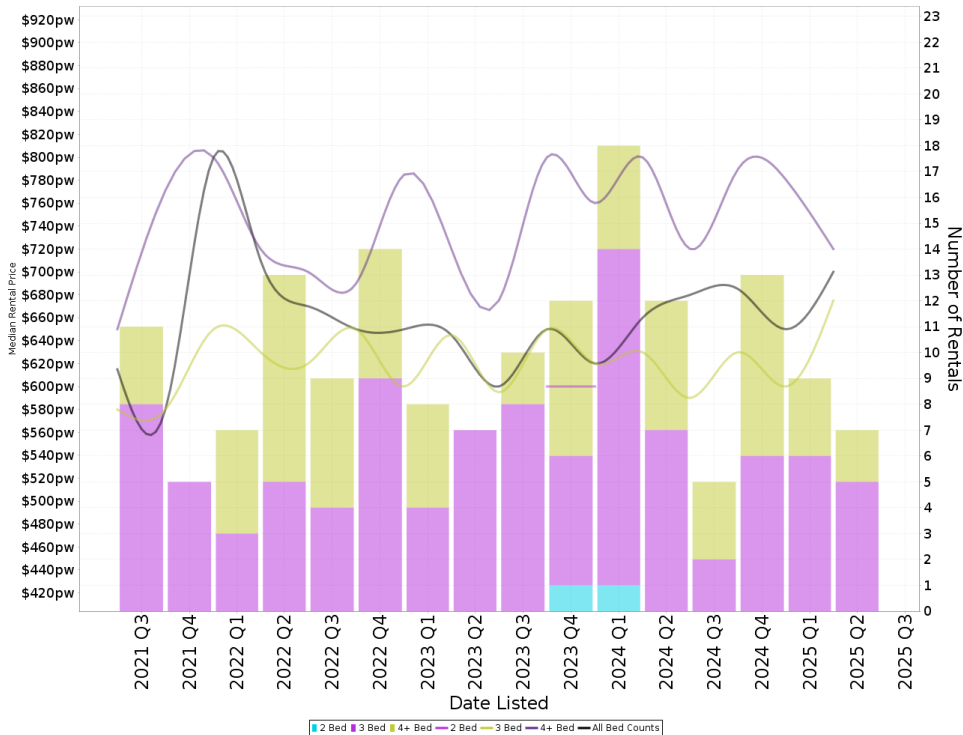
MONASH - Peak Selling Periods (3 years)



MONASH - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+2.7%

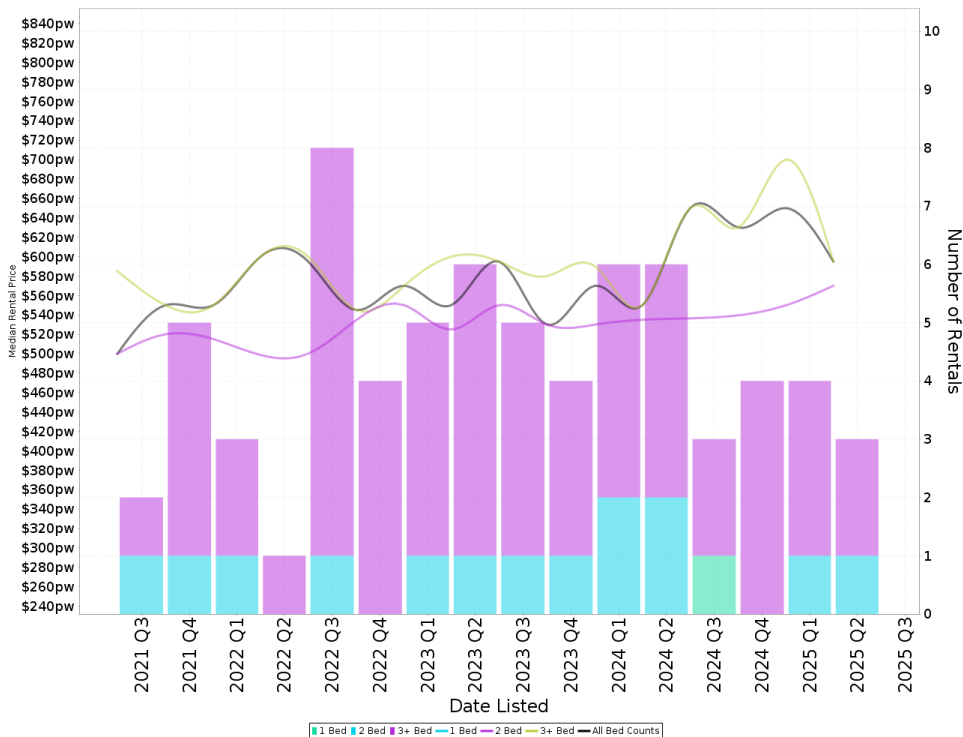
Current Median Price: \$925,000
Previous Median Price: \$901,000
 Based on 87 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.8%

Current Median Price: \$925,000
Current Median Rent: \$680
 Based on 34 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-0.6%

Current Median Price: \$711,000
Previous Median Price: \$715,000
 Based on 46 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.8%

Current Median Price: \$711,000
Current Median Rent: \$650
 Based on 14 registered Unit rentals compared over the last 12 months.

MONASH - Recently Sold Properties

Median Sale Price

\$925k

Based on 46 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

+2.7%

Current Median Price: \$925,000
Previous Median Price: \$901,000

Based on 87 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

46

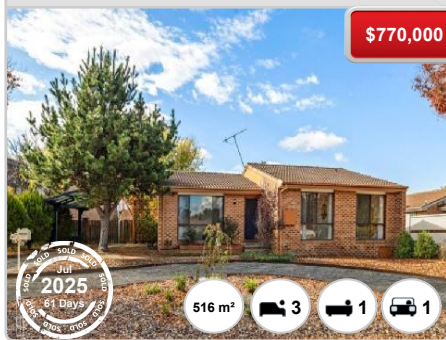
Based on recorded House sales within the 12 months (Financial Year 2025)

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

6 HUTCHESON ST



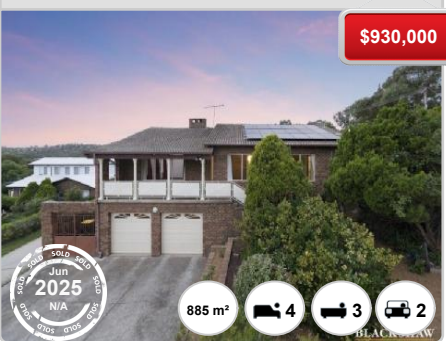
27 CHARLESTON ST



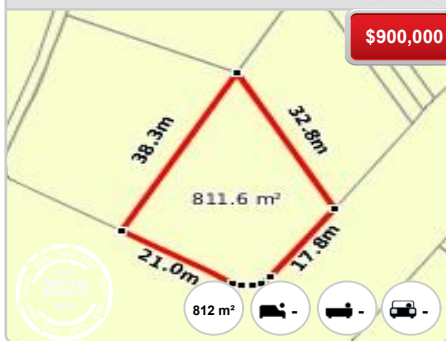
7 BRACHE PL



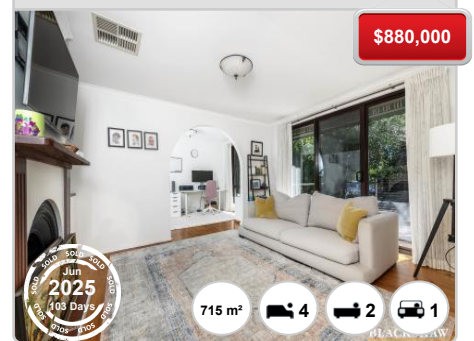
20 SEAVER ST



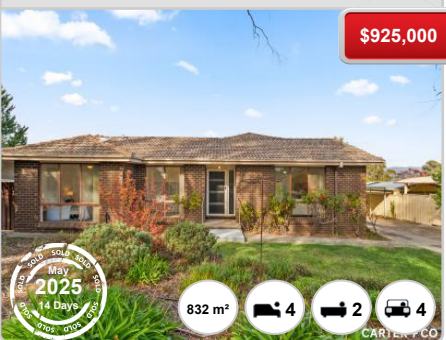
3 STURDEE CRES



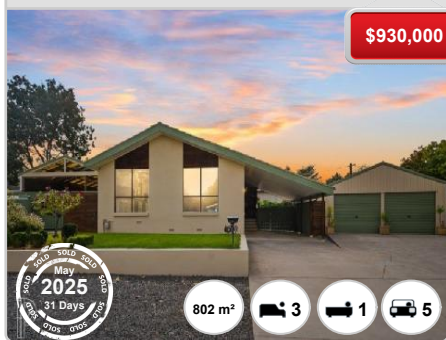
17 PRIDDLE ST



41 FORWOOD ST



18 GOODMAN ST

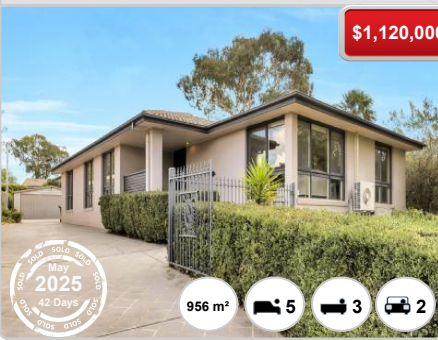


136 CLIVE STEELE AVE



128 STURDEE CRES

\$1,120,000



956 m²

5

3

2

26 KNEESHAW ST

\$845,000



740 m²

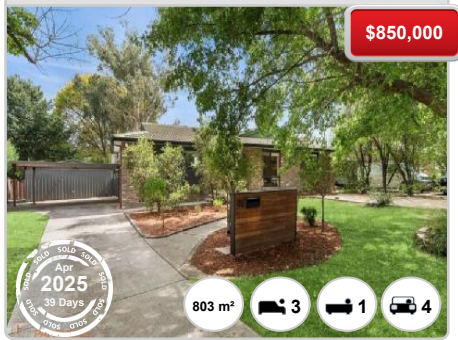
3

2

2

39 BEIRNE ST

\$850,000



803 m²

3

1

4

28 FORWOOD ST

\$850,000



693 m²

3

1

2

4 CRACKNELL ST

\$1,100,000



1,034 m²

5

3

3

12 HARKNESS ST

\$1,200,000



1,044 m²

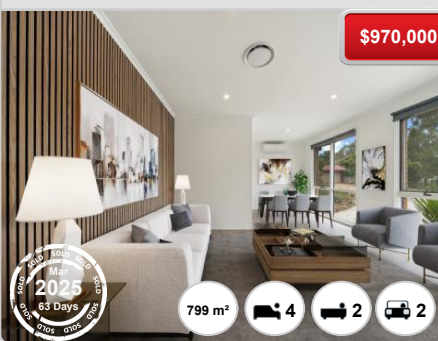
4

3

4

18 FORWOOD ST

\$970,000



799 m²

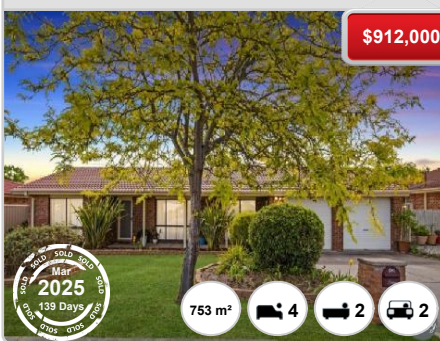
4

2

2

46 BALSILLIE CRES

\$912,000



753 m²

4

2

2

3 GRIFFIN PL

\$1,275,000



873 m²

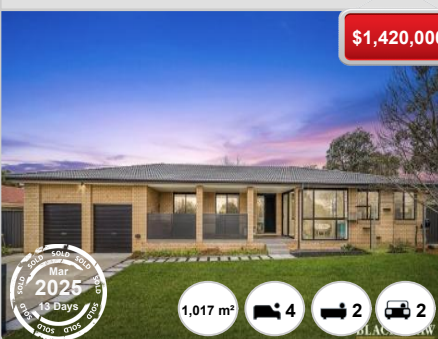
5

2

4

120 CLIVE STEELE AVE

\$1,420,000



1,017 m²

4

2

2

27 ALABASTER ST

\$1,000,000



715 m²

4

2

2

133 CLIVE STEELE AVE

\$950,000



650 m²

4

2

3