

Suburb flyover report

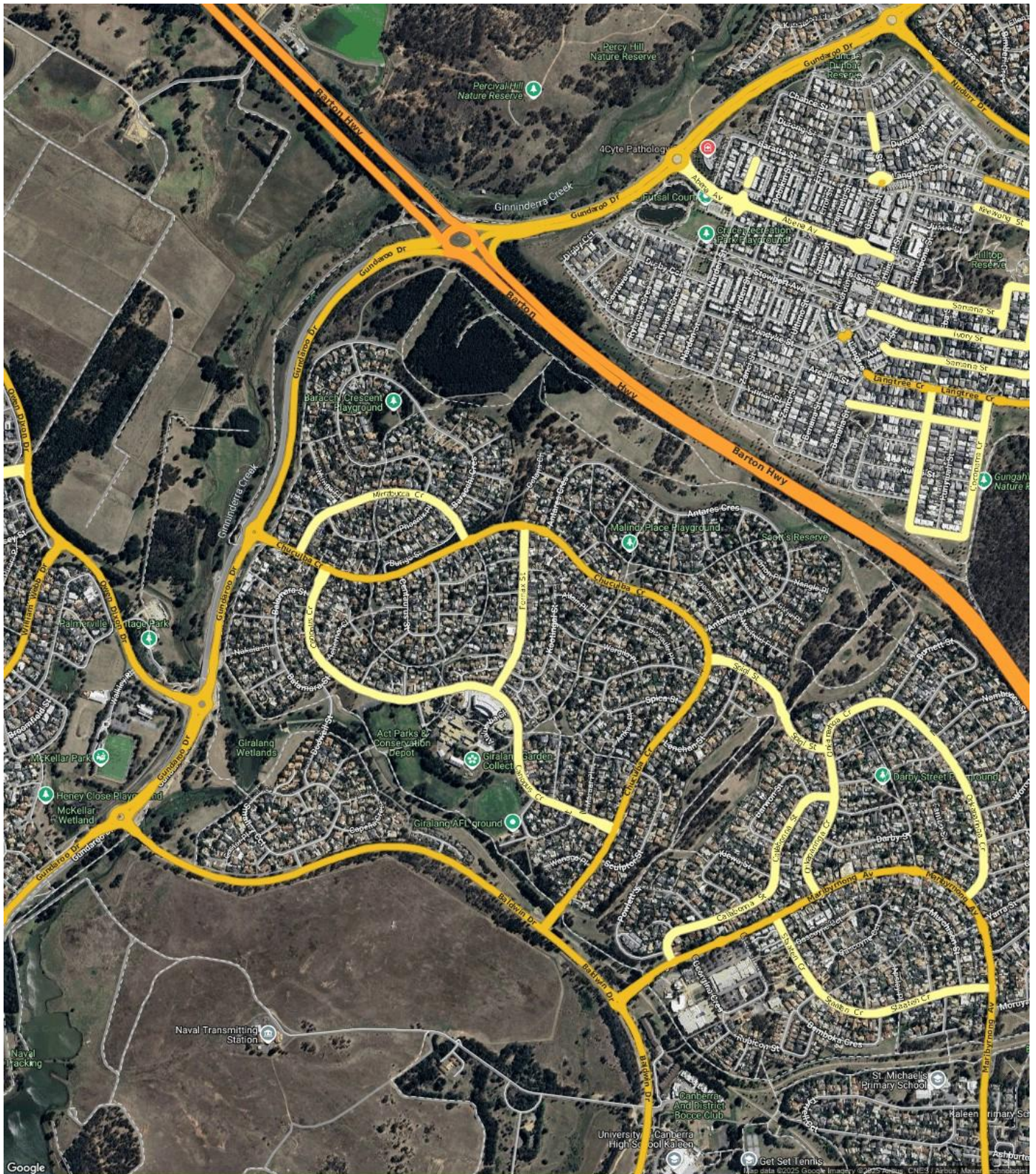
GIRALANG (HOUSE)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

RayWhite.



GIRALANG - 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 (pricfinder.com.au)

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GIRALANG - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	69	\$ 394,000	0.0 %	\$ 36,800	\$ 580,000
2008	47	\$ 395,000	0.3 %	\$ 100,000	\$ 645,000
2009	50	\$ 420,000	6.3 %	\$ 113,750	\$ 900,000
2010	48	\$ 488,750	16.4 %	\$ 68,333	\$ 687,500
2011	44	\$ 499,500	2.2 %	\$ 116,250	\$ 640,000
2012	35	\$ 550,000	10.1 %	\$ 400,000	\$ 716,000
2013	55	\$ 473,000	-14.0 %	\$ 97,000	\$ 675,000
2014	41	\$ 505,000	6.8 %	\$ 225,000	\$ 735,000
2015	30	\$ 576,275	14.1 %	\$ 225,000	\$ 920,000
2016	42	\$ 597,500	3.7 %	\$ 357,000	\$ 879,000
2017	31	\$ 650,100	8.8 %	\$ 400,000	\$ 912,000
2018	43	\$ 685,750	5.5 %	\$ 34,000	\$ 867,700
2019	41	\$ 700,000	2.1 %	\$ 171,166	\$ 1,130,000
2020	50	\$ 735,000	5.0 %	\$ 158,400	\$ 910,000
2021	53	\$ 900,000	22.4 %	\$ 390,000	\$ 1,455,000
2022	49	\$ 925,000	2.8 %	\$ 170,000	\$ 1,420,000
2023	28	\$ 891,500	-3.6 %	\$ 575,000	\$ 1,950,000
2024	27	\$ 927,000	4.0 %	\$ 530,000	\$ 2,150,000
2025	19	\$ 869,000	-6.3 %	\$ 460,000	\$ 2,155,000

Median Sale Price

\$882k

Based on 28 recorded House sales within the last 12 months (Oct '24 - Sep '25)

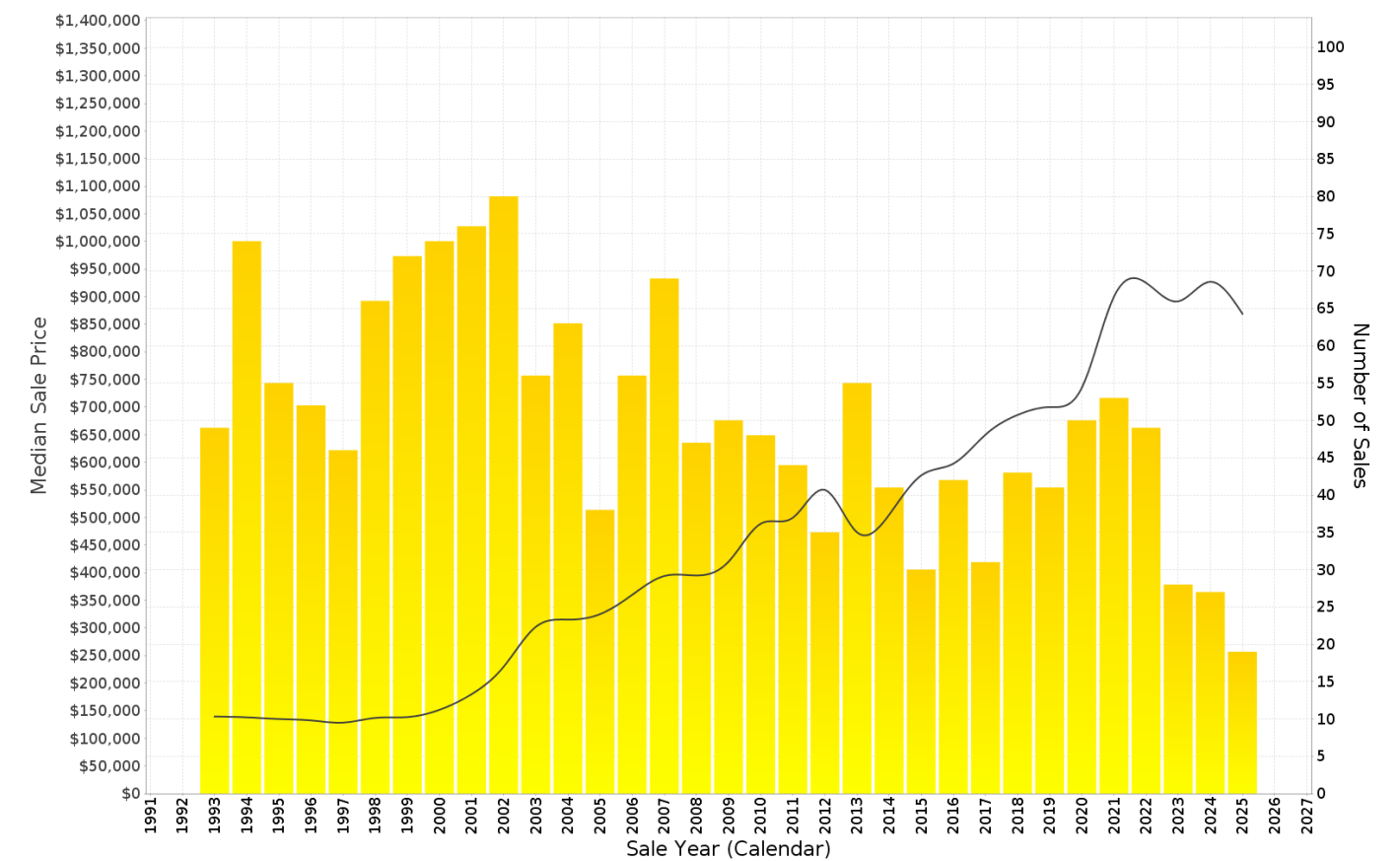
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

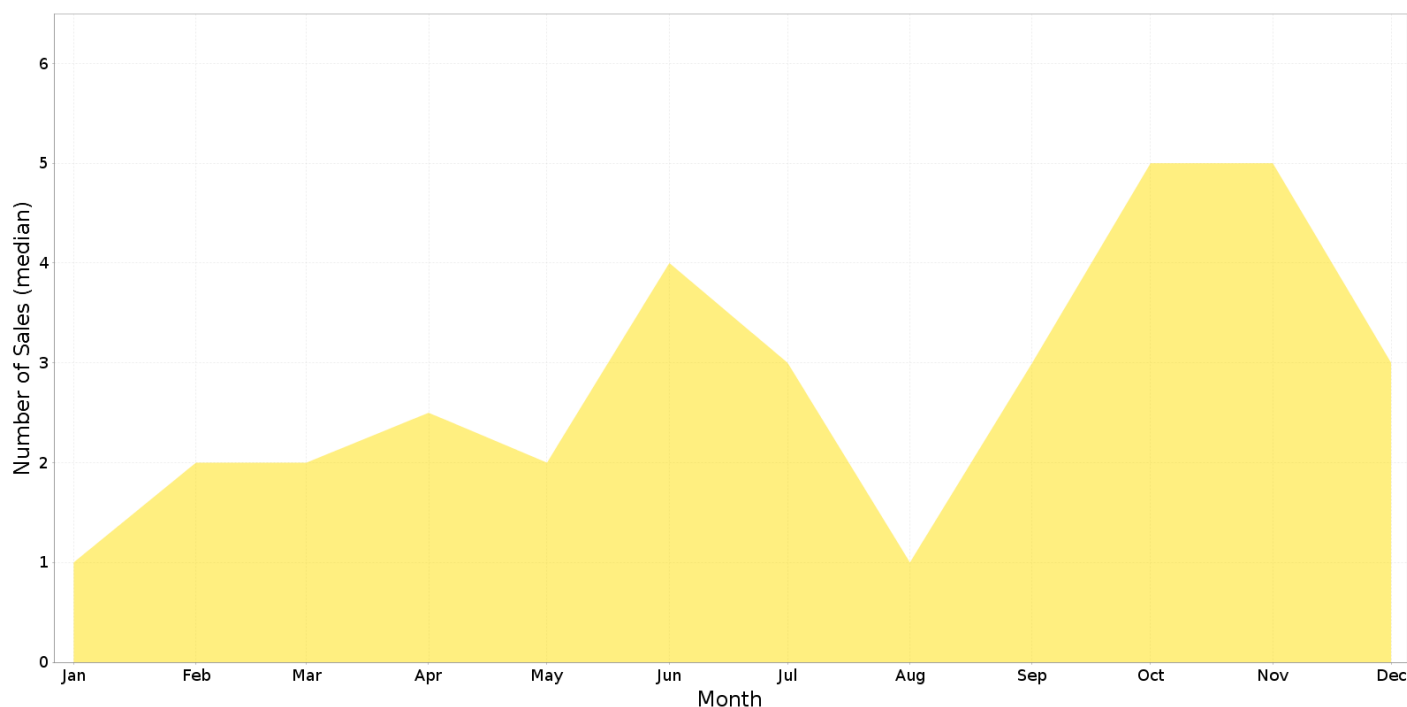
-3.1%

Current Median Price: \$882,250
Previous Median Price: \$910,500

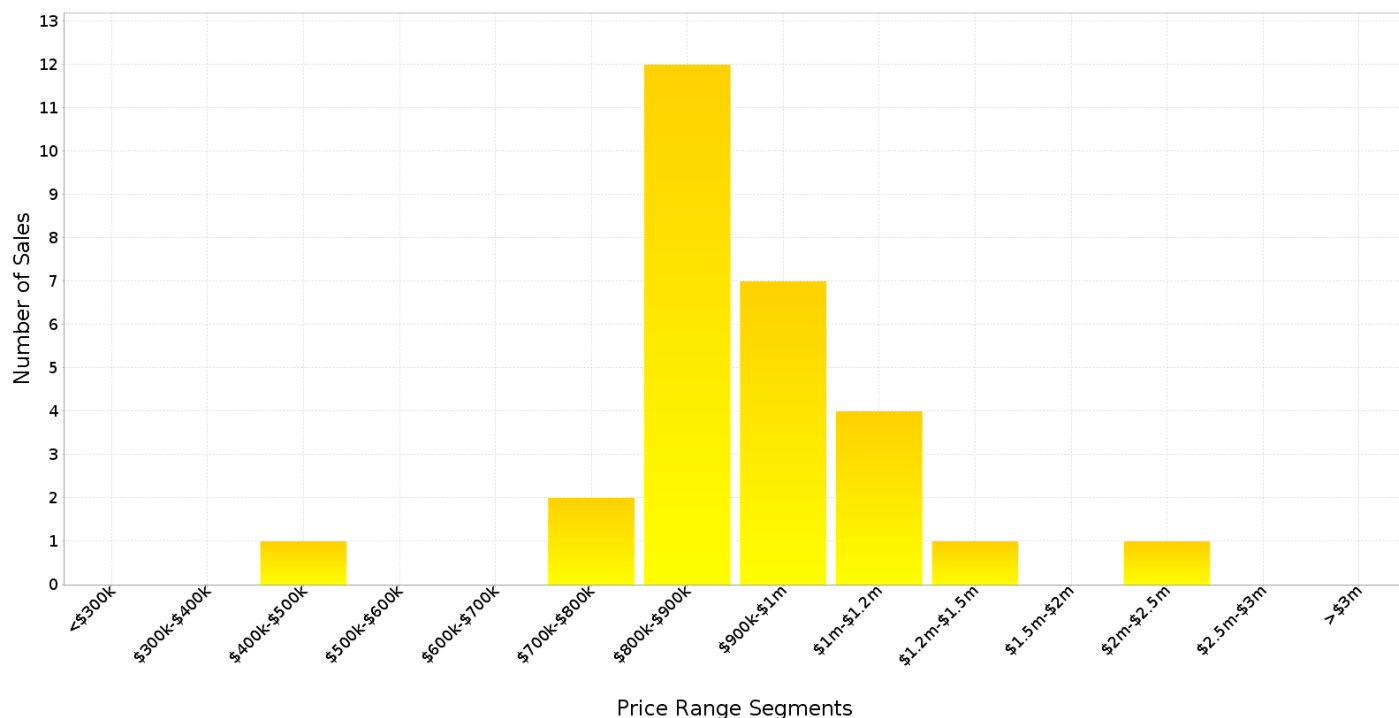
Based on 60 recorded House sales compared over the last two rolling 12 month periods



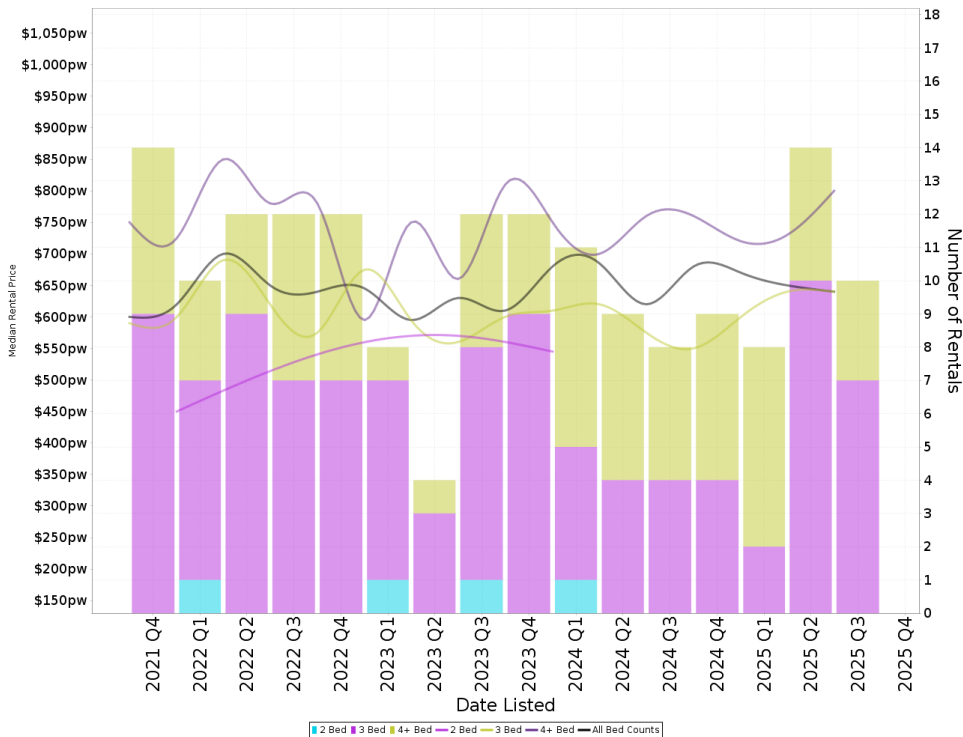
GIRALANG - Peak Selling Periods (3 years)



GIRALANG - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

-3.1%

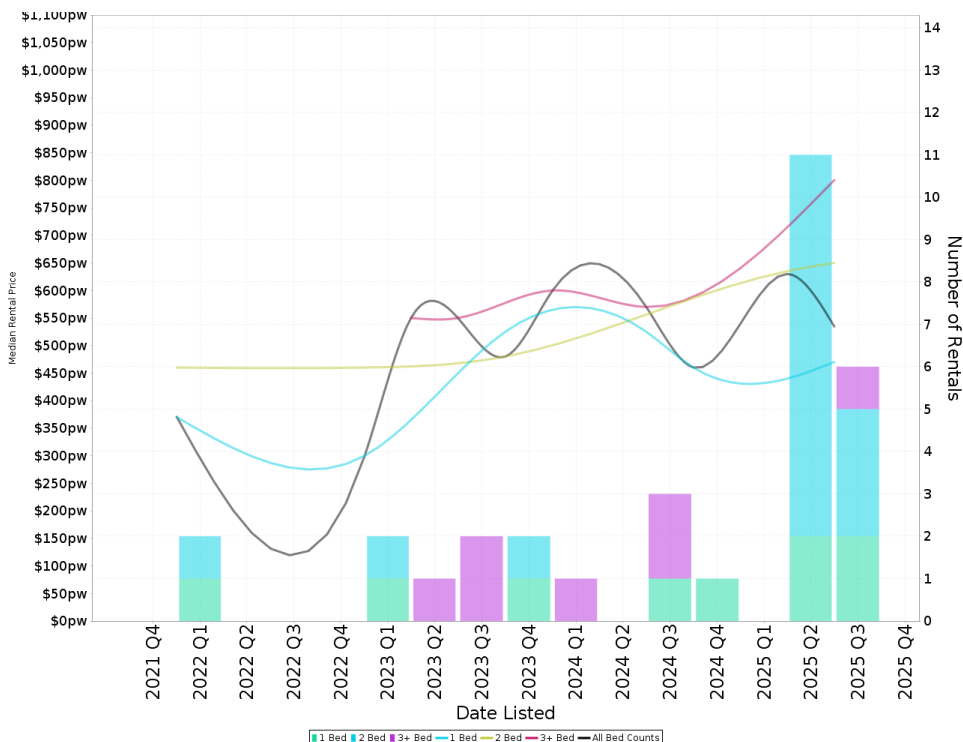
Current Median Price: \$882,250
Previous Median Price: \$910,500
 Based on 60 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.8%

Current Median Price: \$882,250
Current Median Rent: \$650
 Based on 41 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+9.9%

Current Median Price: \$765,000
Previous Median Price: \$696,000
 Based on 48 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.2%

Current Median Price: \$765,000
Current Median Rent: \$620
 Based on 18 registered Unit rentals compared over the last 12 months.

GIRALANG - Recently Sold Properties

Median Sale Price

\$882k

Based on 28 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

-3.1%

Current Median Price: \$882,250
Previous Median Price: \$910,500

Based on 60 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

28

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

5 KINALUNG PL



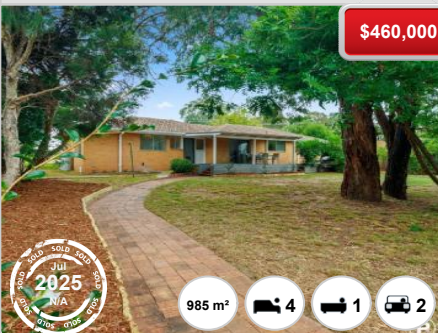
145 CHUCULBA CRES



102 CHUCULBA CRES



8 LUPUS PL



14 CHUCULBA CRES



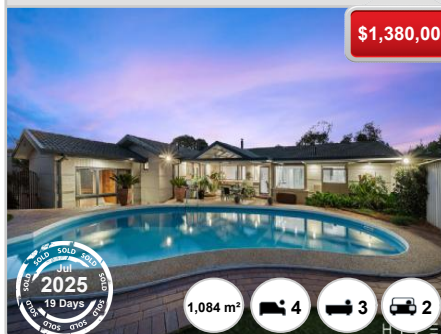
5 GIDJILI PL



13 DERRILIN PL



1 MERFIELD PL



1 SPIGL ST



39 MIRRABUCCA CRES

\$870,500



159 CHUCULBA CRES

\$879,500



3 BUNED PL

\$835,000



1 BUNED PL

\$1,050,000



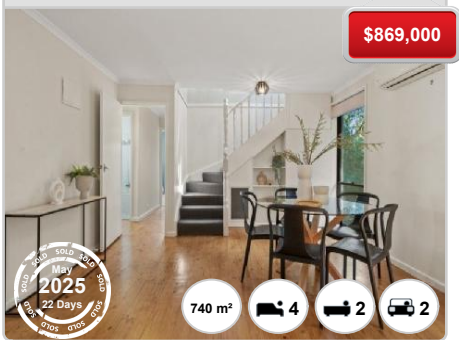
103 CHUCULBA CRES

\$830,000



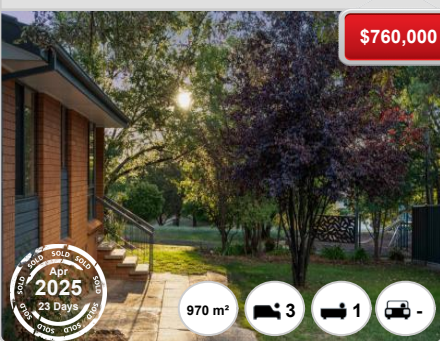
4 PALANA PL

\$869,000



3 DAWAR PL

\$760,000



92 BARACCHI CRES

\$850,000



82 CHUCULBA CRES

\$845,000



GIRALANG - Properties For Rent

Median Rental Price

\$650 /w

Based on 41 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

+3.8%

Current Median Price: \$882,250
Current Median Rent: \$650

Based on 28 recorded House sales and 41 House rentals compared over the last 12 months

Number of Rentals

41

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

119 Chuculba Crescent

\$650



FOR RENT FOR SALE
Aug 2025
140 Days
FOR RENT FOR SALE

776 m²

3

1

4

4 Tucana Street

\$650



FOR RENT FOR SALE
May 2025
140 Days
FOR RENT FOR SALE

846 m²

3

1

2