

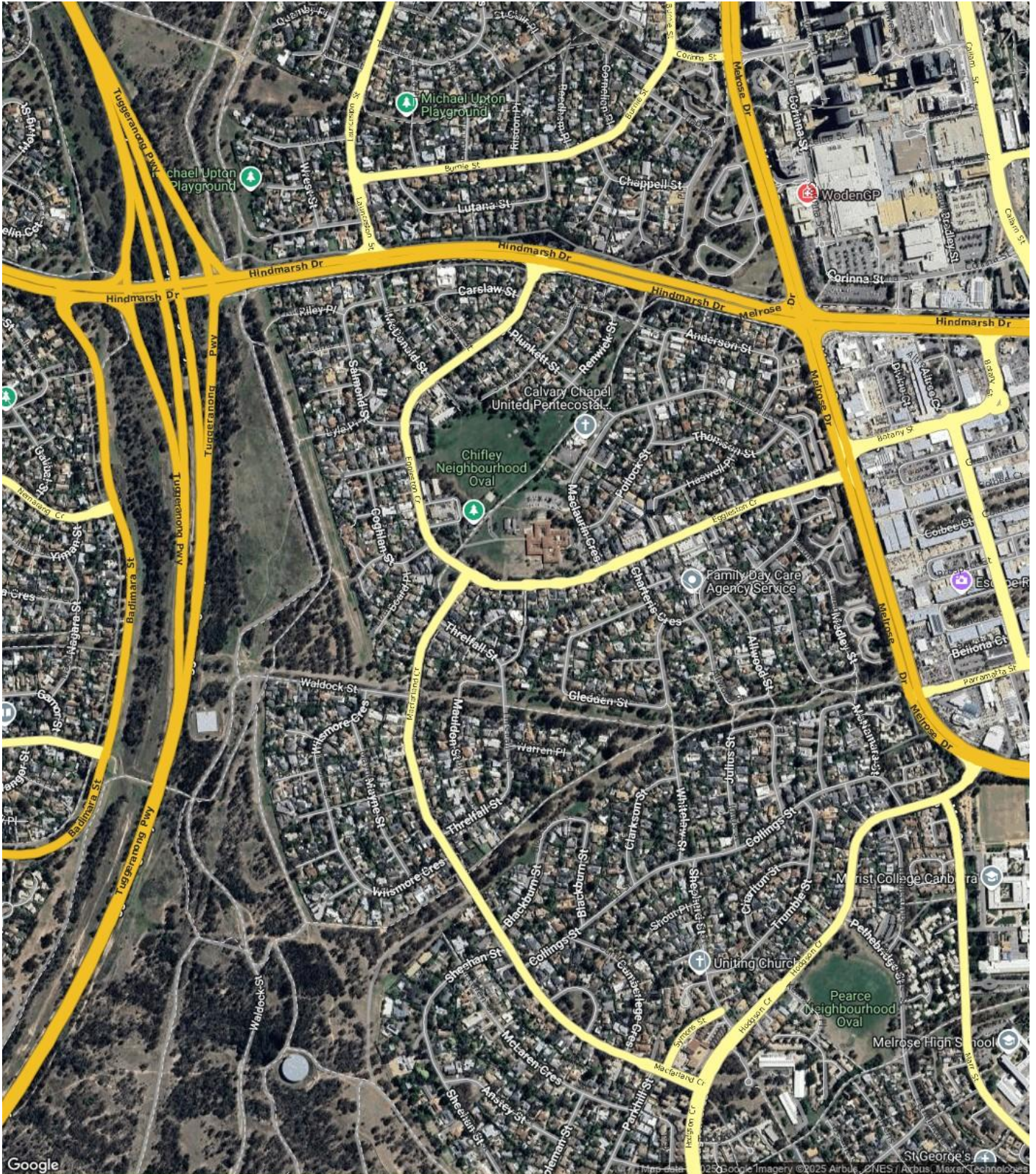
Suburb flyover report

CHIFLEY (HOUSE)

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RayWhite.





CHIFLEY - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	40	\$ 467,000	0.0 %	\$ 340,000	\$ 875,000
2008	30	\$ 499,500	7.0 %	\$ 61,000	\$ 875,000
2009	31	\$ 520,000	4.1 %	\$ 230,000	\$ 820,000
2010	17	\$ 575,000	10.6 %	\$ 170,000	\$ 840,000
2011	18	\$ 550,000	-4.3 %	\$ 415,000	\$ 791,000
2012	20	\$ 601,000	9.3 %	\$ 470,000	\$ 785,000
2013	21	\$ 585,000	-2.7 %	\$ 245,000	\$ 880,000
2014	37	\$ 575,000	-1.7 %	\$ 100,000	\$ 1,100,000
2015	28	\$ 679,000	18.1 %	\$ 500,000	\$ 1,120,000
2016	35	\$ 720,000	6.0 %	\$ 82,000	\$ 1,495,000
2017	32	\$ 805,000	11.8 %	\$ 570,000	\$ 1,210,000
2018	36	\$ 787,500	-2.2 %	\$ 370,000	\$ 1,085,000
2019	32	\$ 832,750	5.7 %	\$ 100,000	\$ 1,385,000
2020	42	\$ 855,000	2.7 %	\$ 500,000	\$ 1,840,000
2021	42	\$ 1,165,500	36.3 %	\$ 500,000	\$ 2,250,000
2022	31	\$ 1,200,000	3.0 %	\$ 950,000	\$ 2,290,000
2023	24	\$ 1,050,000	-12.5 %	\$ 200,000	\$ 1,935,000
2024	25	\$ 1,180,000	12.4 %	\$ 815,000	\$ 2,000,000
2025	20	\$ 1,010,000	-14.4 %	\$ 840,000	\$ 1,820,000

Median Sale Price

\$1.11m

Based on 34 recorded House sales within the last 12 months (Financial Year 2025)

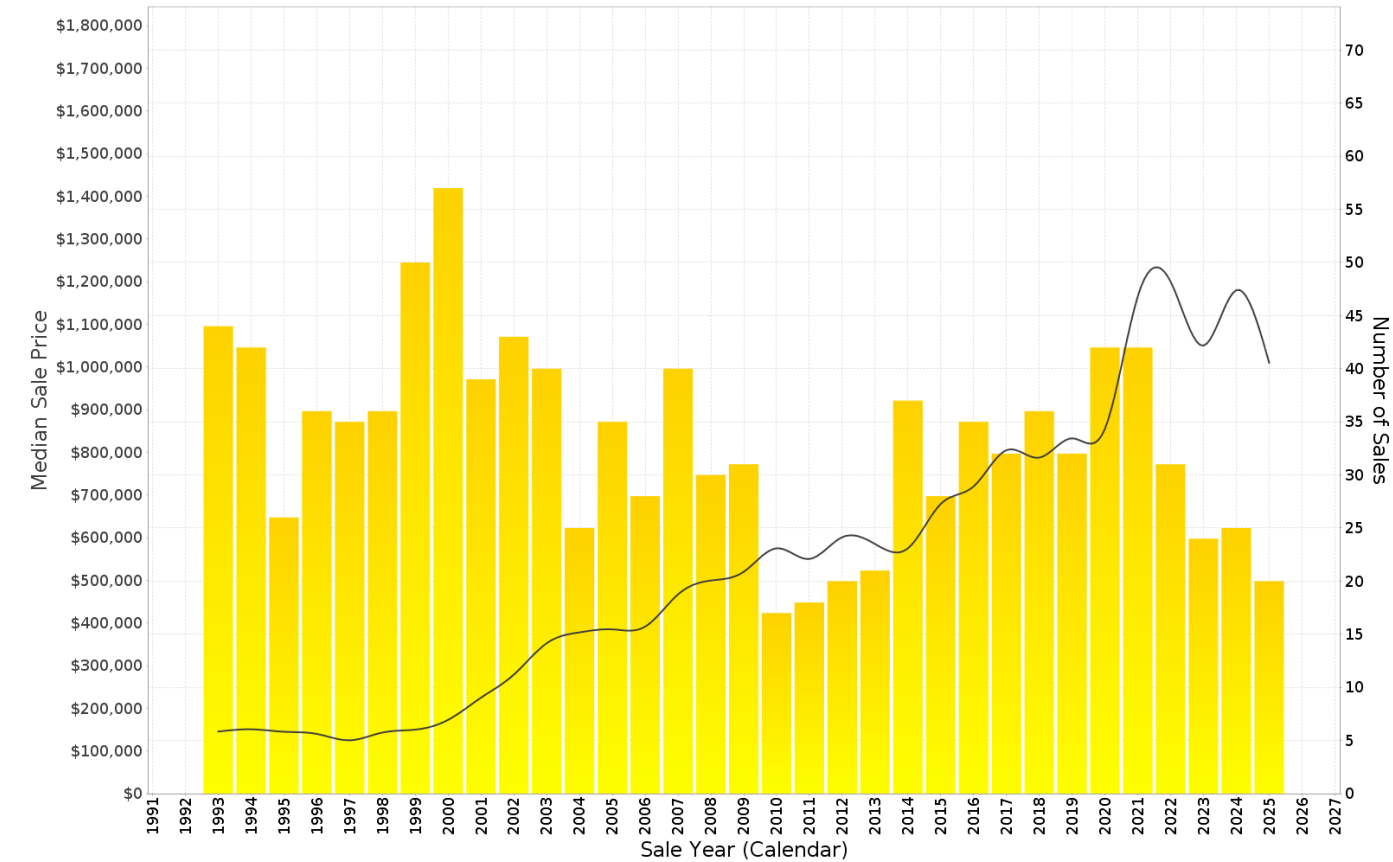
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

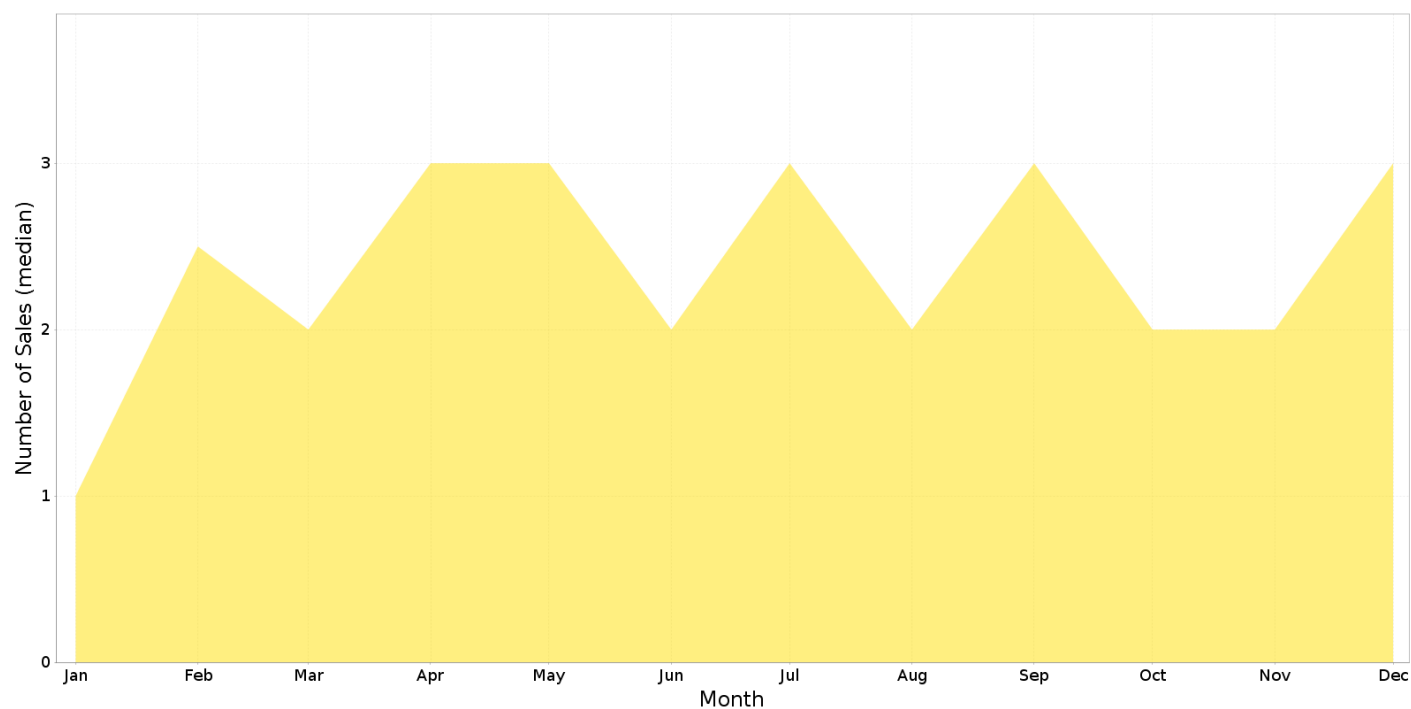
+10.5%

Current Median Price: \$1,105,500
Previous Median Price: \$1,000,000

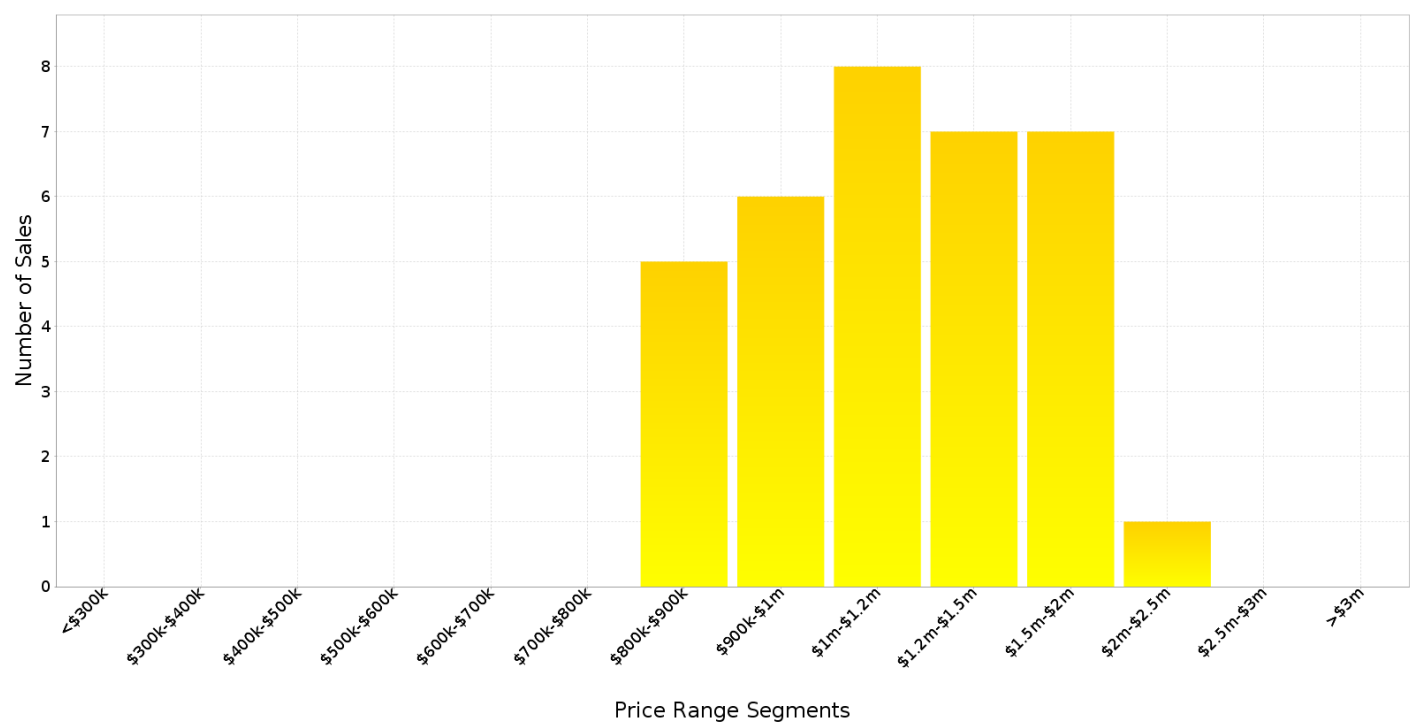
Based on 61 recorded House sales compared over the last two rolling 12 month periods



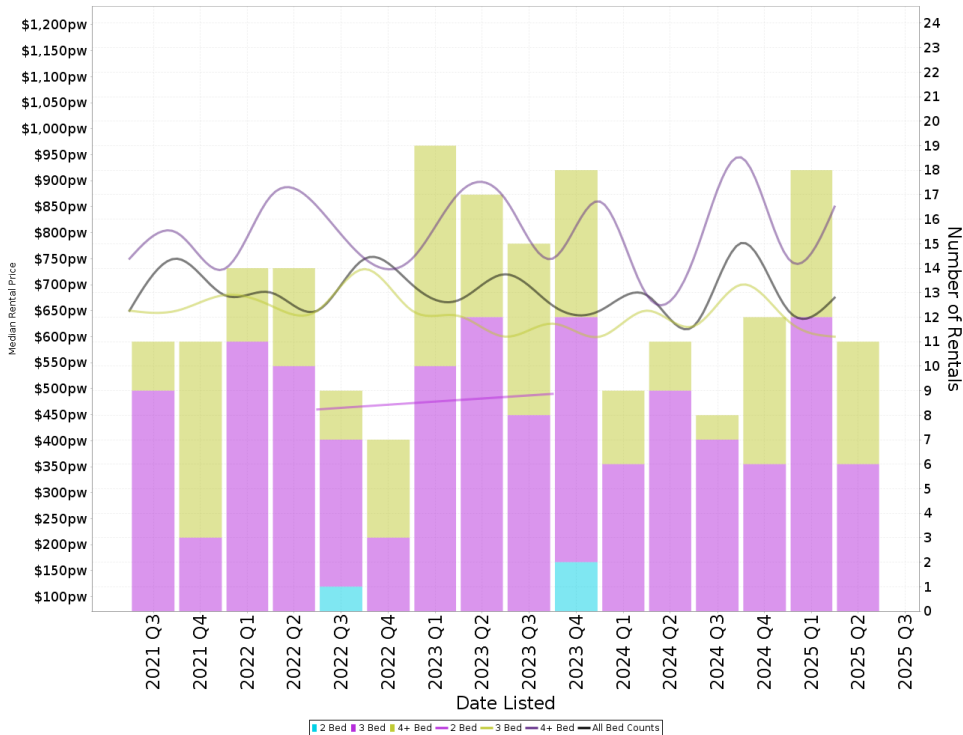
CHIFLEY - Peak Selling Periods (3 years)



CHIFLEY - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+10.5%

Current Median Price: \$1,105,500
Previous Median Price: \$1,000,000

Based on 61 registered House sales compared over the last two rolling 12 month periods.

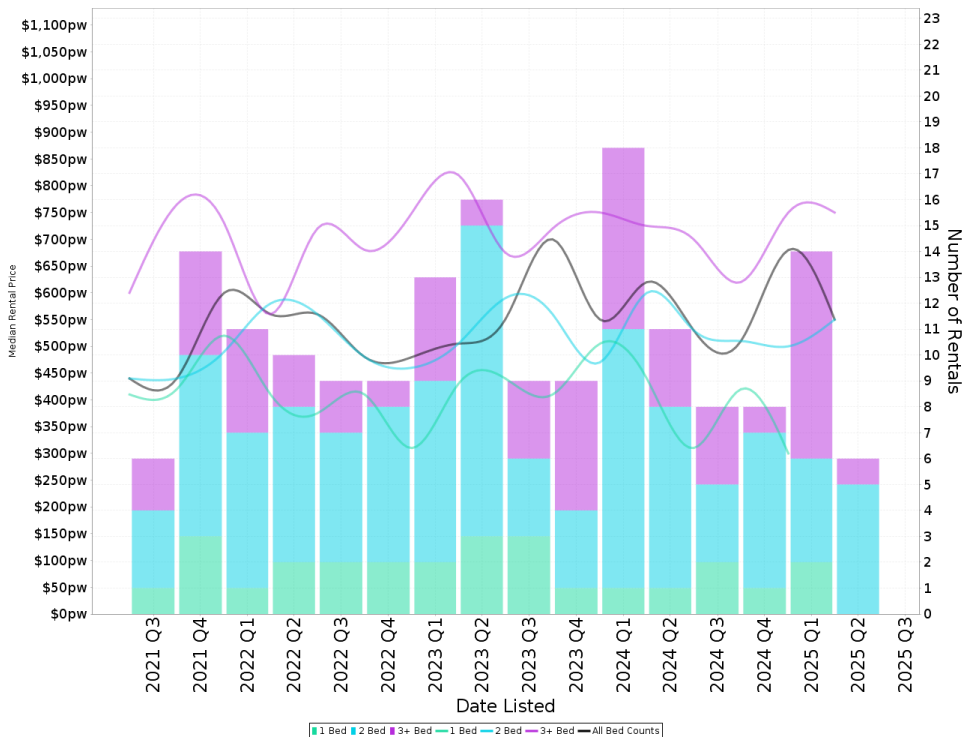
Suburb Rental Yield

+3.3%

Current Median Price: \$1,105,500
Current Median Rent: \$699

Based on 49 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-47.0%

Current Median Price: \$490,000
Previous Median Price: \$925,000

Based on 70 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+6.0%

Current Median Price: \$490,000
Current Median Rent: \$565

Based on 36 registered Unit rentals compared over the last 12 months.

CHIFLEY - Recently Sold Properties

Median Sale Price
\$1.11m

Based on 34 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
+10.5%

Current Median Price: \$1,105,500
Previous Median Price: \$1,000,000

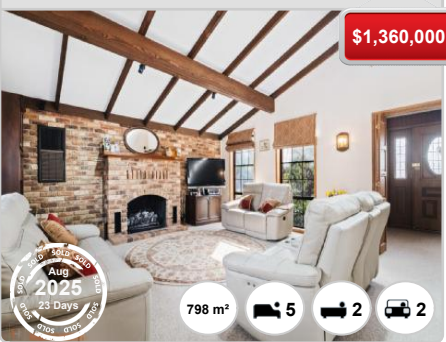
Based on 61 recorded House sales compared over the last two rolling 12 month periods

Sold Properties
34

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

46 GLEDDEN ST



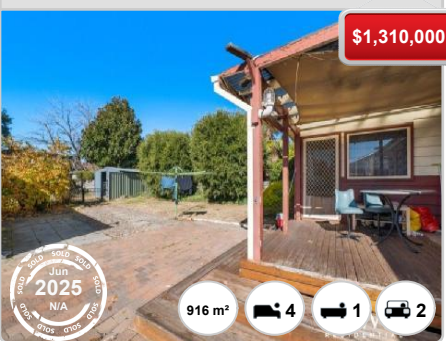
1/31 CHARTERIS CRES



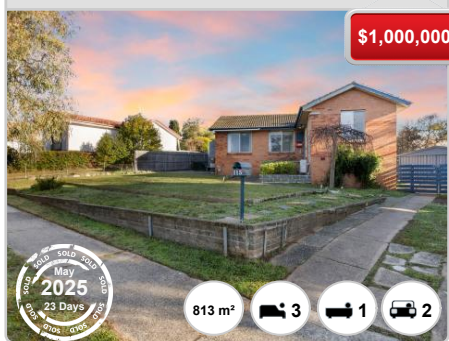
5 WOOD PL



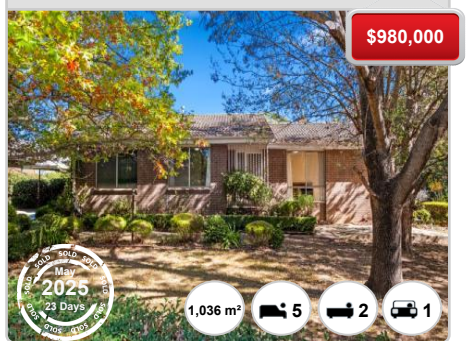
6 ANDERSON ST



115 EGGLESTON CRES



28 MACFARLAND CRES



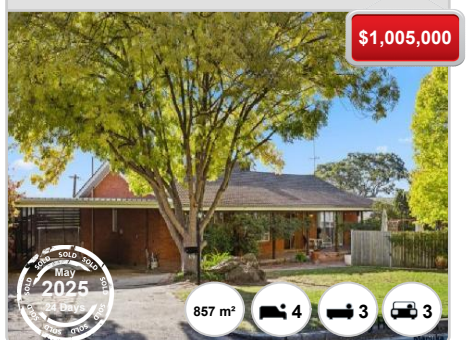
37 ANDERSON ST



39 MACLAURIN CRES



32 THRELFALL ST



2 MCDONALD ST

\$910,000

2025
Apr
55 Days

925 m² 3 2 1

28 THRELFALL ST

\$950,000

2025
Apr
25 Days

856 m² 3 1 1

8 THOMSON ST

\$1,820,000

2025
Apr
178 Days

746 m² 4 2 2

10 WILSMORE CRES

\$1,730,000

2025
Apr
23 Days

1,112 m² 4 2 2

19 MAYNE ST

\$840,000

2025
Apr
N/A

716 m² 3 1 2

6 MEDLEY ST

\$1,730,000

2025
Apr
76 Days

730 m² 4 3 2

8 COGHLAN ST

\$1,015,000

2025
Mar
N/A

680 m² 4 1 2

4 RILEY PL

\$975,000

2025
Mar
25 Days

996 m² 4 2 4

CHIFLEY - Properties For Rent

Median Rental Price

\$699 /w

Based on 49 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

+3.3%

Current Median Price: \$1,105,500
Current Median Rent: \$699

Based on 34 recorded House sales and 49 House rentals compared over the last 12 months

Number of Rentals

49

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

16B MACFARLAND CRESCENT



\$1,200 weekly

449 m²

4

3

2

Aug 2025

12 Days

16B MacFarland Cres



\$1,200 per

449 m²

4

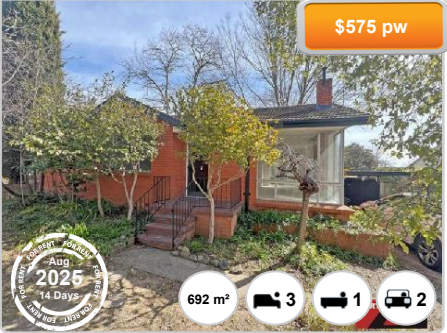
3

2

Aug 2025

12 Days

8 HASWELL PLACE



\$575 pw

692 m²

3

1

2

Aug 2025

14 Days