

# Suburb flyover report

PHILLIP (UNIT)

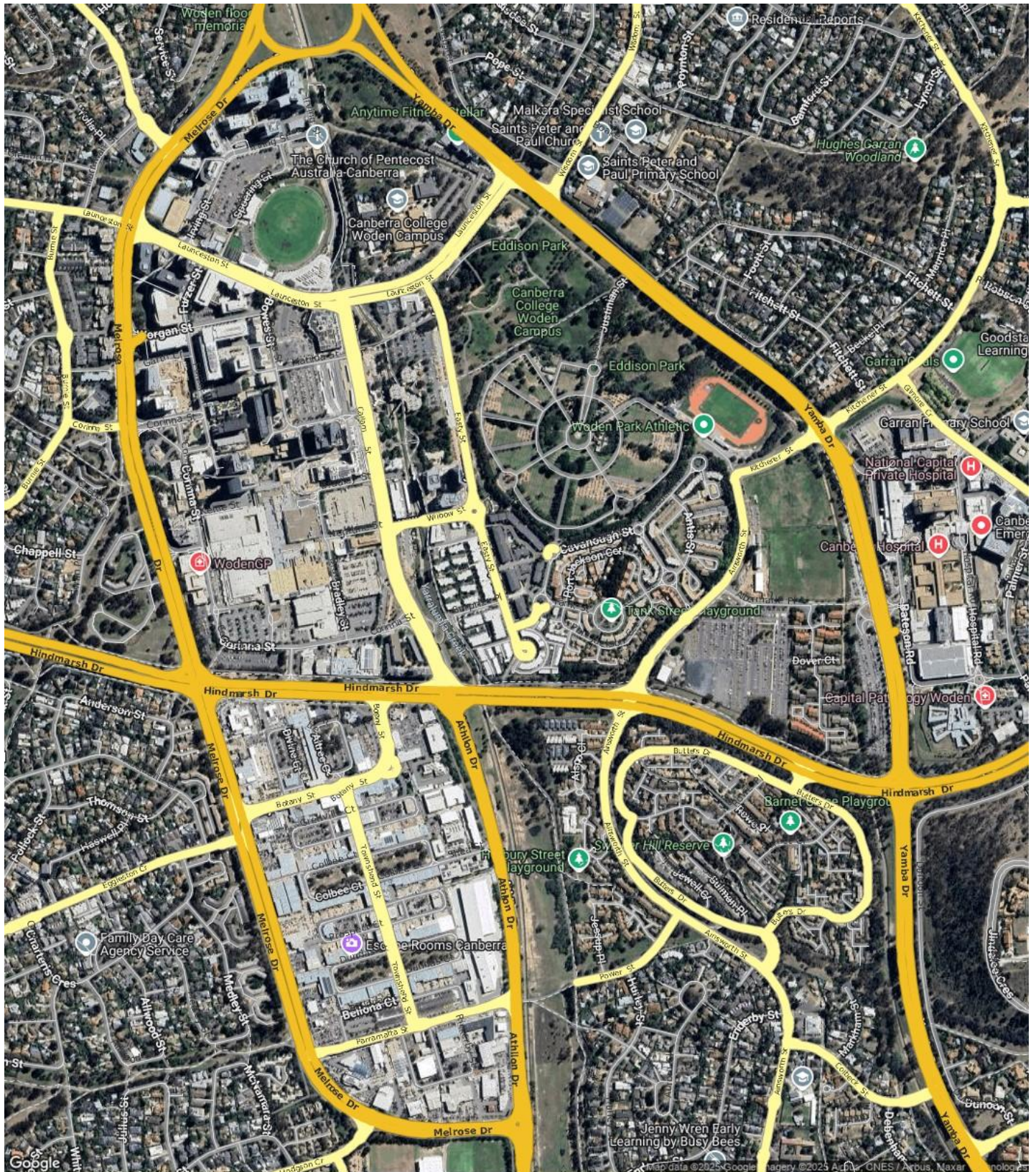
PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

**RayWhite.**





## PHILLIP - 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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PHILLIP - Sales Statistics (Units)

Year	# Sales	Median	Growth	Low	High
2007	107	\$ 330,000	0.0 %	\$ 220,000	\$ 1,550,000
2008	80	\$ 349,500	5.9 %	\$ 155,000	\$ 575,000
2009	248	\$ 344,950	-1.3 %	\$ 175,000	\$ 590,000
2010	67	\$ 402,500	16.7 %	\$ 310,000	\$ 920,000
2011	55	\$ 430,000	6.8 %	\$ 287,500	\$ 580,000
2012	93	\$ 390,000	-9.3 %	\$ 4,250	\$ 800,000
2013	66	\$ 361,500	-7.3 %	\$ 267,500	\$ 700,000
2014	63	\$ 375,000	3.7 %	\$ 150,000	\$ 1,400,000
2015	54	\$ 397,750	6.1 %	\$ 245,000	\$ 795,000
2016	88	\$ 376,500	-5.3 %	\$ 235,000	\$ 665,000
2017	164	\$ 458,750	21.8 %	\$ 210,000	\$ 1,166,000
2018	282	\$ 439,950	-4.1 %	\$ 137,500	\$ 1,415,678
2019	290	\$ 451,950	2.7 %	\$ 230,000	\$ 820,000
2020	294	\$ 459,950	1.8 %	\$ 30,371	\$ 1,450,000
2021	616	\$ 477,750	3.9 %	\$ 28,500	\$ 9,895,000
2022	278	\$ 547,950	14.7 %	\$ 211,000	\$ 8,300,000
2023	171	\$ 595,000	8.6 %	\$ 77,000	\$ 9,550,000
2024	260	\$ 570,000	-4.2 %	\$ 135,000	\$ 4,130,790
2025	120	\$ 545,000	-4.4 %	\$ 65,000	\$ 1,500,000

Median Sale Price

\$547k

Based on 257 recorded Unit sales within the last 12 months (Financial Year 2025)

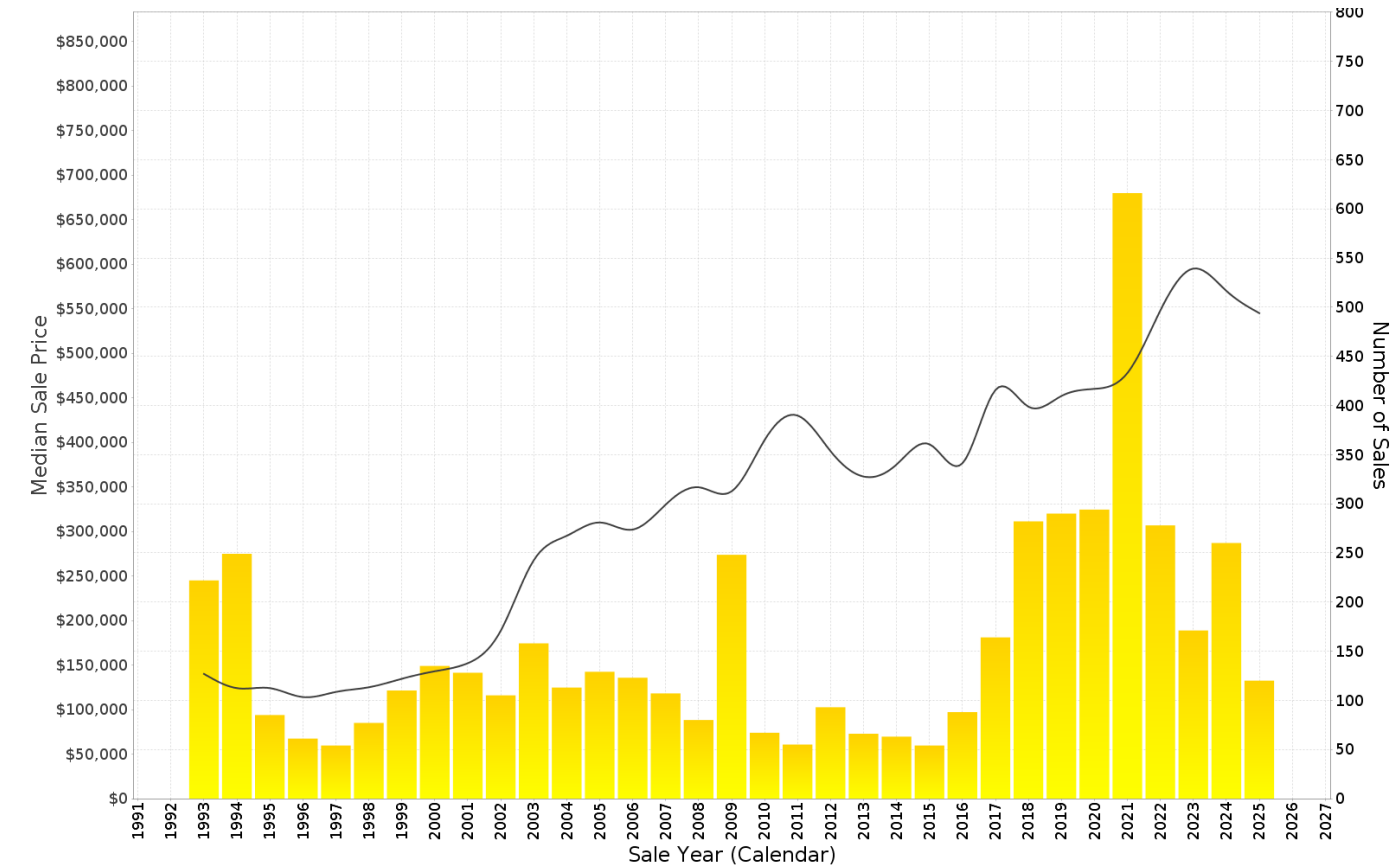
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

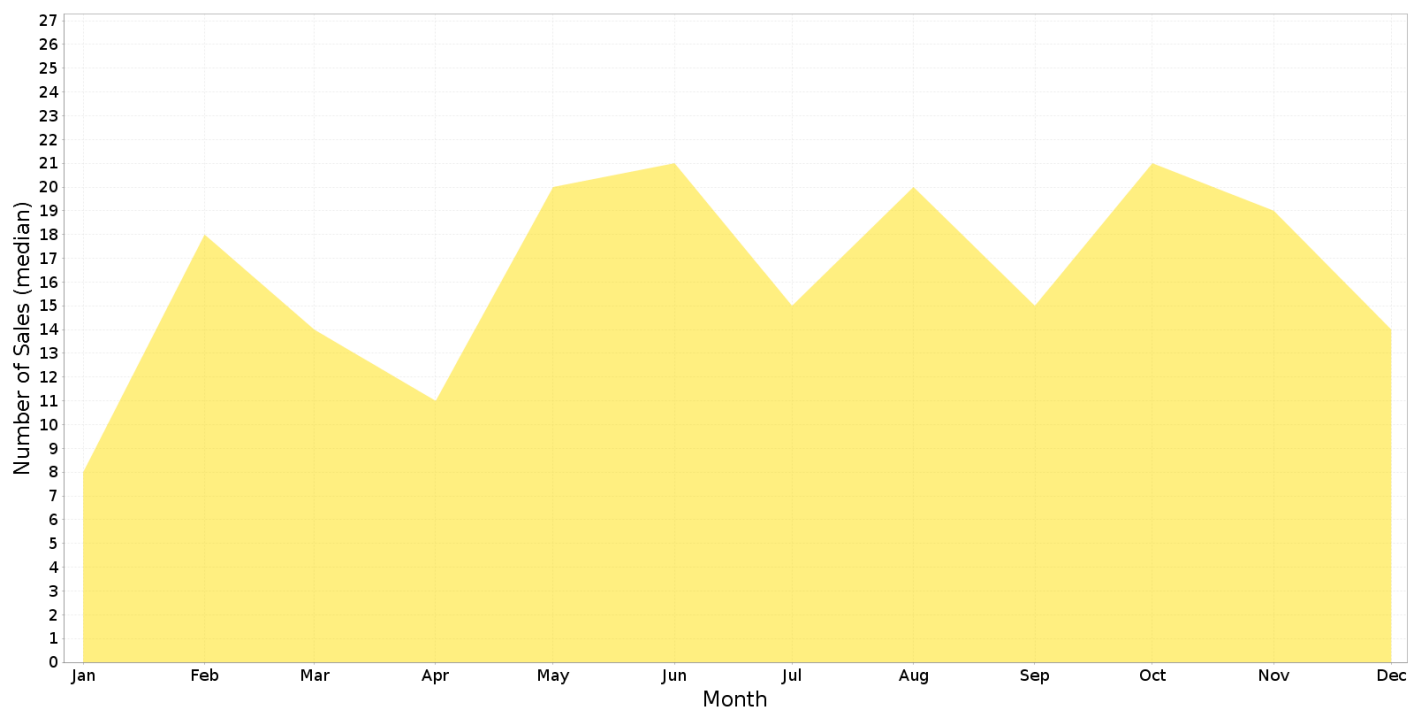
-8.8%

Current Median Price: \$547,000  
Previous Median Price: \$600,000

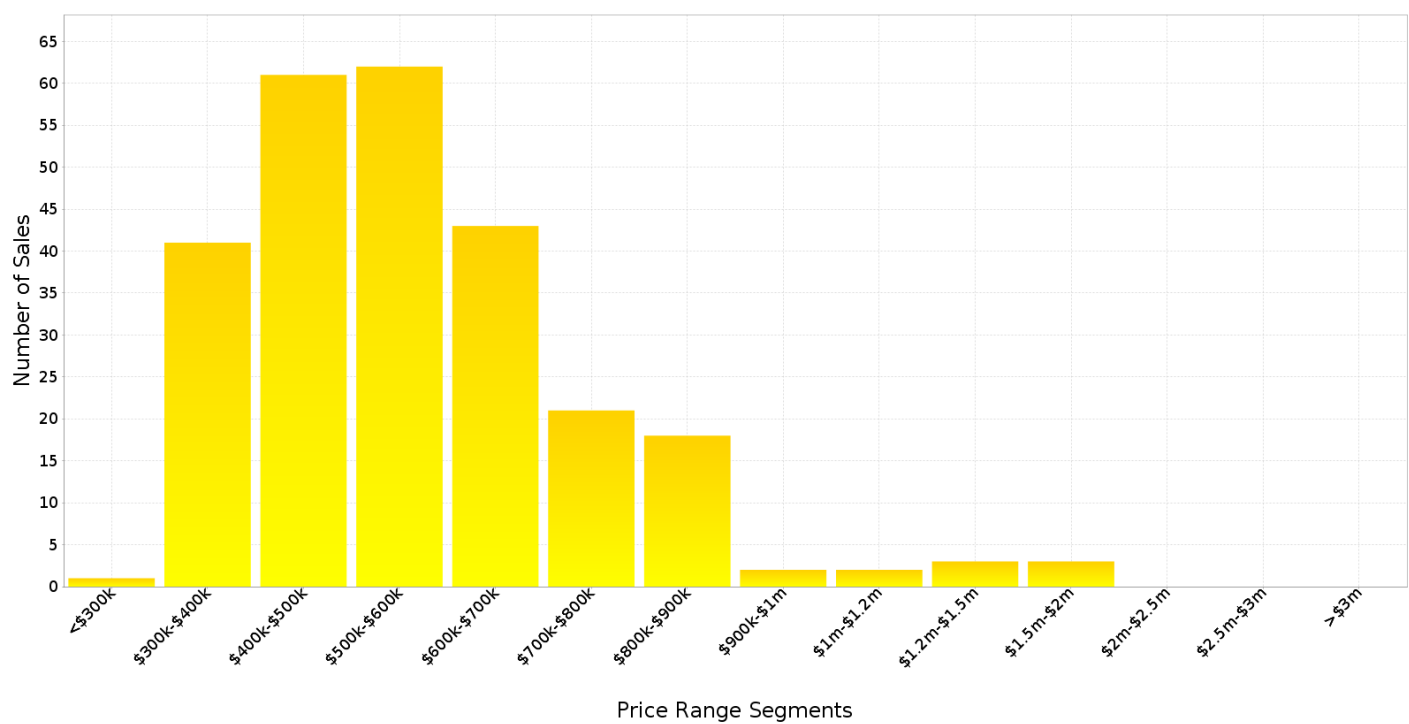
Based on 451 recorded Unit sales compared over the last two rolling 12 month periods



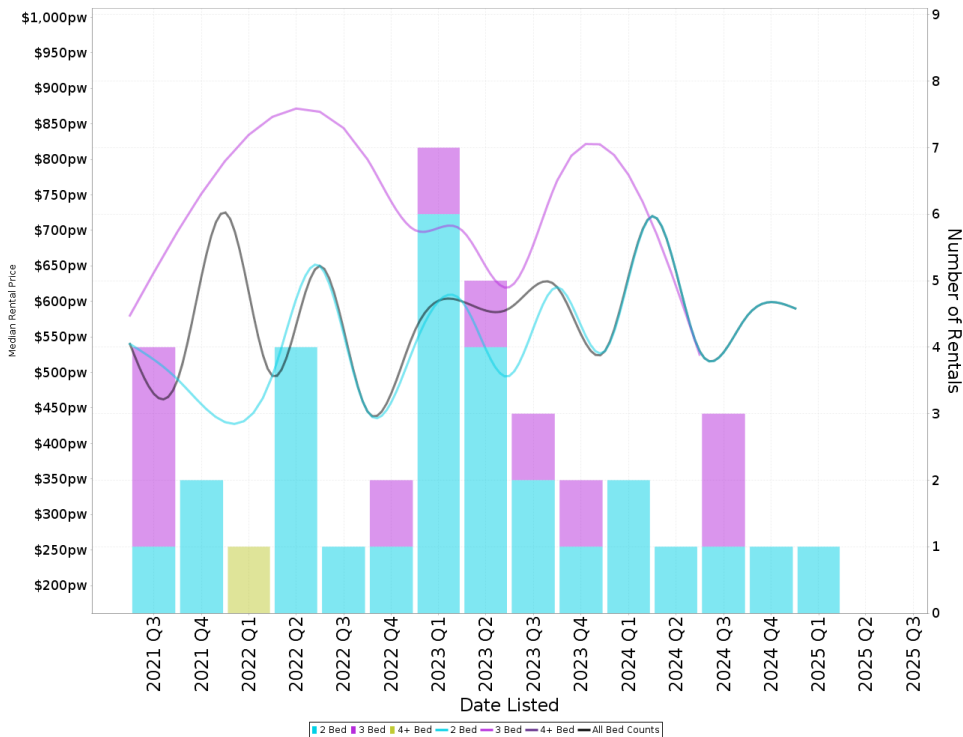
## PHILLIP - Peak Selling Periods (3 years)



## PHILLIP - Price Range Segments (12 months)



## Median Weekly Rents (Houses)



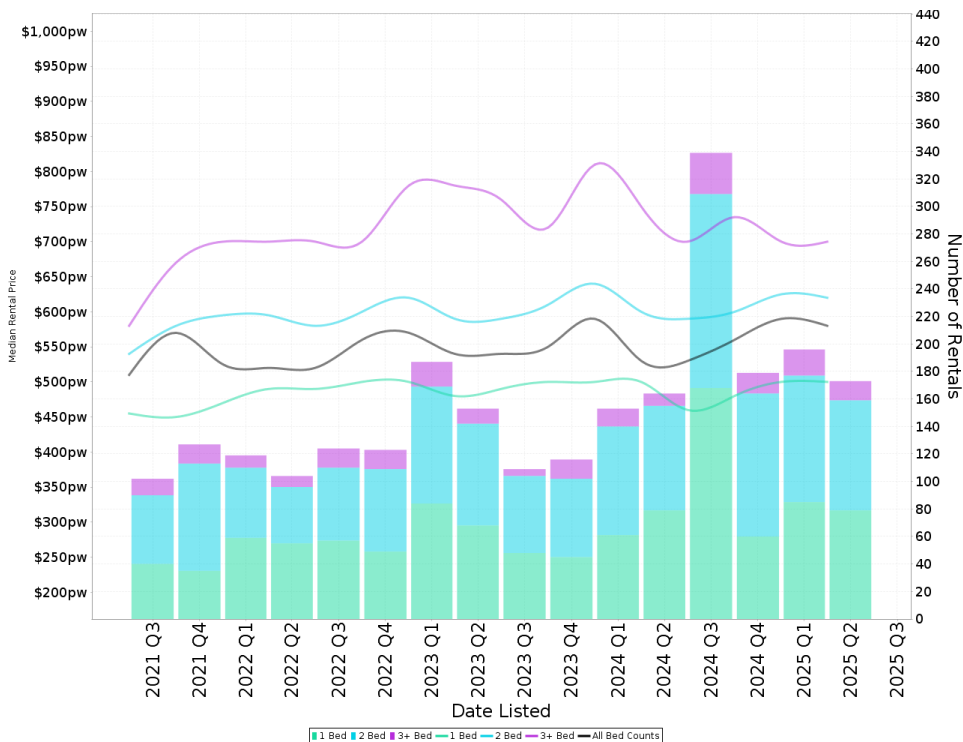
Suburb Sale Price Growth

N/A

Suburb Rental Yield

N/A

## Median Weekly Rents (Units)



Suburb Sale Price Growth

**-8.8%**

Current Median Price: \$547,000  
Previous Median Price: \$600,000  
Based on 451 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

**+5.2%**

Current Median Price: \$547,000  
Current Median Rent: \$550  
Based on 887 registered Unit rentals compared over the last 12 months.

# PHILLIP - Recently Sold Properties

Median Sale Price

**\$547k**

Based on 257 recorded Unit 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

**-8.8%**

Current Median Price: \$547,000  
Previous Median Price: \$600,000

Based on 451 recorded Unit sales compared over the last two rolling 12 month periods

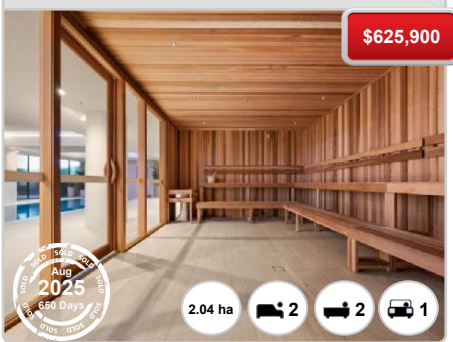
# Sold Properties

**257**

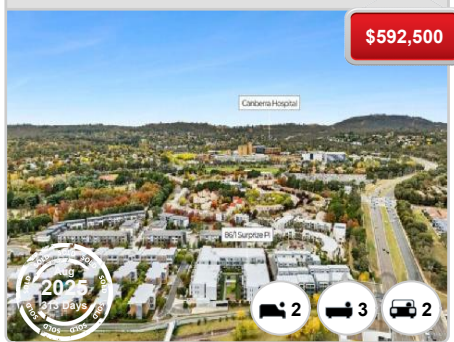
Based on recorded Unit sales within the 12 months (Financial Year 2025)

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

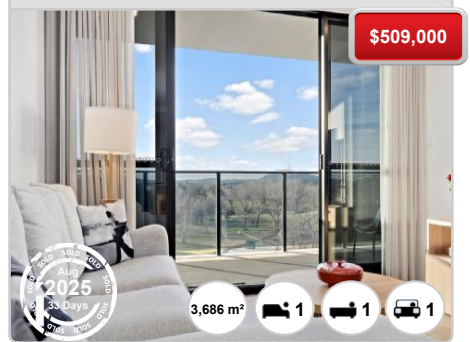
220 MELROSE DR



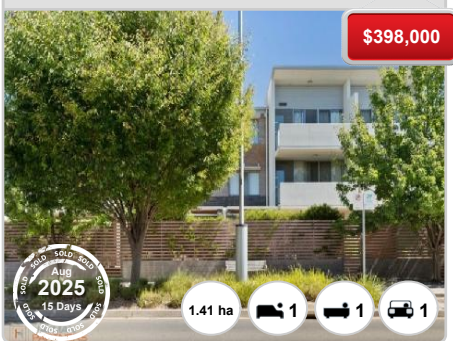
86/1 SURPRIZE PL



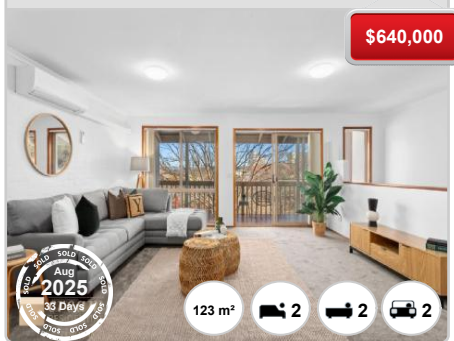
38/9 IRVING ST



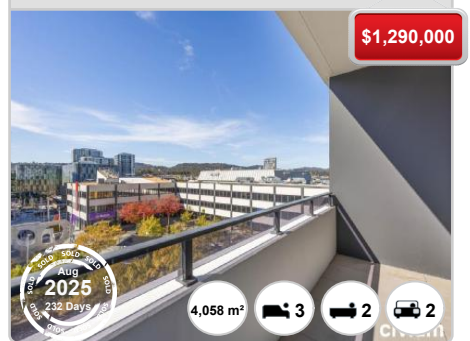
23/116 EASTY ST



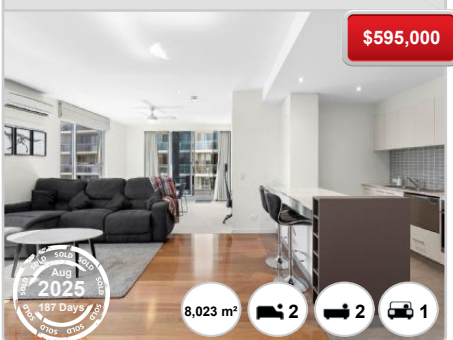
5/8 PORT JACKSON CCT



49 FURZER ST



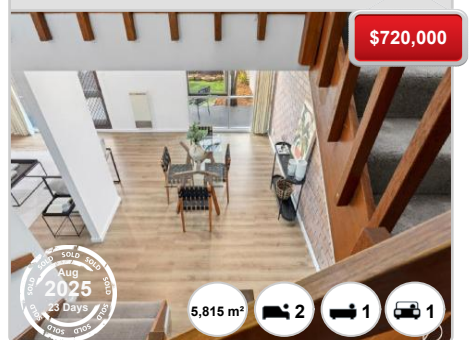
53/98 CORINNA ST



129/11 IRVING ST



67-107 BARNET CL





51/11 IRVING ST

\$575,000

Aug 2025  
8 Days

4,018 m<sup>2</sup> 2 2 1

BUILDING IVY, 146/15 IRVING ST

\$587,000

Jul 2025  
181 Days

9,680 m<sup>2</sup> 2 2 1

22/135 EASTY ST

\$615,000

Jul 2025  
66 Days

2 1 1

73/11 IRVING ST

\$577,000

Jul 2025  
141 Days

4,018 m<sup>2</sup> 2 2 1

3/24 PORT JACKSON CCT

\$640,000

Jul 2025  
N/A

523 m<sup>2</sup> 2 2 2

28- TANK ST

\$640,000

Jul 2025  
52 Days

2 2 2

147/9 IRVING ST

\$639,000

Jul 2025  
37 Days

3,686 m<sup>2</sup> 2 2 2

21/128 EASTY ST

\$640,000

Jul 2025  
56 Days

2 2 2

20/12- ALBERMARLE PL

\$377,000

Jul 2025  
28 Days

1 1 1

127/121 EASTY ST

\$418,000

Jul 2025  
91 Days

1.65 ha 1 1 1

23/6 ANTIS ST

\$585,000

SOLD

OFF-MARKET

Jul 2025  
N/A

5,256 m<sup>2</sup> 2 1 2

14/9 IRVING ST

\$421,500

Jul 2025  
55 Days

1 1 1



# PHILLIP - Properties For Rent

## Median Rental Price

**\$550 /w**

Based on 887 recorded Unit 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

**+5.2%**

Current Median Price: \$547,000  
Current Median Rent: \$550

Based on 257 recorded Unit sales and 887 Unit rentals compared over the last 12 months

## Number of Rentals

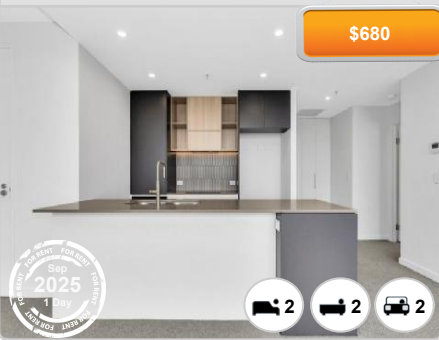
**887**

Based on recorded Unit rentals within the last 12 months (Financial Year 2025)

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

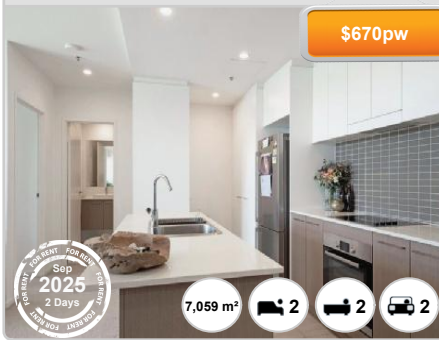
### 1102/104 EASTY STREET

**\$680**



### 150/7 IRVING STREET

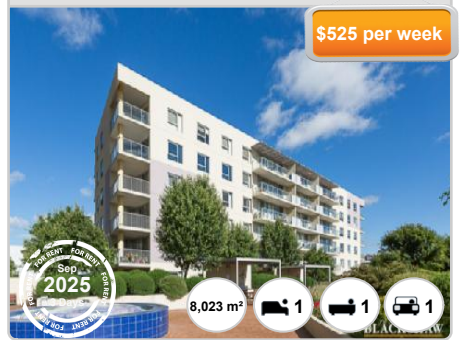
**\$670pw**



7,059 m<sup>2</sup> 2 2 2

### 60/98 Corinna Street

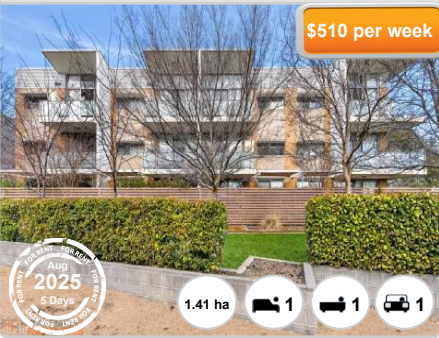
**\$525 per week**



8,023 m<sup>2</sup> 1 1 1

### 162/116 Easty Street

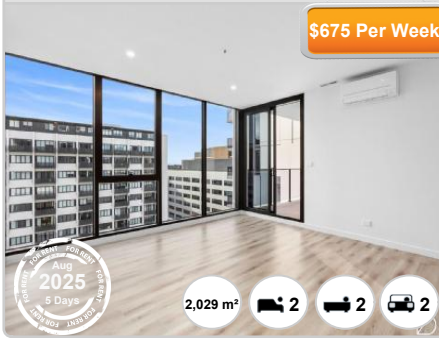
**\$510 per week**



1.41 ha 1 1 1

### 813/49 Furzer Street

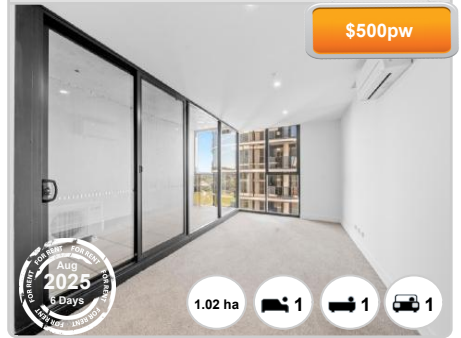
**\$675 Per Week**



2,029 m<sup>2</sup> 2 2 2

### 506/6 Furzer Street

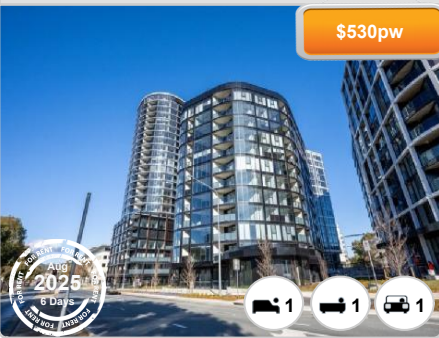
**\$500pw**



1.02 ha 1 1 1

### 911/11 LAUNCESTON STREET

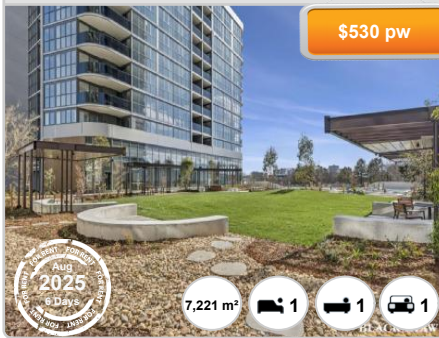
**\$530pw**



1 1 1

### 508/15 Wilbow Street

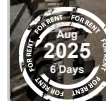
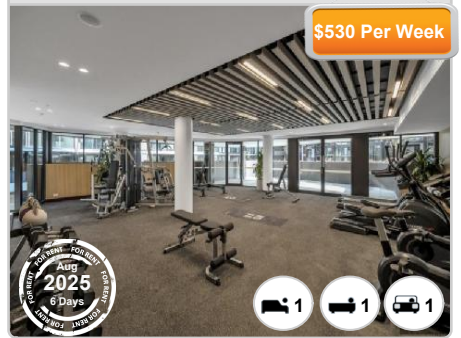
**\$530 pw**



7,221 m<sup>2</sup> 1 1 1

### 1610/2 FURZER STREET

**\$530 Per Week**

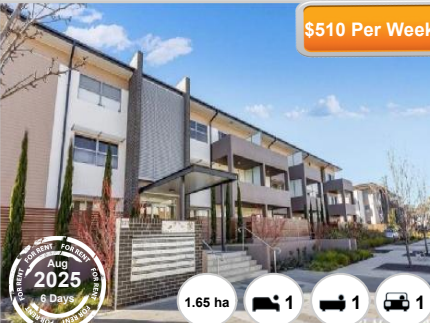


1 1 1



**68/121 EASTY STREET**

**\$510 Per Week**



Aug 2025  
8 Days

1.65 ha 1 1 1

**508/104 EASTY STREET**

**\$480 per week**



Aug 2025  
8 Days

7,221 m<sup>2</sup> 1 1 1

**809/6 FURZER STREET**

**\$450 pw**

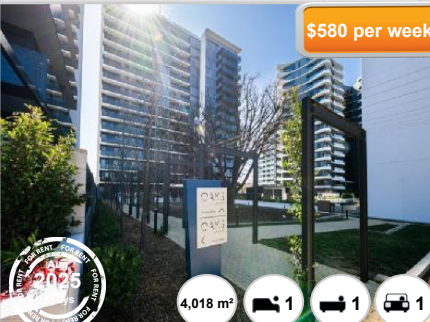


Aug 2025  
8 Days

1.02 ha 1 1 -

**89/11 IRVING STREET**

**\$580 per week**

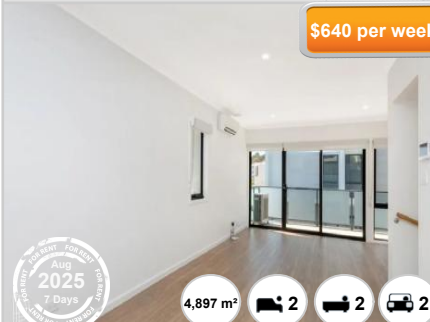


Aug 2025  
7 Days

4,018 m<sup>2</sup> 1 1 1

**41/128 Easty Street**

**\$640 per week**



Aug 2025  
7 Days

4,897 m<sup>2</sup> 2 2 2

**1008/15 WILBOW STREET**

**\$550 per week**

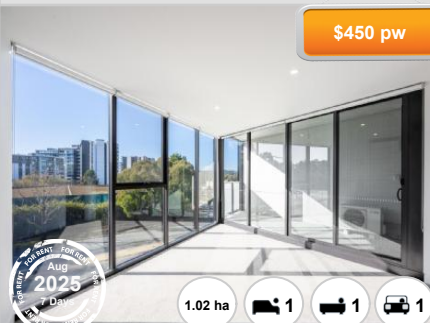


Aug 2025  
7 Days

7,221 m<sup>2</sup> 1 1 1

**109/11 Launceston Street**

**\$450 pw**

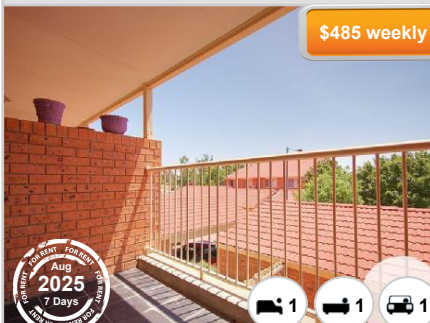


Aug 2025  
7 Days

1.02 ha 1 1 1

**15c/12 ALBERMARLE PLACE**

**\$485 weekly**

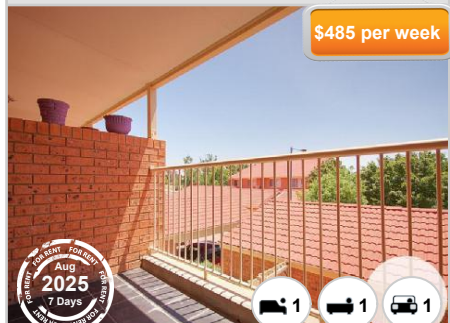


Aug 2025  
7 Days

1 1 1

**15C/12- Albermarle PI**

**\$485 per week**

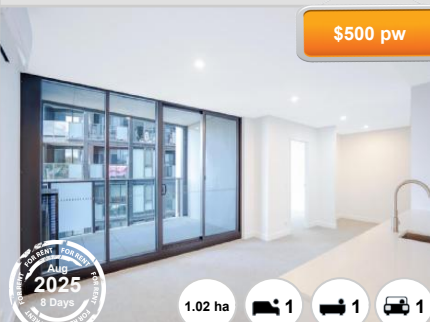


Aug 2025  
7 Days

1 1 1

**514/220 Melrose Drive**

**\$500 pw**

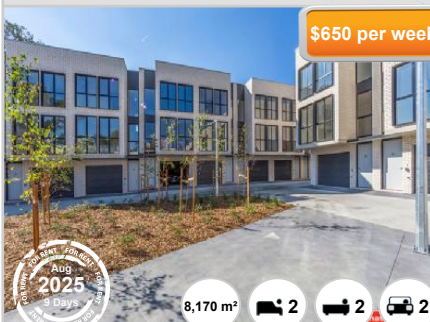


Aug 2025  
8 Days

1.02 ha 1 1 1

**28/135 Easty Street**

**\$650 per week**

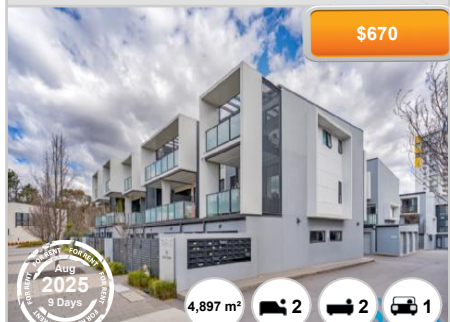


Aug 2025  
9 Days

8,170 m<sup>2</sup> 2 2 2

**23/128 Easty Street**

**\$670**



Aug 2025  
9 Days

4,897 m<sup>2</sup> 2 2 1