

Suburb flyover report

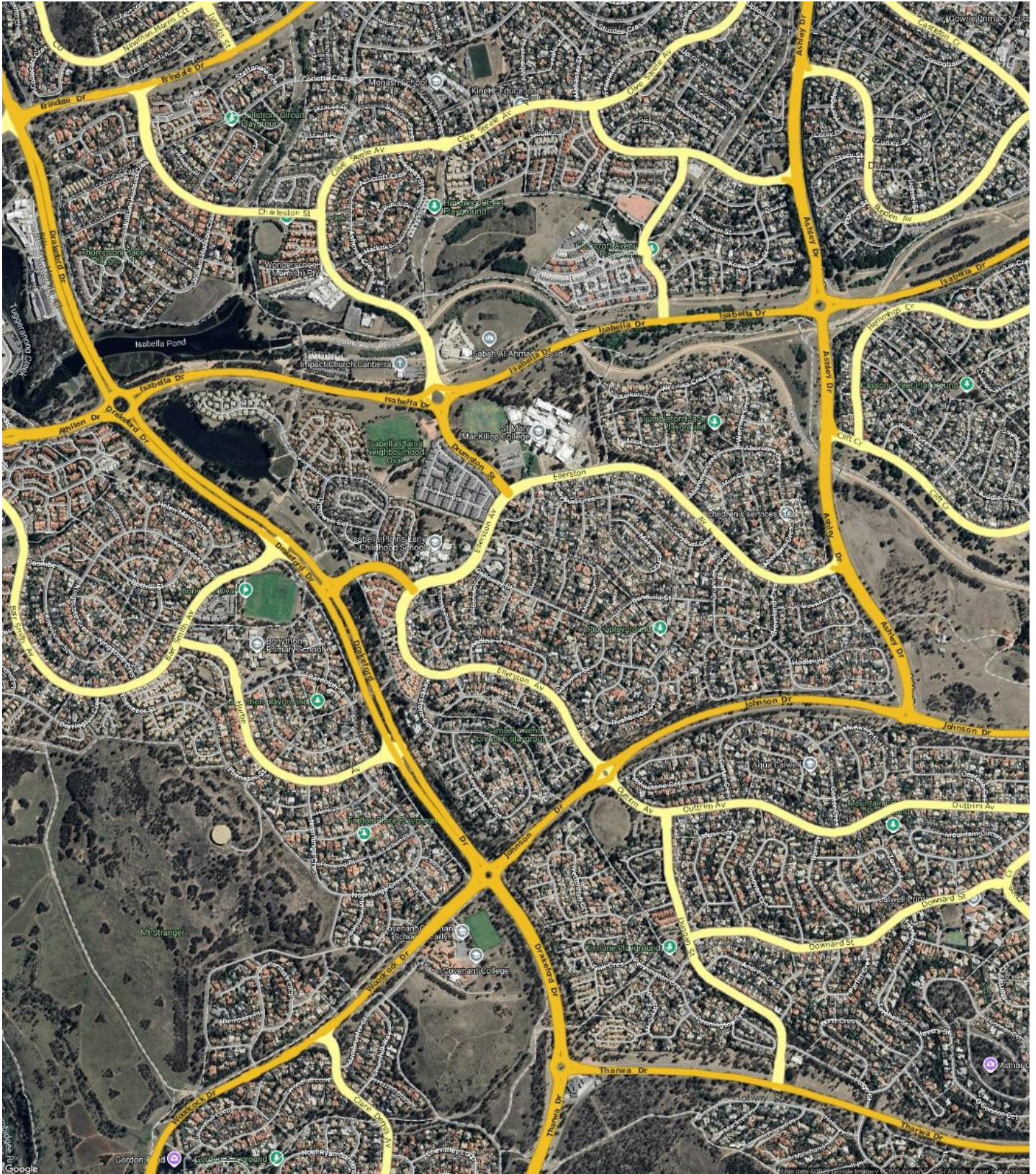
ISABELLA PLAINS (HOUSE)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

RayWhite.



ISABELLA PLAINS - 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)

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ISABELLA PLAINS - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	62	\$ 384,500	0.0 %	\$ 130,000	\$ 615,000
2008	48	\$ 390,000	1.4 %	\$ 10,000	\$ 540,000
2009	50	\$ 410,000	5.1 %	\$ 195,000	\$ 620,000
2010	43	\$ 453,000	10.5 %	\$ 4,200	\$ 725,000
2011	41	\$ 465,000	2.6 %	\$ 4,700	\$ 655,000
2012	36	\$ 444,750	-4.4 %	\$ 215,000	\$ 716,000
2013	48	\$ 455,000	2.3 %	\$ 20,000	\$ 775,000
2014	36	\$ 470,000	3.3 %	\$ 45,000	\$ 910,000
2015	45	\$ 481,000	2.3 %	\$ 300,000	\$ 765,000
2016	39	\$ 510,000	6.0 %	\$ 374,300	\$ 1,010,000
2017	47	\$ 560,000	9.8 %	\$ 159,000	\$ 845,000
2018	47	\$ 581,000	3.8 %	\$ 150,000	\$ 825,000
2019	40	\$ 597,500	2.8 %	\$ 425,000	\$ 812,500
2020	50	\$ 641,250	7.3 %	\$ 400,000	\$ 840,000
2021	45	\$ 720,000	12.3 %	\$ 101,500	\$ 980,000
2022	34	\$ 861,000	19.6 %	\$ 370,000	\$ 1,040,000
2023	35	\$ 800,000	-7.1 %	\$ 675,000	\$ 975,000
2024	25	\$ 850,000	6.2 %	\$ 724,000	\$ 1,250,000
2025	28	\$ 844,500	-0.6 %	\$ 700,000	\$ 1,350,000

Median Sale Price

\$855k

Based on 38 recorded House sales within the last 12 months (Oct '24 - Sep '25)

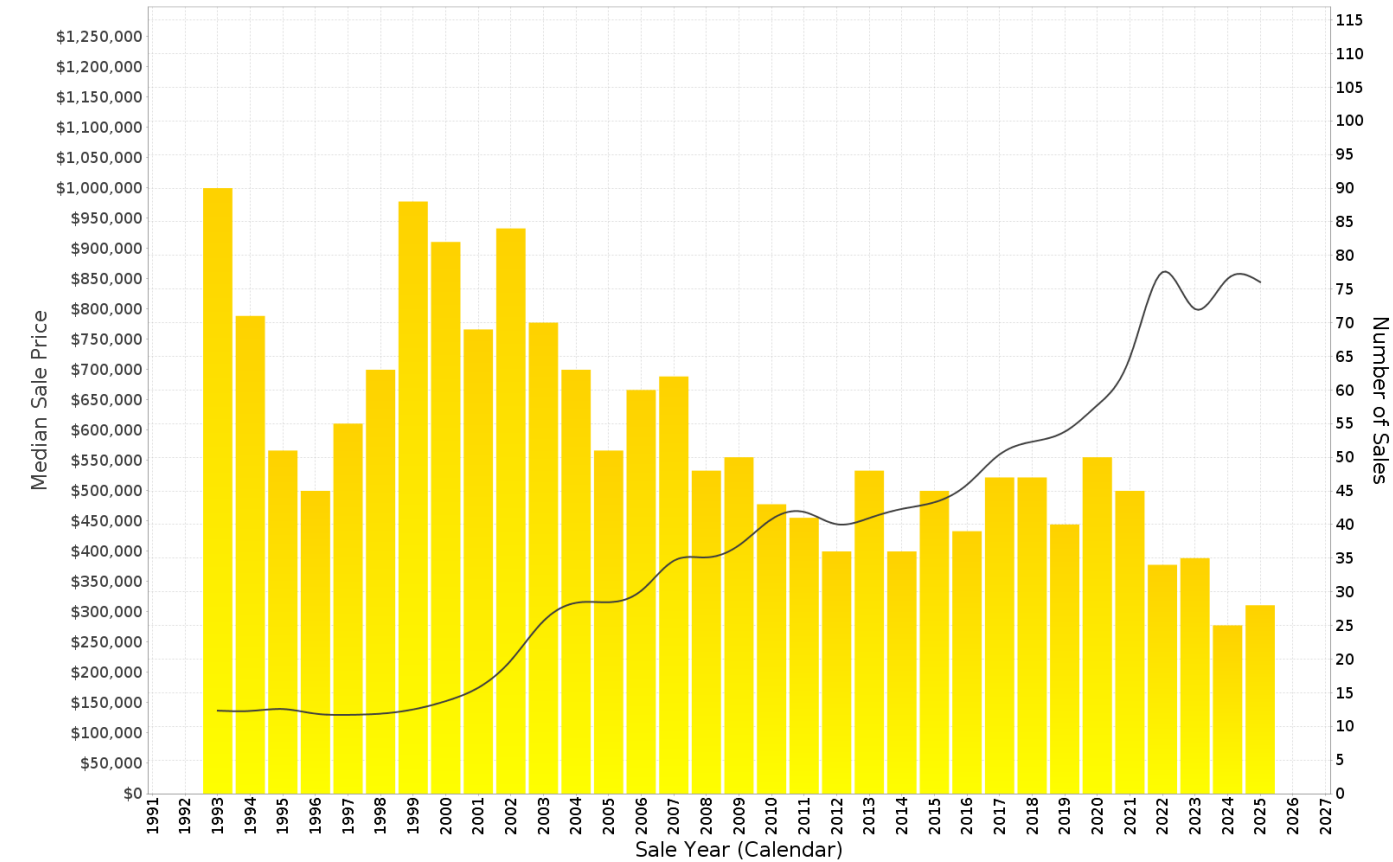
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

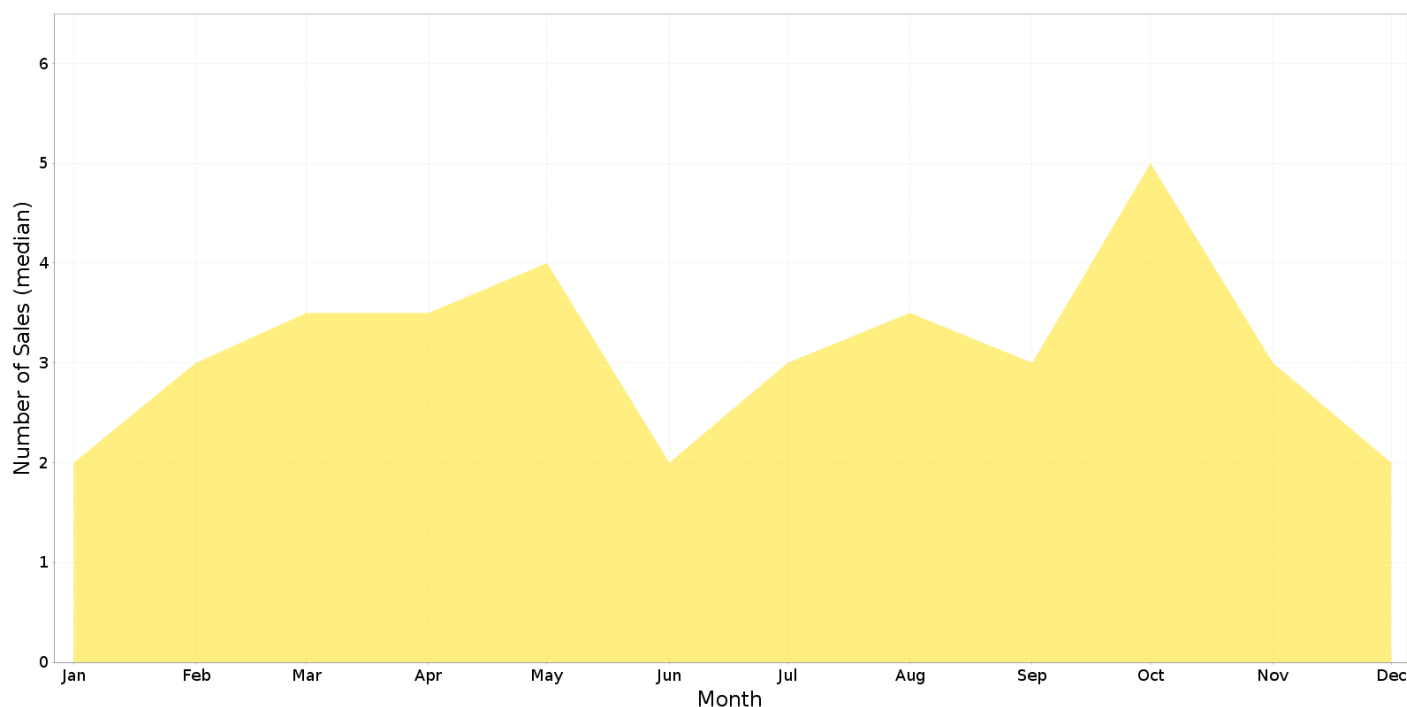
+1.2%

Current Median Price: \$855,000
Previous Median Price: \$845,000

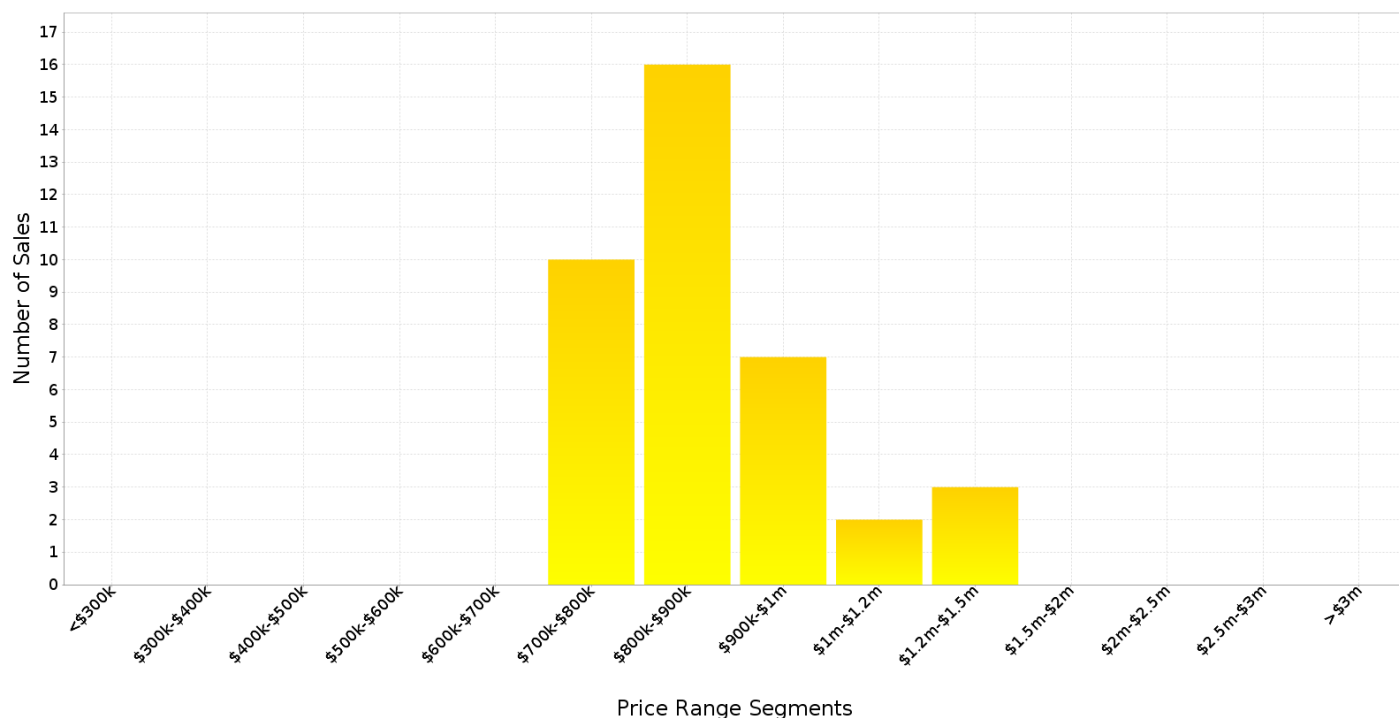
Based on 62 recorded House sales compared over the last two rolling 12 month periods



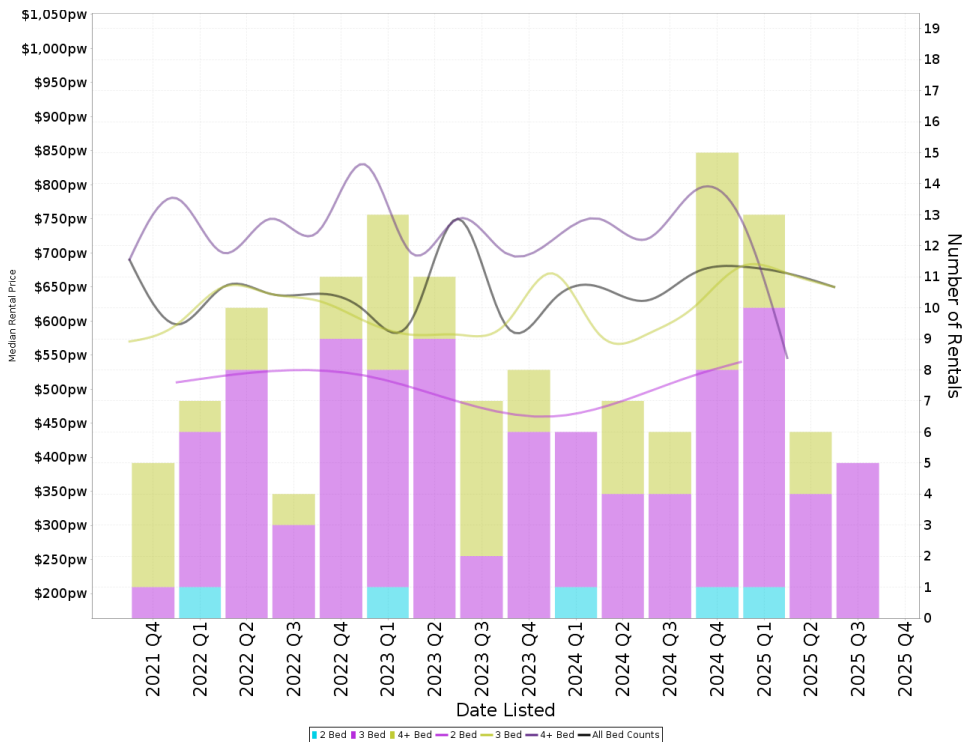
ISABELLA PLAINS - Peak Selling Periods (3 years)



ISABELLA PLAINS - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+1.2%

Current Median Price: \$855,000
Previous Median Price: \$845,000

Based on 62 registered House sales compared over the last two rolling 12 month periods.

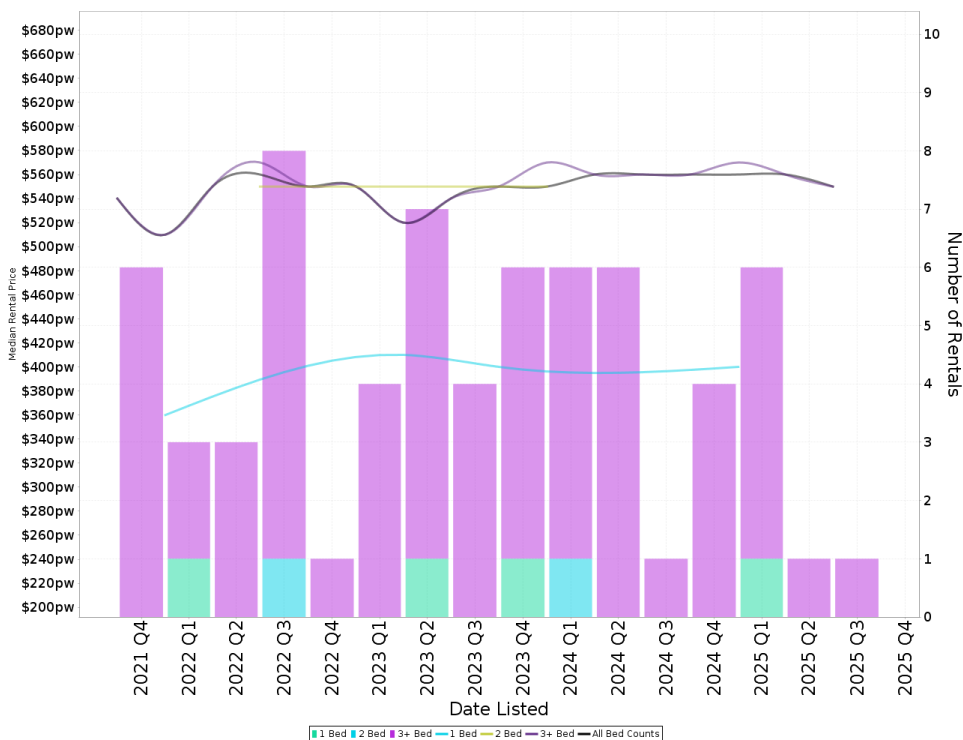
Suburb Rental Yield

+4.1%

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

Based on 39 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-3.6%

Current Median Price: \$631,500
Previous Median Price: \$655,000

Based on 53 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.6%

Current Median Price: \$631,500
Current Median Rent: \$560

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

ISABELLA PLAINS - Recently Sold Properties

Median Sale Price

\$855k

Based on 38 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

+1.2%

Current Median Price: \$855,000
Previous Median Price: \$845,000

Based on 62 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

38

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

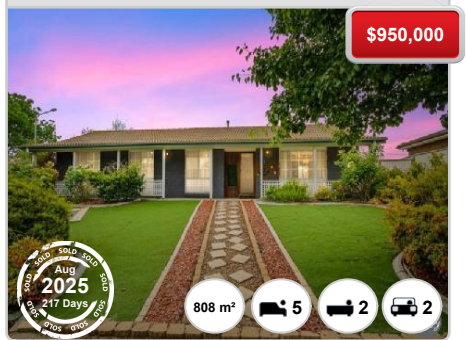
79 KEVERSTONE CCT



32 COLLYBURL CRES



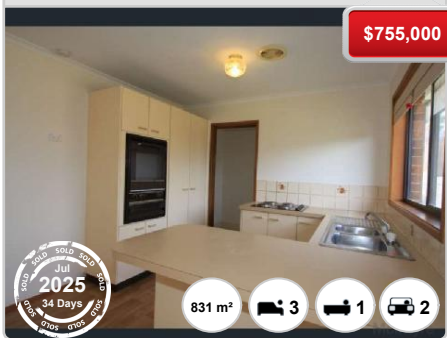
21 MOLLEE CRES



56 KEVERSTONE CCT



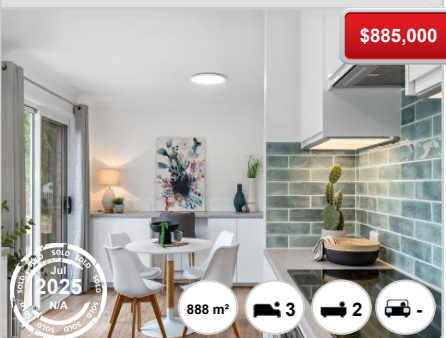
32 KEVERSTONE CCT



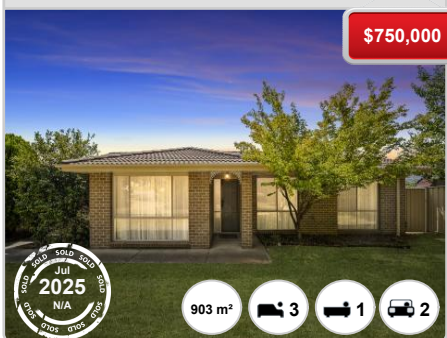
36 ABERCORN CRES



13 BALALA PL



10 CANDELO PL



16A MOLLEE CRES



43 GROVELAND CRES

\$810,000



662 m²

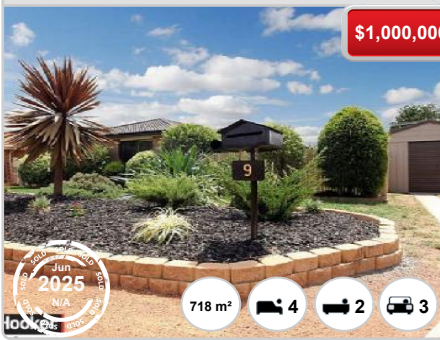
3

1

2

9 COLLYBURL CRES

\$1,000,000



718 m²

4

2

3

9 LEIBNITZ PL

\$900,000



828 m²

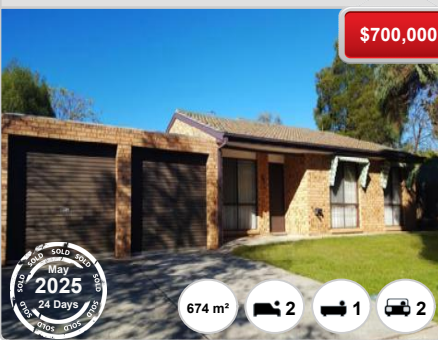
4

2

2

62 GROVELAND CRES

\$700,000



674 m²

2

1

2

6 TANNABAR PL

\$930,000



681 m²

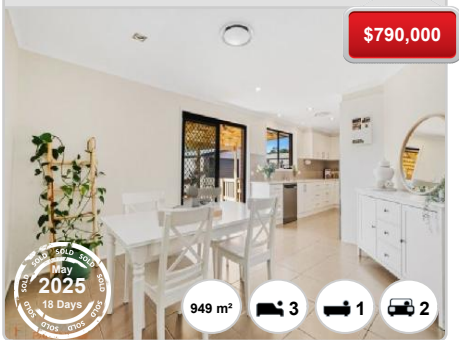
3

1

1

48 MAHARATTA CCT

\$790,000



949 m²

3

1

2

7 SALTASH PL

\$950,000



851 m²

4

2

2

31 KEVERSTONE CCT

\$810,000



561 m²

3

1

2

3 KINNIMO PL

\$860,000



830 m²

4

2

2

11 KINNIMO PL

\$750,000



952 m²

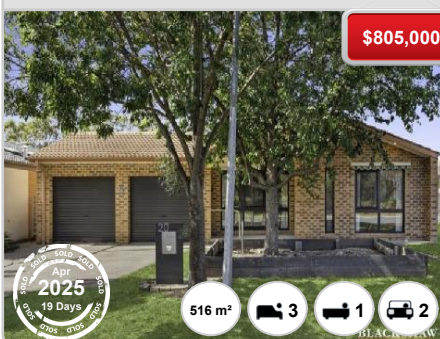
4

2

2

20 WERRIWA CRES

\$805,000



516 m²

3

1

2

6 LEIBNITZ PL

\$840,000



930 m²

4

1

2

ISABELLA PLAINS - Properties For Rent

Median Rental Price

\$680 /w

Based on 39 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

+4.1%

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

Based on 38 recorded House sales and 39 House rentals compared over the last 12 months

Number of Rentals

39

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

