

Suburb flyover report

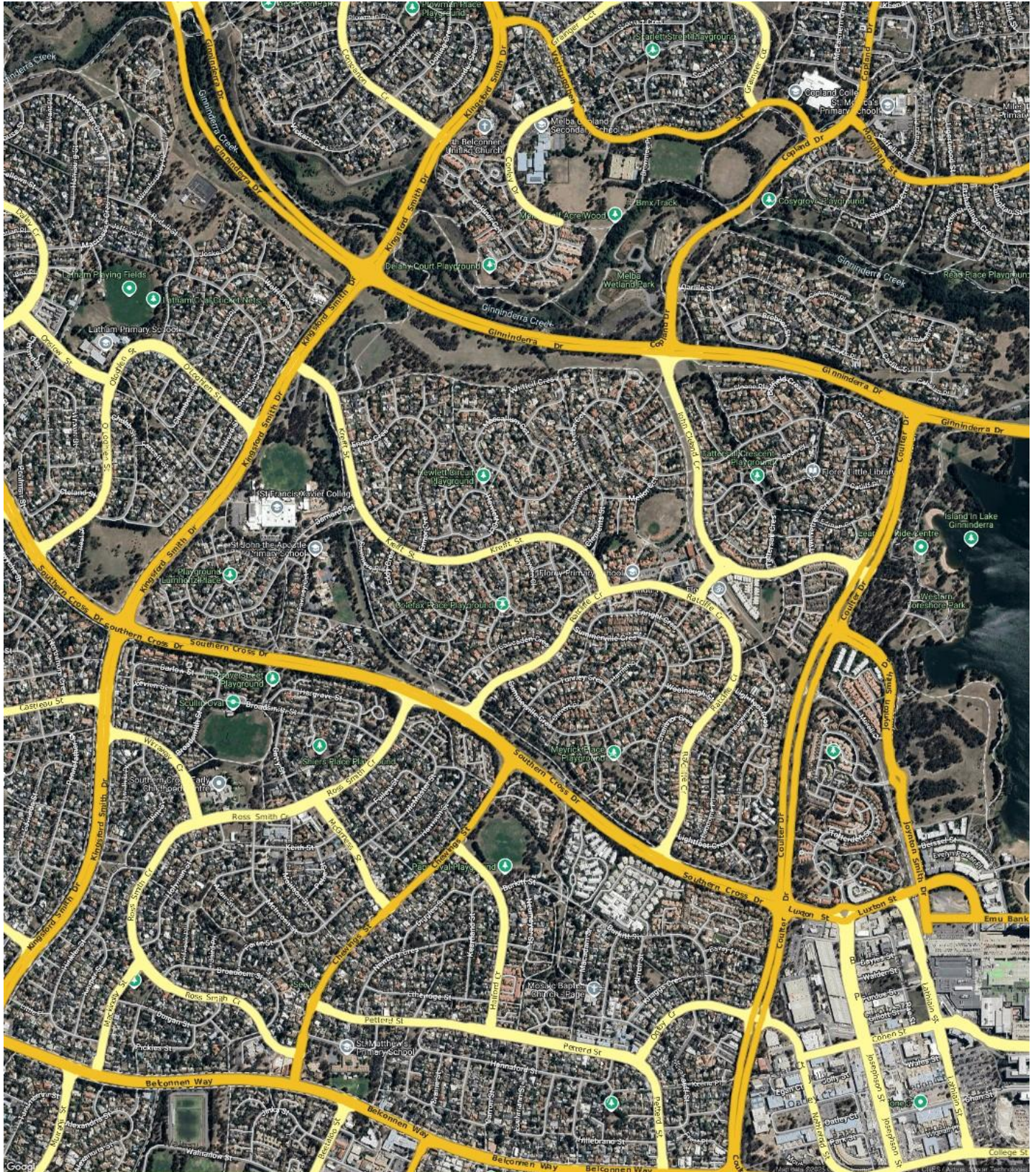
FLOREY (HOUSE)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

RayWhite.



FLOREY - Suburb Map



Prepared on 01/10/2025 by Customer Care VA , +61 (02) 6173 6300 at Ray White Canberra. © Property Data Solutions Pty Ltd 2025 (pricefinder.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.

FLOREY - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	42	\$ 447,500	0.0 %	\$ 287,000	\$ 615,000
2008	30	\$ 469,250	4.9 %	\$ 100,000	\$ 645,000
2009	36	\$ 468,500	-0.2 %	\$ 5,500	\$ 628,000
2010	24	\$ 535,000	14.2 %	\$ 370,000	\$ 676,000
2011	23	\$ 525,000	-1.9 %	\$ 326,000	\$ 610,000
2012	35	\$ 510,000	-2.9 %	\$ 400,000	\$ 780,000
2013	34	\$ 522,500	2.5 %	\$ 320,000	\$ 725,000
2014	27	\$ 557,000	6.6 %	\$ 377,370	\$ 730,000
2015	34	\$ 572,500	2.8 %	\$ 407,000	\$ 806,000
2016	35	\$ 570,000	-0.4 %	\$ 210,000	\$ 815,000
2017	43	\$ 676,000	18.6 %	\$ 348,000	\$ 960,000
2018	33	\$ 665,000	-1.6 %	\$ 280,000	\$ 902,000
2019	35	\$ 713,000	7.2 %	\$ 74,062	\$ 1,050,000
2020	33	\$ 790,000	10.8 %	\$ 590,000	\$ 1,200,000
2021	39	\$ 938,000	18.7 %	\$ 490,000	\$ 1,600,000
2022	47	\$ 1,100,000	17.3 %	\$ 510,000	\$ 1,530,000
2023	35	\$ 940,000	-14.5 %	\$ 140,000	\$ 1,310,000
2024	32	\$ 942,500	0.3 %	\$ 268,000	\$ 1,315,000
2025	11	\$ 1,050,000	11.4 %	\$ 790,000	\$ 1,450,000

Median Sale Price

\$978k

Based on 22 recorded House sales within the last 12 months (Oct '24 - Sep '25)

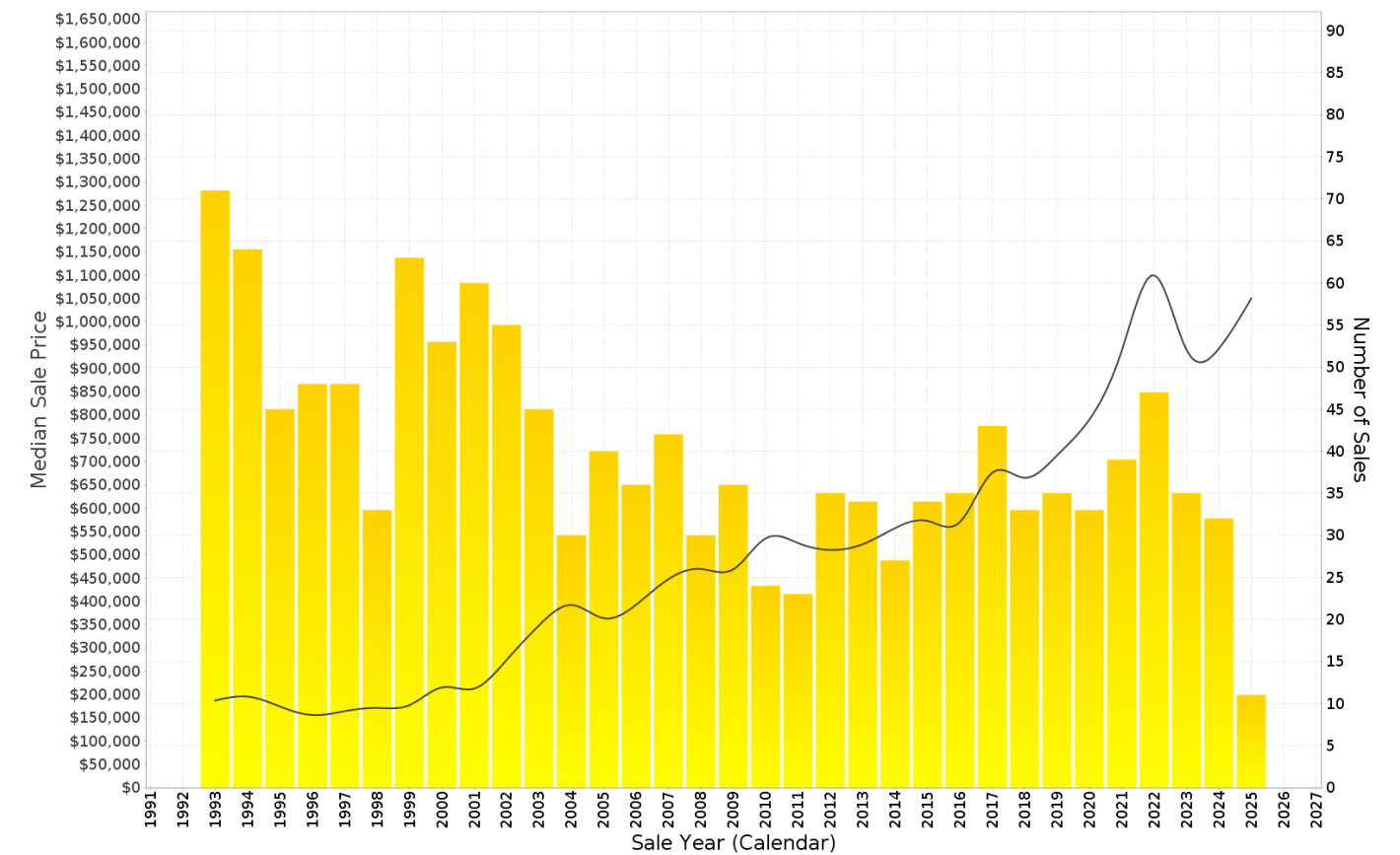
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

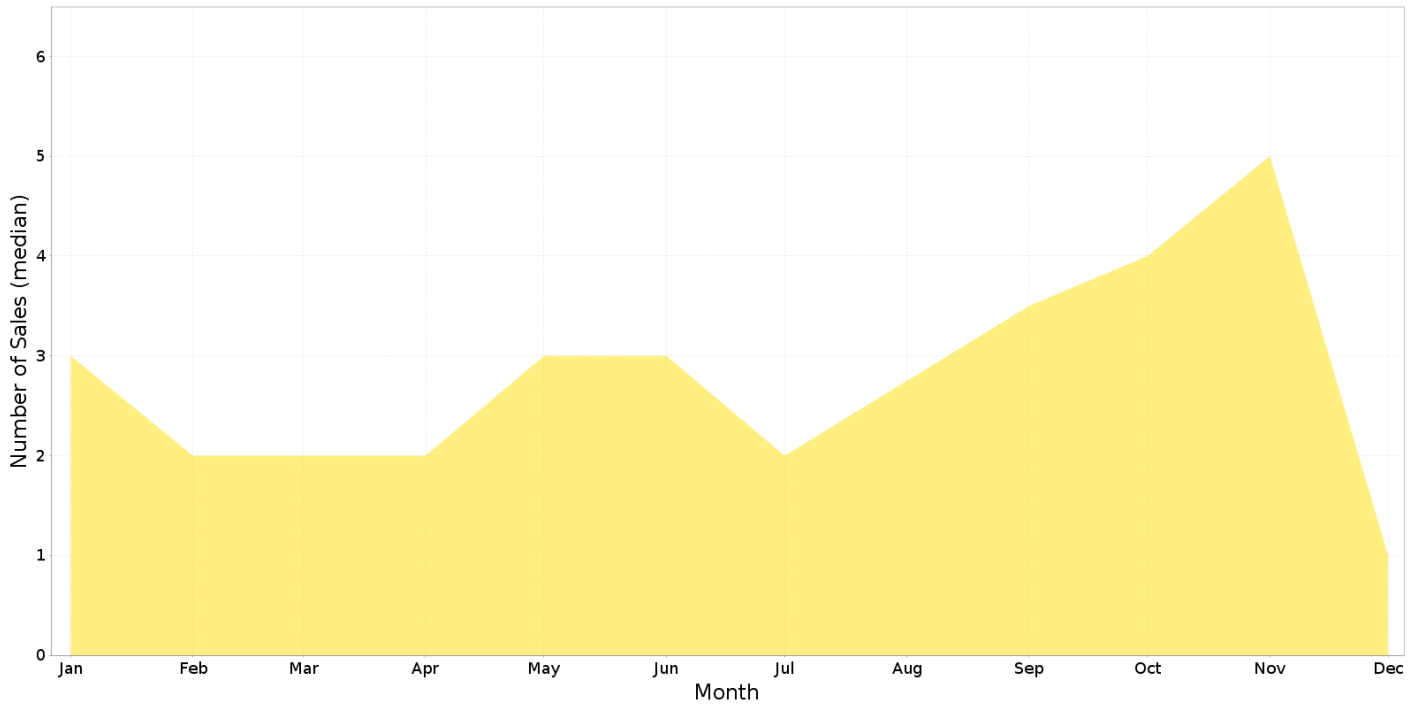
+4.7%

Current Median Price: \$977,500
Previous Median Price: \$934,000

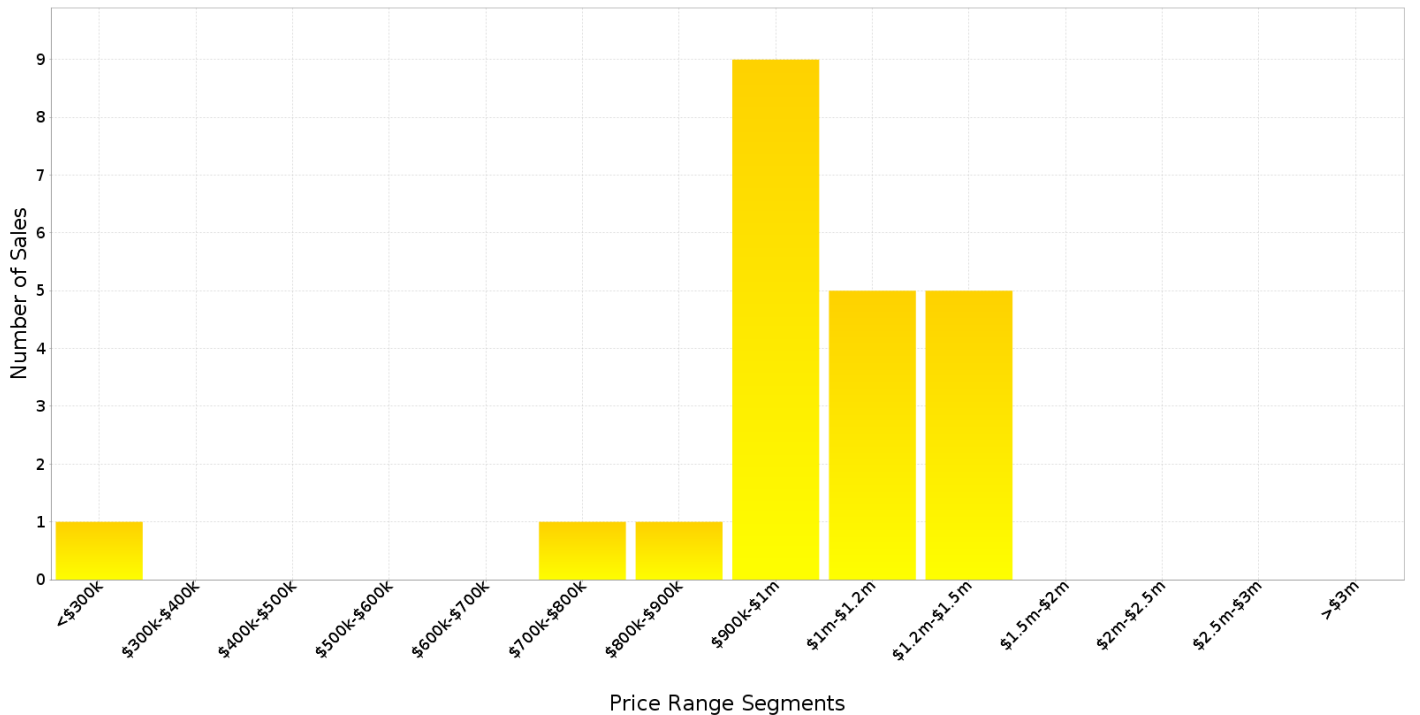
Based on 56 recorded House sales compared over the last two rolling 12 month periods



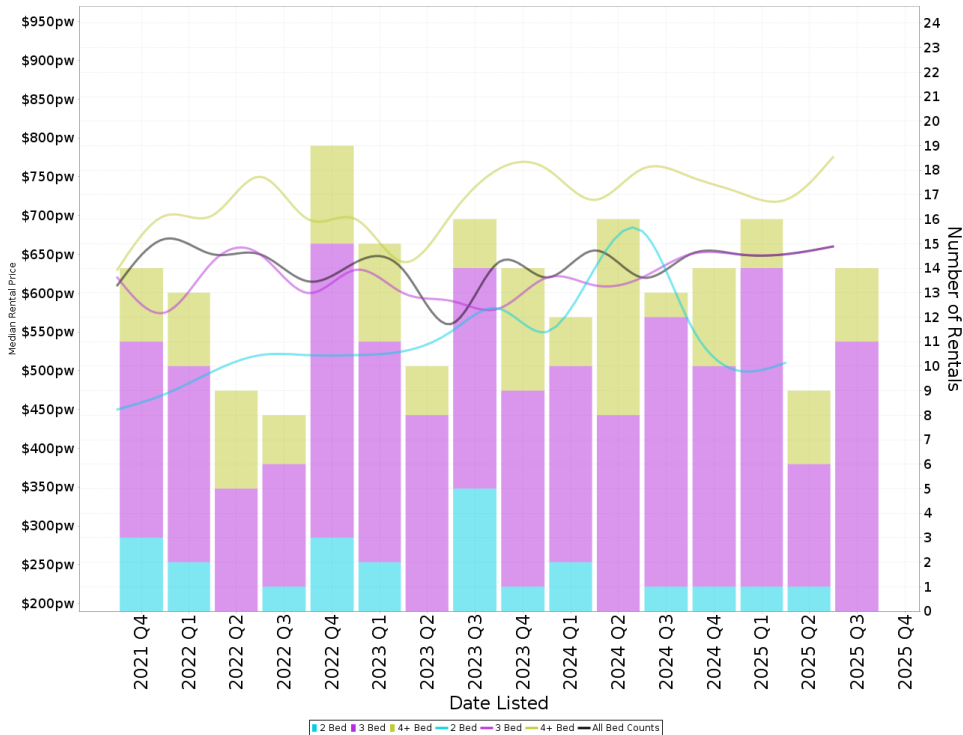
FLOREY - Peak Selling Periods (3 years)



FLOREY - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+4.7%

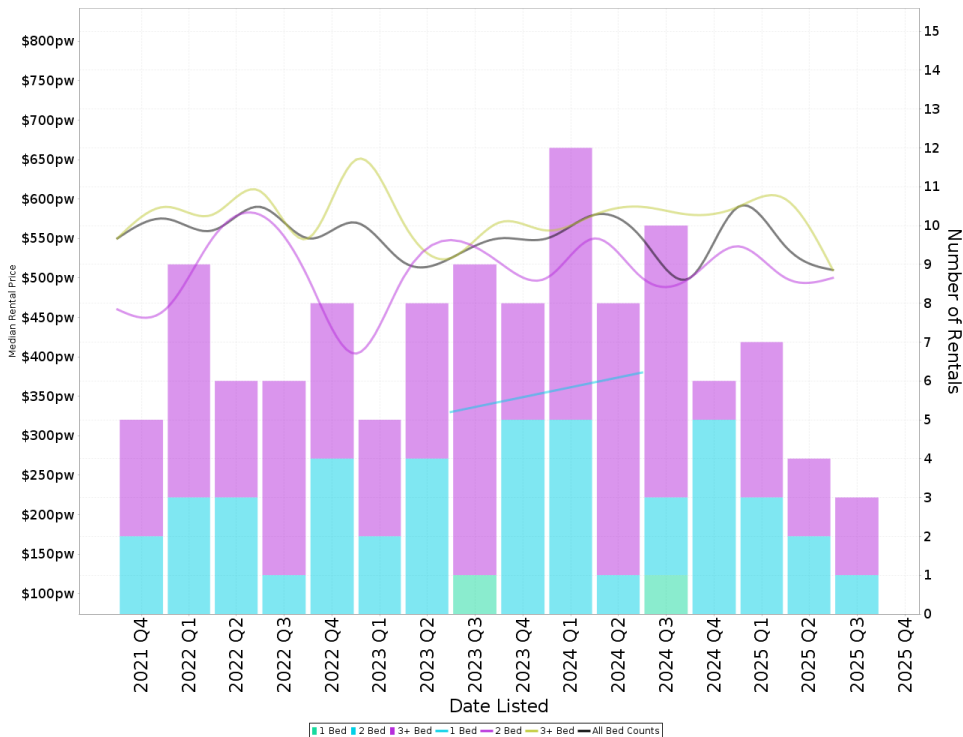
Current Median Price: \$977,500
Previous Median Price: \$934,000
 Based on 56 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.5%

Current Median Price: \$977,500
Current Median Rent: \$650
 Based on 53 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-3.7%

Current Median Price: \$692,500
Previous Median Price: \$718,750
 Based on 62 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.1%

Current Median Price: \$692,500
Current Median Rent: \$540
 Based on 20 registered Unit rentals compared over the last 12 months.

FLOREY - Recently Sold Properties

Median Sale Price

\$978k

Based on 22 recorded House sales within the last 12 months (Oct '24 - Sep '25)

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

Suburb Growth

+4.7%

Current Median Price: \$977,500
Previous Median Price: \$934,000

Based on 56 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

22

Based on recorded House sales within the 12 months (Oct '24 - Sep '25)

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

18 LAIDLEY PL



15 TWELVETREES CRES



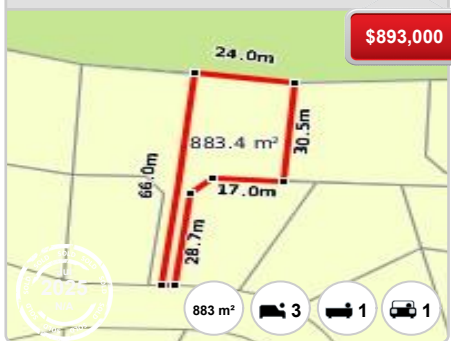
7 HAYDEN CL



8 CRAIG PL



8 BOWLEY PL



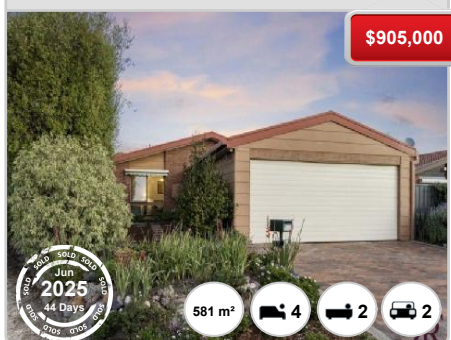
1 BIBBY PL



6 HERMAN CL



14 CLAVERT PL



45 BARNARD CCT



1 SPRY PL



3 ENNOR CRES



FLOREY - Properties For Rent

Median Rental Price

\$650 /w

Based on 53 recorded House rentals within the last 12 months (Oct '24 - Sep '25)

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

Rental Yield

+3.5%

Current Median Price: \$977,500
Current Median Rent: \$650

Based on 22 recorded House sales and 53 House rentals compared over the last 12 months

Number of Rentals

53

Based on recorded House rentals within the last 12 months (Oct '24 - Sep '25)

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

94 Summerville Crescent



57 SUMMERVILLE CRESCENT



5 STICHT PLACE



18 LE SOUEF CRESCENT

