

Suburb flyover report

STIRLING (HOUSE)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

RayWhite.



STIRLING - 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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STIRLING - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	25	\$ 467,500	0.0 %	\$ 166,622	\$ 720,000
2008	19	\$ 505,000	8.0 %	\$ 415,000	\$ 705,000
2009	28	\$ 487,500	-3.5 %	\$ 245,000	\$ 740,000
2010	19	\$ 570,250	17.0 %	\$ 481,000	\$ 711,000
2011	18	\$ 547,500	-4.0 %	\$ 250,000	\$ 705,000
2012	16	\$ 610,000	11.4 %	\$ 250,000	\$ 830,000
2013	15	\$ 575,000	-5.7 %	\$ 450,000	\$ 720,000
2014	24	\$ 595,000	3.5 %	\$ 450,000	\$ 720,000
2015	20	\$ 585,250	-1.6 %	\$ 255,000	\$ 797,000
2016	6	\$ 577,500	-1.3 %	\$ 500,000	\$ 691,500
2017	17	\$ 700,000	21.2 %	\$ 35,000	\$ 970,000
2018	23	\$ 800,000	14.3 %	\$ 550,000	\$ 1,030,000
2019	19	\$ 750,000	-6.2 %	\$ 540,000	\$ 900,000
2020	27	\$ 850,000	13.3 %	\$ 191,500	\$ 1,437,000
2021	25	\$ 1,065,000	25.3 %	\$ 757,000	\$ 1,597,000
2022	19	\$ 1,090,000	2.3 %	\$ 775,000	\$ 1,325,000
2023	11	\$ 1,100,000	0.9 %	\$ 730,000	\$ 1,320,000
2024	20	\$ 1,083,000	-1.5 %	\$ 334,000	\$ 1,350,000
2025	10	\$ 954,000	-11.9 %	\$ 750,000	\$ 1,320,000

Median Sale Price

\$1.06m

Based on 16 recorded House sales within the last 12 months (Oct '24 - Sep '25)

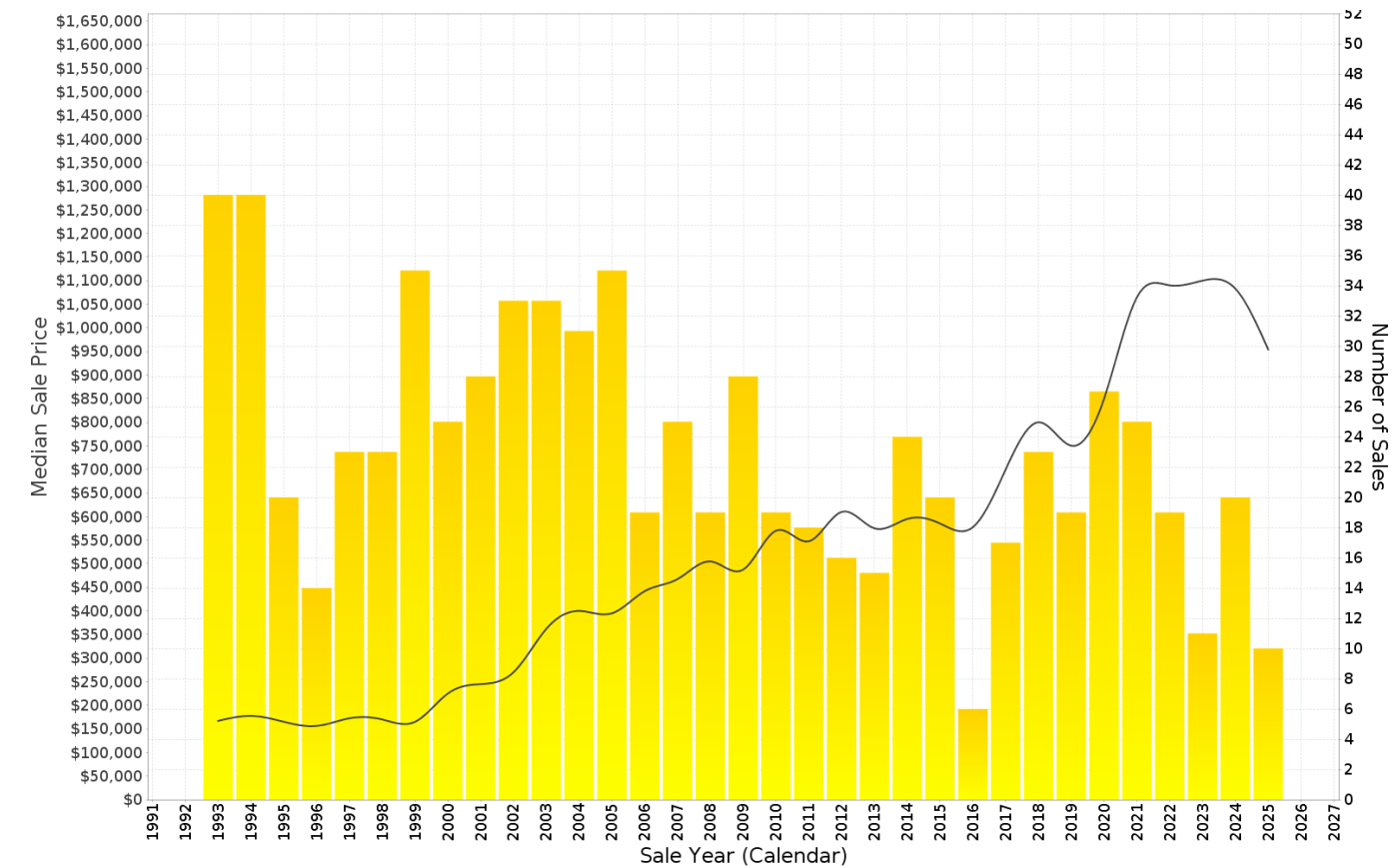
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

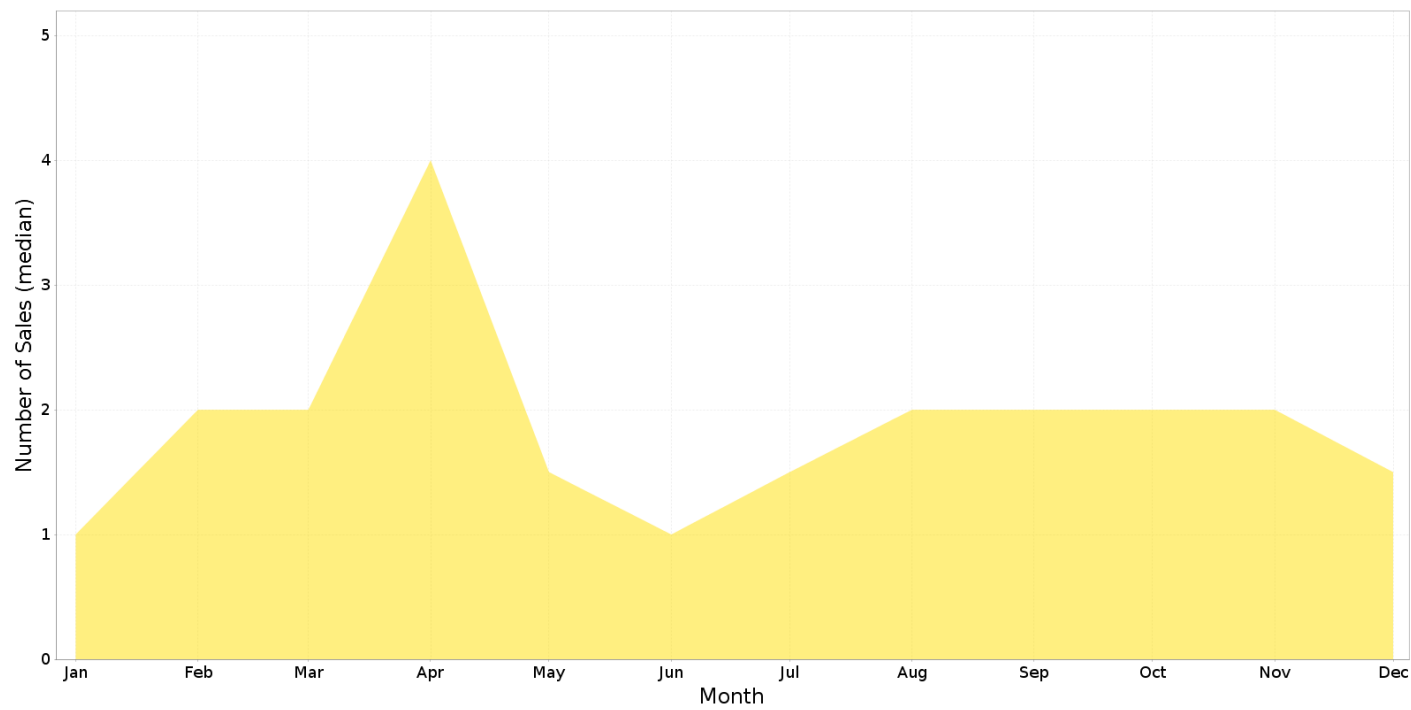
+3.6%

Current Median Price: \$1,061,750
Previous Median Price: \$1,025,000

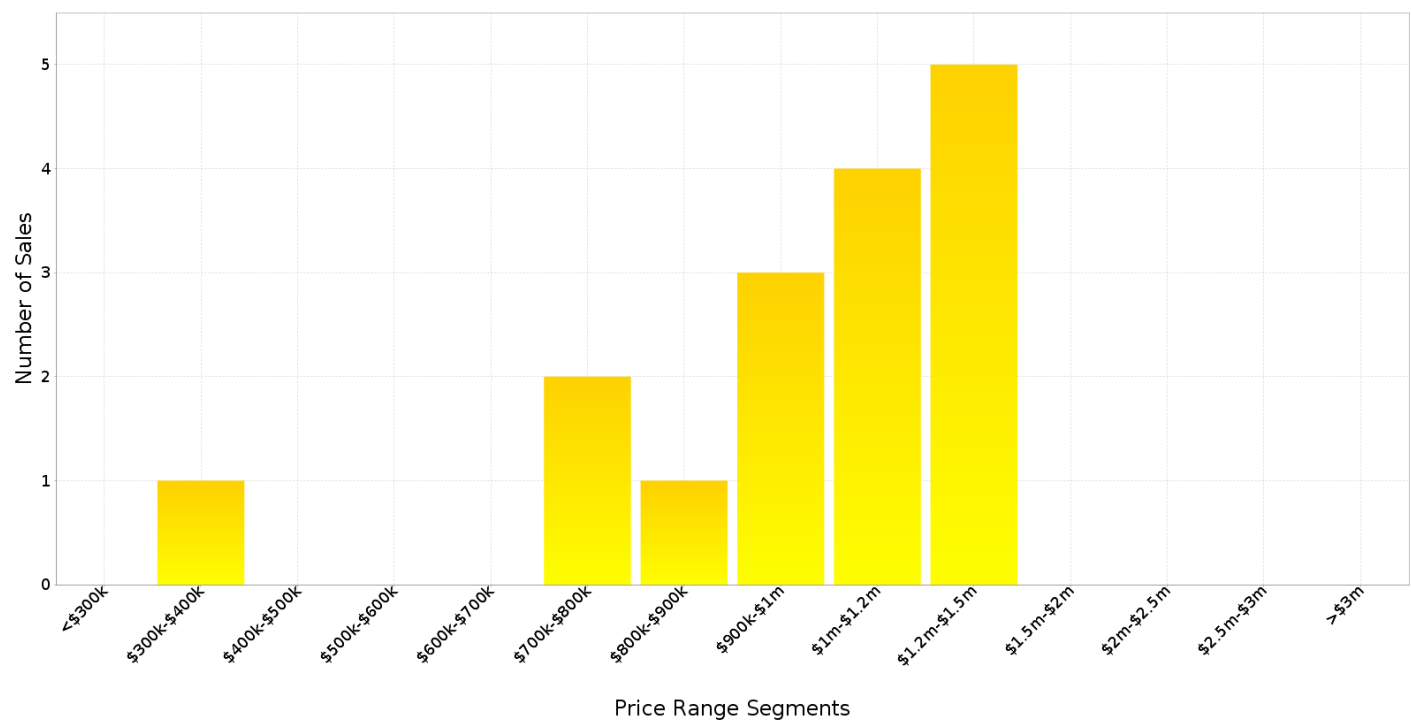
Based on 32 recorded House sales compared over the last two rolling 12 month periods



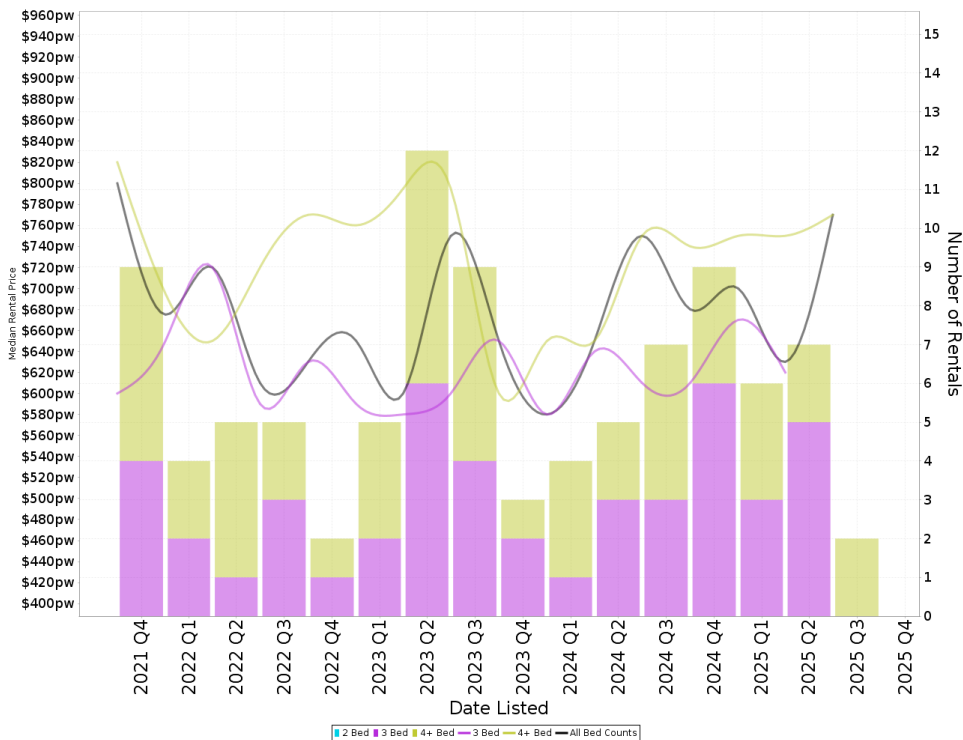
STIRLING - Peak Selling Periods (3 years)



STIRLING - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+3.6%

Current Median Price: \$1,061,750
Previous Median Price: \$1,025,000

Based on 32 registered House sales compared over the last two rolling 12 month periods.

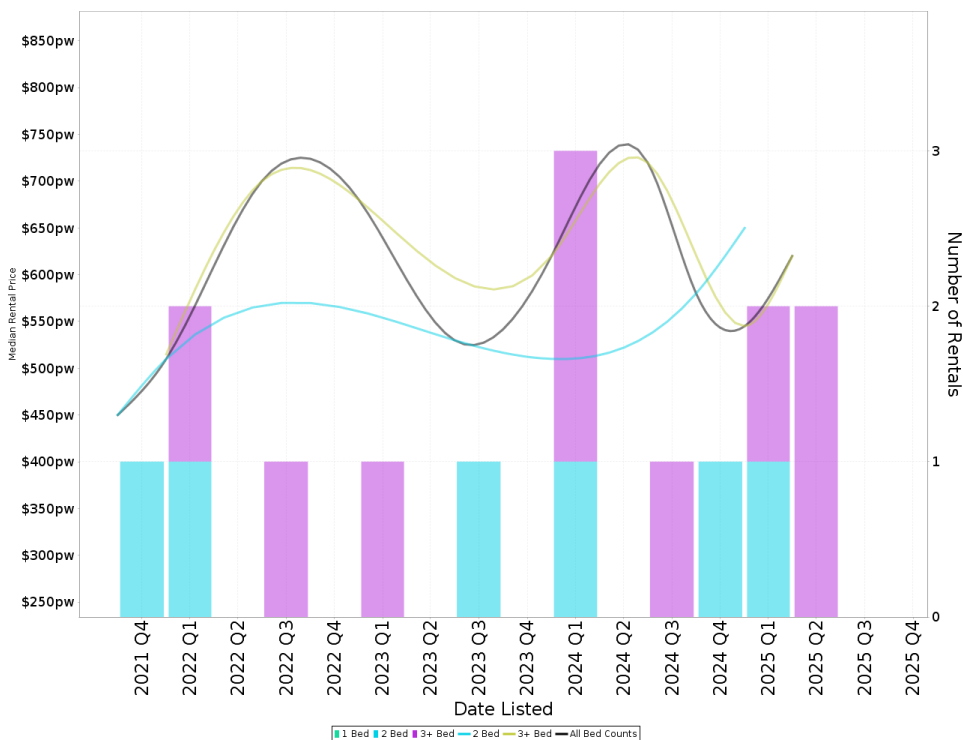
Suburb Rental Yield

+3.4%

Current Median Price: \$1,061,750
Current Median Rent: \$695

Based on 24 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+19.6%

Current Median Price: \$900,000
Previous Median Price: \$752,500

Based on 16 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.6%

Current Median Price: \$900,000
Current Median Rent: \$620

Based on 5 registered Unit rentals compared over the last 12 months.

STIRLING - Recently Sold Properties

Median Sale Price

\$1.06m

Based on 16 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

+3.6%

Current Median Price: \$1,061,750
Previous Median Price: \$1,025,000

Based on 32 recorded House sales compared over the last two rolling 12 month periods

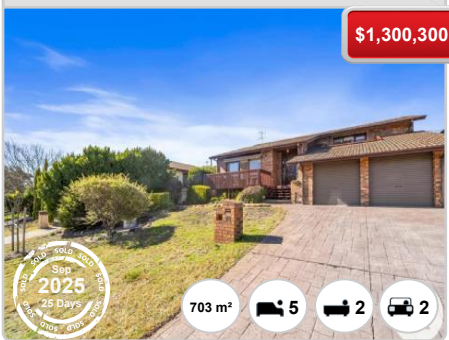
Sold Properties

16

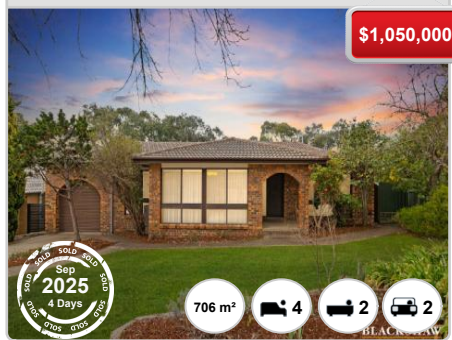
Based on recorded House sales within the 12 months (Oct '24 - Sep '25)

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

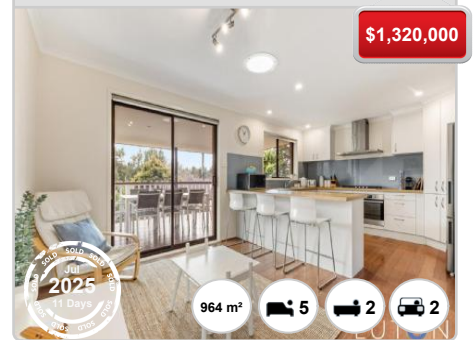
12 MCKAIL CRES



6 NEEDHAM PL



1 MCKAIL CRES



70 NAMATJIRA DR



8 JACOBY PL



STIRLING - Properties For Rent

Median Rental Price

\$695 /w

Based on 24 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

+3.4%

Current Median Price: \$1,061,750
Current Median Rent: \$695

Based on 16 recorded House sales and 24 House rentals compared over the last 12 months

Number of Rentals

24

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

