

Suburb flyover report

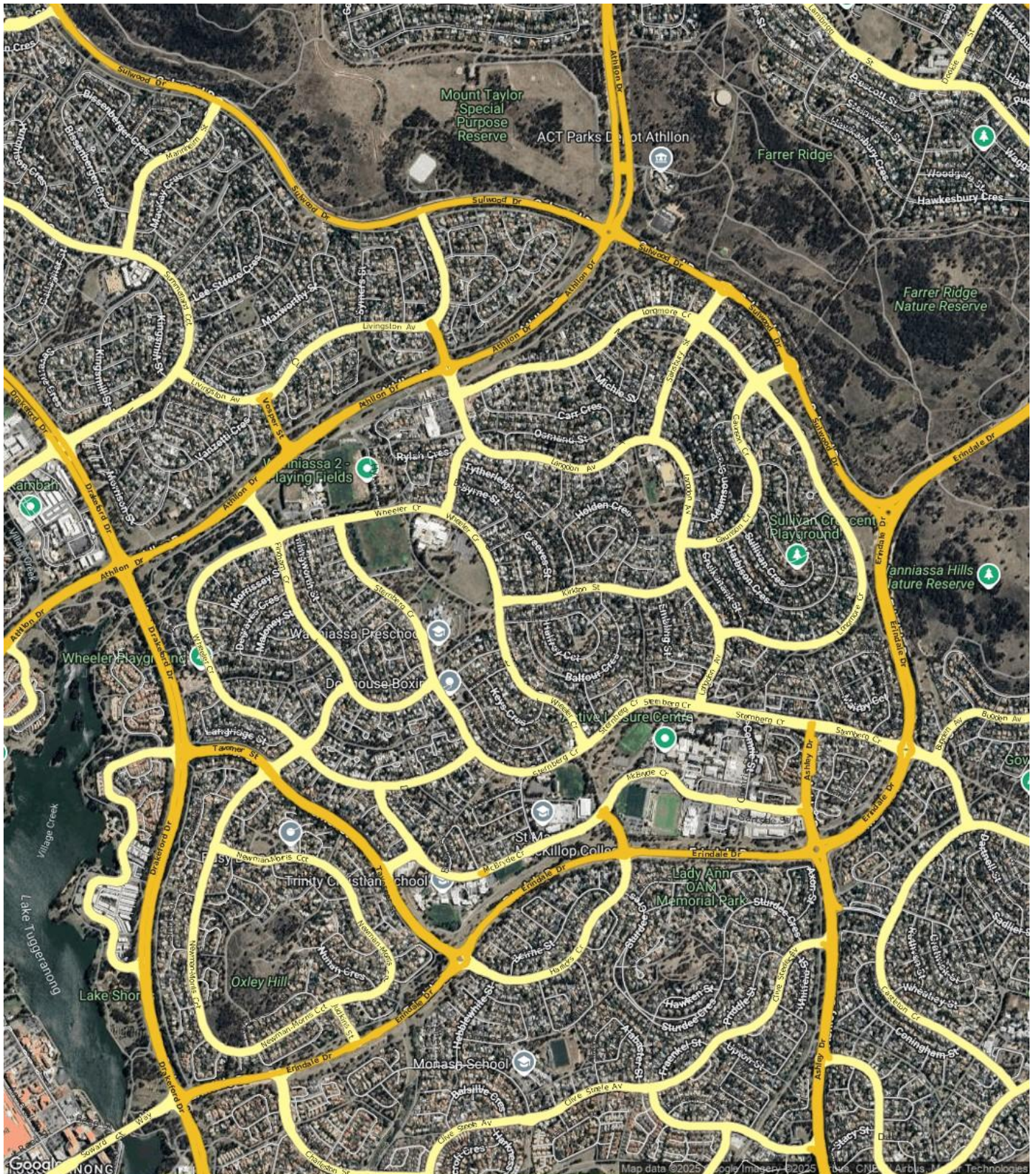
WANNIASSA (HOUSE)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

RayWhite.



WANNIASSA - 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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WANNIASSA - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	126	\$ 398,250	0.0 %	\$ 20,000	\$ 615,000
2008	90	\$ 419,475	5.3 %	\$ 123,333	\$ 665,000
2009	125	\$ 431,000	2.7 %	\$ 40,000	\$ 705,000
2010	77	\$ 475,000	10.2 %	\$ 350,000	\$ 865,000
2011	67	\$ 489,950	3.1 %	\$ 217,500	\$ 780,000
2012	91	\$ 477,000	-2.6 %	\$ 60,000	\$ 763,000
2013	88	\$ 477,500	0.1 %	\$ 60,000	\$ 780,000
2014	101	\$ 499,000	4.5 %	\$ 180,000	\$ 980,000
2015	104	\$ 510,500	2.3 %	\$ 184,000	\$ 950,000
2016	109	\$ 530,000	3.8 %	\$ 185,000	\$ 837,000
2017	102	\$ 581,750	9.8 %	\$ 260,000	\$ 960,000
2018	103	\$ 580,000	-0.3 %	\$ 5,800	\$ 926,000
2019	114	\$ 591,000	1.9 %	\$ 390,010	\$ 930,000
2020	102	\$ 637,500	7.9 %	\$ 50,000	\$ 1,020,000
2021	123	\$ 851,500	33.6 %	\$ 171,000	\$ 1,590,000
2022	101	\$ 920,000	8.0 %	\$ 350,000	\$ 1,630,000
2023	79	\$ 858,000	-6.7 %	\$ 425,000	\$ 1,706,500
2024	84	\$ 852,738	-0.6 %	\$ 537,000	\$ 1,390,000
2025	44	\$ 871,350	2.2 %	\$ 690,000	\$ 1,600,000

Median Sale Price

\$855k

Based on 93 recorded House sales within the last 12 months (Financial Year 2025)

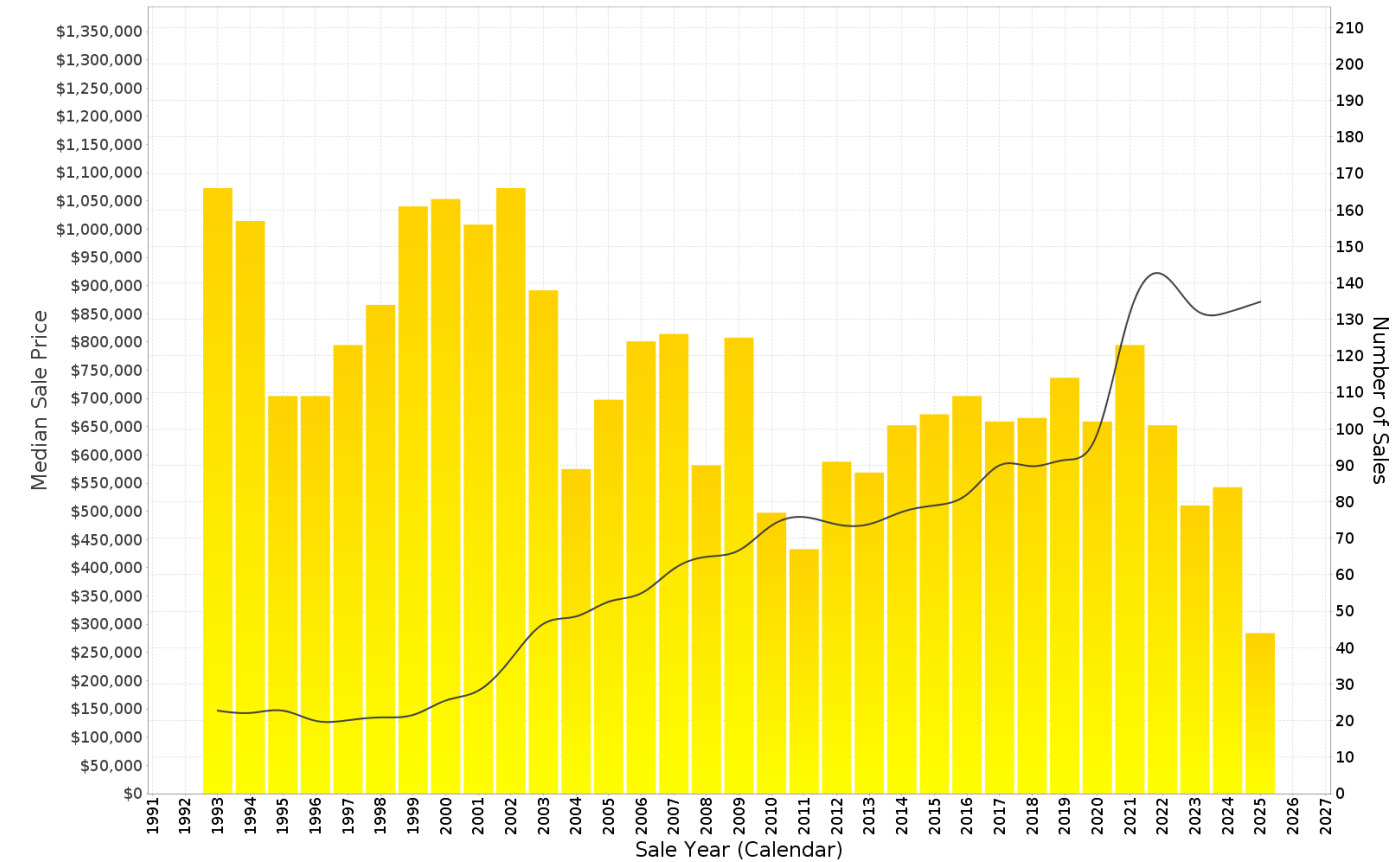
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

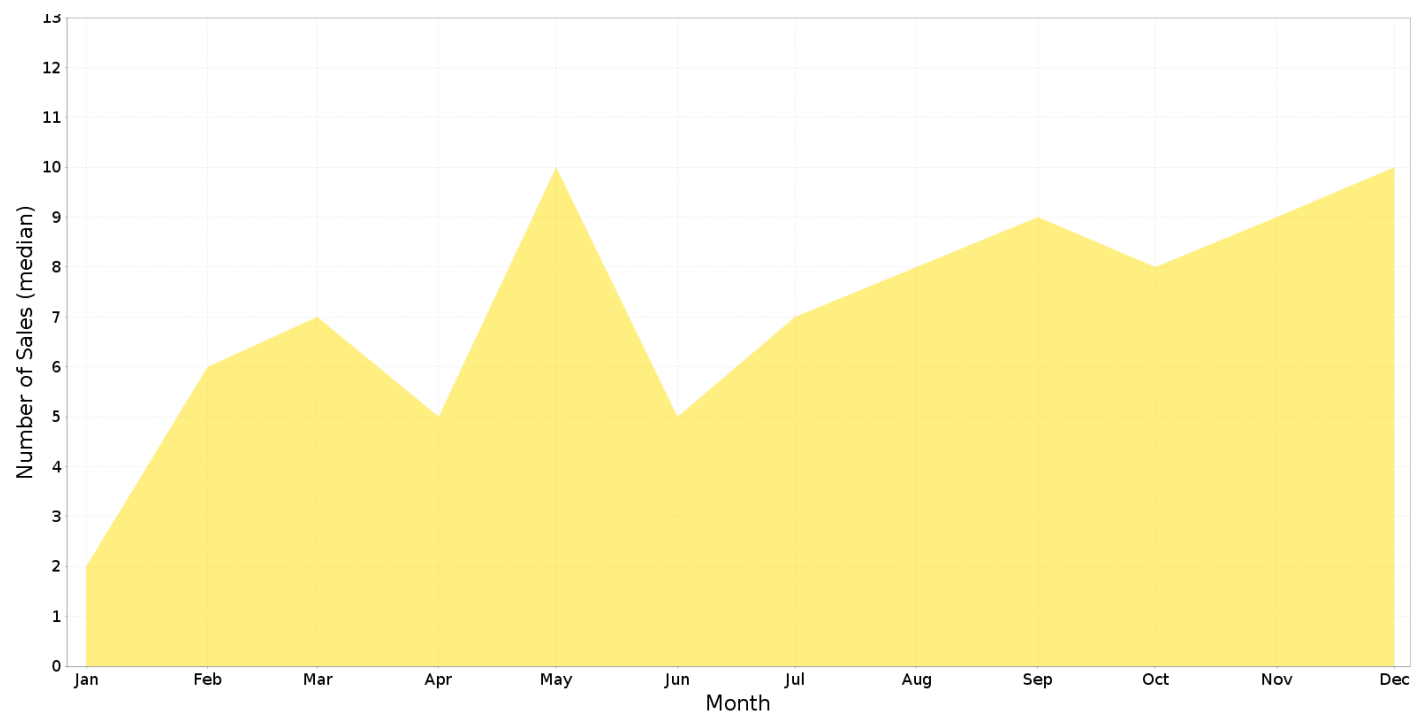
-1.7%

Current Median Price: \$855,000
Previous Median Price: \$870,000

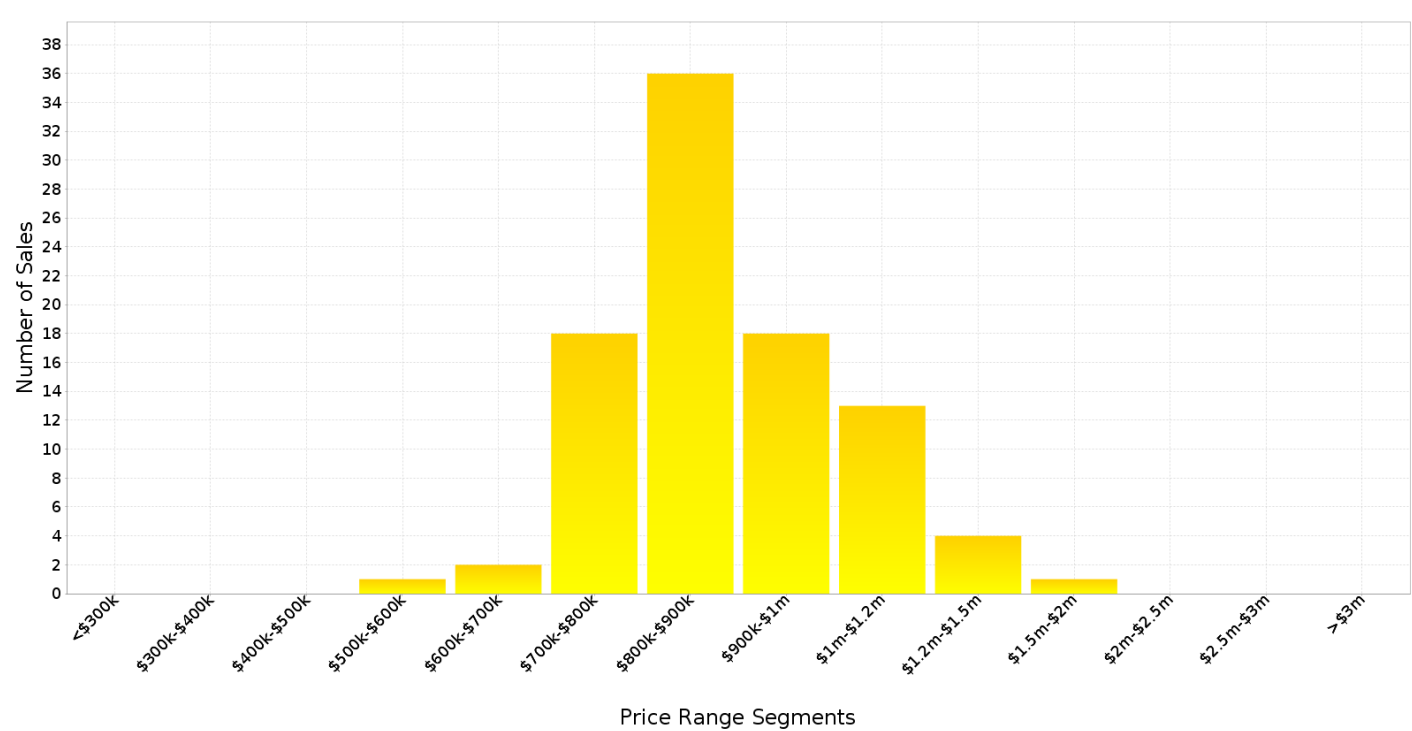
Based on 172 recorded House sales compared over the last two rolling 12 month periods



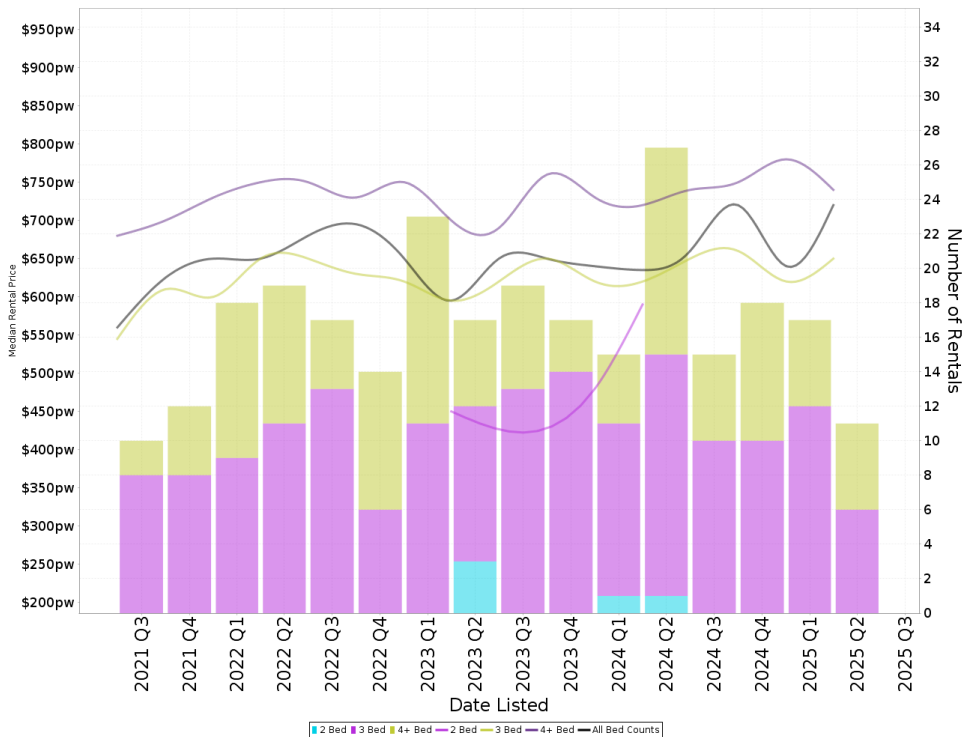
WANNIASSA - Peak Selling Periods (3 years)



WANNIASSA - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

-1.7%

Current Median Price: \$855,000

Previous Median Price: \$870,000

Based on 172 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

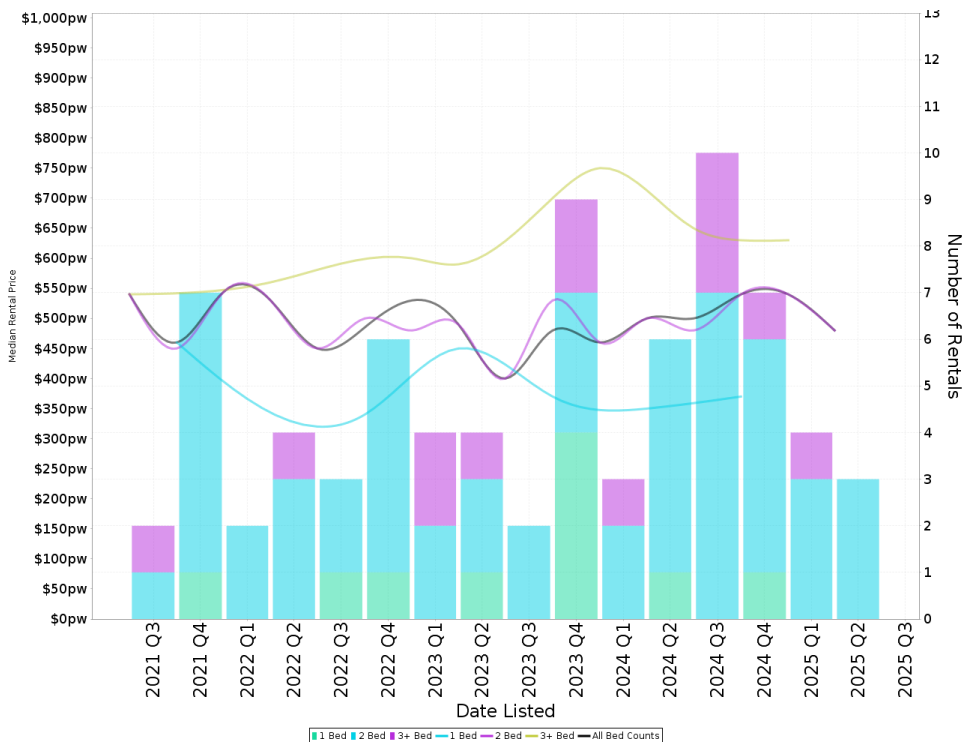
+4.1%

Current Median Price: \$855,000

Current Median Rent: \$680

Based on 61 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+24.2%

Current Median Price: \$680,000

Previous Median Price: \$547,500

Based on 31 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.9%

Current Median Price: \$680,000

Current Median Rent: \$515

Based on 24 registered Unit rentals compared over the last 12 months.

WANNIASSA - Recently Sold Properties

Median Sale Price
\$855k

Based on 93 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
-1.7%

Current Median Price: \$855,000
Previous Median Price: \$870,000

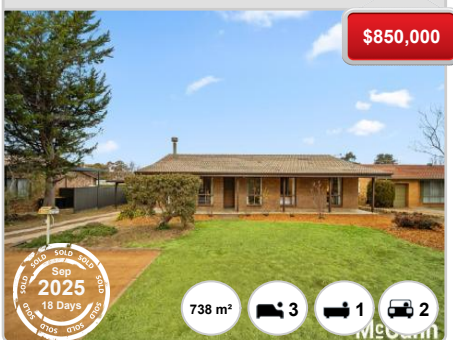
Based on 172 recorded House sales compared over the last two rolling 12 month periods

Sold Properties
93

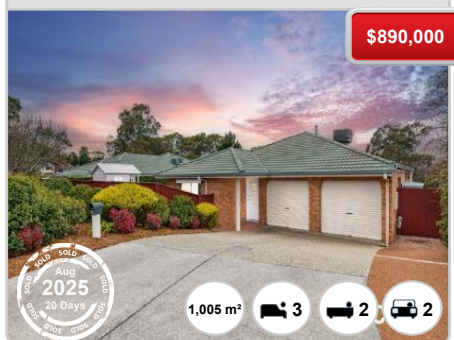
Based on recorded House sales within the 12 months (Financial Year 2025)

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

24 WATKINS ST



262 WHEELER CRES



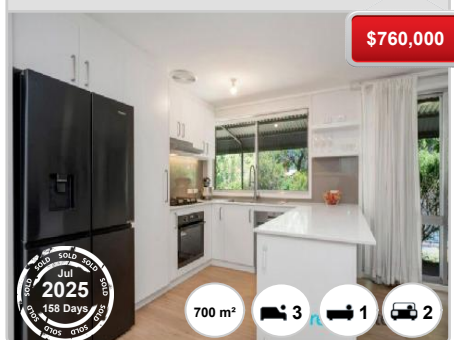
20 CARR CRES



2 O'HEA ST



6 BAILES CRT



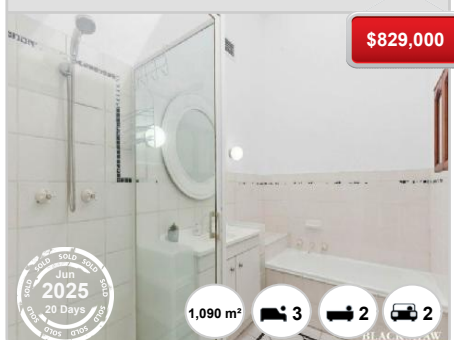
23 HOLDEN CRES



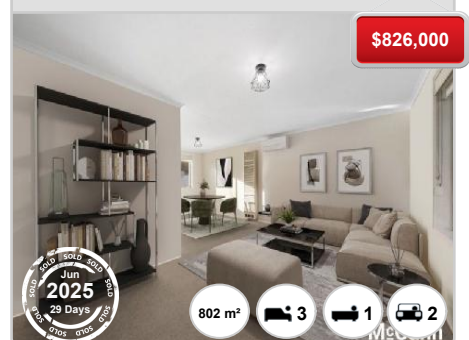
40 ILLINGWORTH ST



25 MCBRYDE CRES



32 WHEELER CRES



20 ILLINGWORTH ST

\$1,000,000

844.7 m²

2025
174 Days

845 m² 4 2 5

4 BROOKE PL

\$795,000

747 m²

2025
15 Days

747 m² 3 1 2

217 WHEELER CRES

\$920,000

886 m²

2025
13 Days

886 m² 3 2 2

6 HARKER PL

\$1,225,000

952 m²

2025
141 Days

952 m² 4 2 2

3 BEAVER PL

\$800,000

735 m²

2025
19 Days

735 m² 3 1 2

266 WHEELER CRES

\$690,000

803 m²

2025
N/A

803 m² 3 1 -

10 MALONEY ST

\$735,000

728 m²

2025
79 Days

728 m² 3 1 2

13 GAUNSON CRES

\$937,000

860 m²

2025
24 Days

860 m² 3 2 2

52 BALFOUR CRES

\$941,000

760 m²

2025
24 Days

760 m² 4 3 2

36 BROMELL CCT

\$990,000

689 m²

2025
174 Days

689 m² 4 2 1

24 GUTHRIDGE CRES

\$855,000

1,098 m²

2025
25 Days

1,098 m² 4 2 2

40 BROMELL CCT

\$1,220,000

967 m²

2025
16 Days

967 m² 4 2 3

WANNIASSA - Properties For Rent

Median Rental Price

\$680 /w

Based on 61 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

+4.1%

Current Median Price: \$855,000
Current Median Rent: \$680

Based on 93 recorded House sales and 61 House rentals compared over the last 12 months

Number of Rentals


61

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

2 Phelan Place

\$620 per week



FOR RENT FOR SALE

Aug 2025

34 Days

VIEW INFO

992 m²

3

1

1

15 Guthridge Crescent

\$630



FOR RENT FOR SALE

Jul 2025

34 Days

VIEW INFO

616 m²

3

1

1