

# Suburb flyover report

TORRENS (HOUSE)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

**RayWhite.**





# TORRENS - 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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# TORRENS - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	41	\$ 520,000	0.0 %	\$ 200,000	\$ 905,000
2008	30	\$ 521,250	0.2 %	\$ 390,000	\$ 800,000
2009	23	\$ 660,000	26.6 %	\$ 442,500	\$ 880,000
2010	25	\$ 590,000	-10.6 %	\$ 234,500	\$ 951,000
2011	30	\$ 612,000	3.7 %	\$ 387,500	\$ 860,000
2012	27	\$ 550,000	-10.1 %	\$ 245,000	\$ 970,000
2013	26	\$ 592,500	7.7 %	\$ 440,000	\$ 940,000
2014	26	\$ 582,500	-1.7 %	\$ 139,000	\$ 975,000
2015	20	\$ 668,000	14.7 %	\$ 497,000	\$ 1,110,000
2016	33	\$ 680,000	1.8 %	\$ 325,000	\$ 1,105,000
2017	31	\$ 730,000	7.4 %	\$ 213,333	\$ 1,401,000
2018	41	\$ 790,000	8.2 %	\$ 410,000	\$ 1,540,000
2019	30	\$ 809,250	2.4 %	\$ 542,500	\$ 1,112,000
2020	50	\$ 851,250	5.2 %	\$ 16,600	\$ 1,250,000
2021	41	\$ 1,150,000	35.1 %	\$ 135,500	\$ 13,000,000
2022	36	\$ 1,210,000	5.2 %	\$ 680,000	\$ 1,910,000
2023	23	\$ 1,055,000	-12.8 %	\$ 780,000	\$ 1,952,000
2024	22	\$ 1,226,500	16.3 %	\$ 90,000	\$ 2,075,000
2025	12	\$ 1,012,500	-17.4 %	\$ 260,000	\$ 1,525,000

Median Sale Price

\$1.01m

Based on 19 recorded House sales within the last 12 months (Oct '24 - Sep '25)

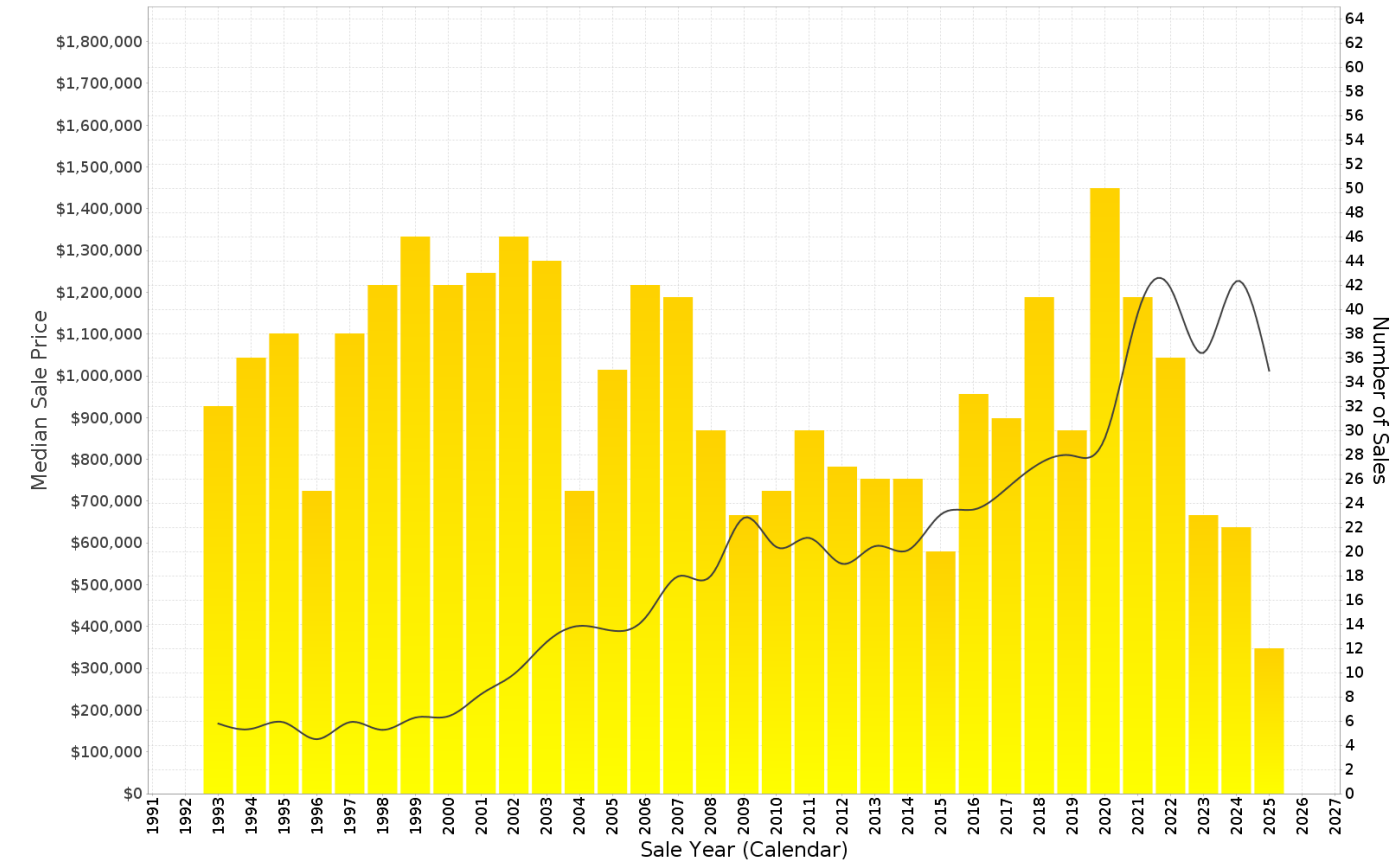
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

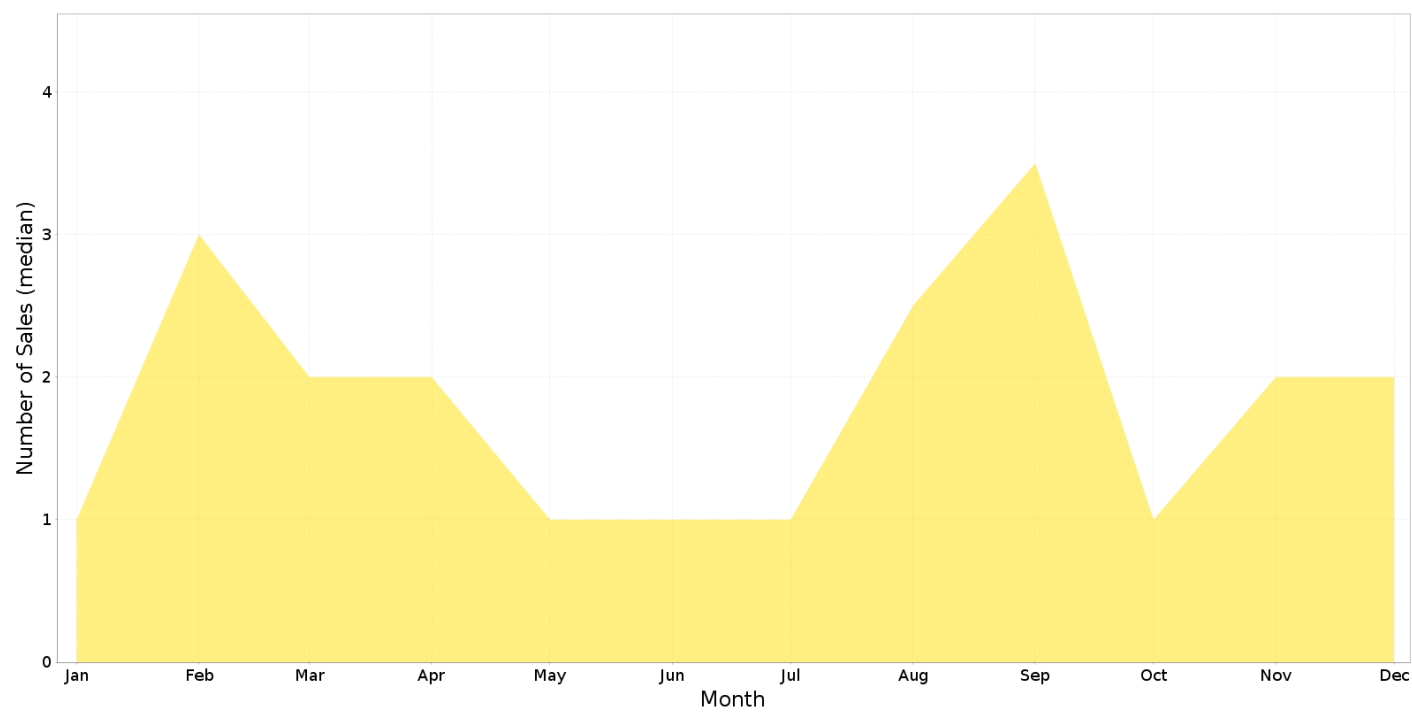
-10.2%

Current Median Price: \$1,015,000  
Previous Median Price: \$1,130,000

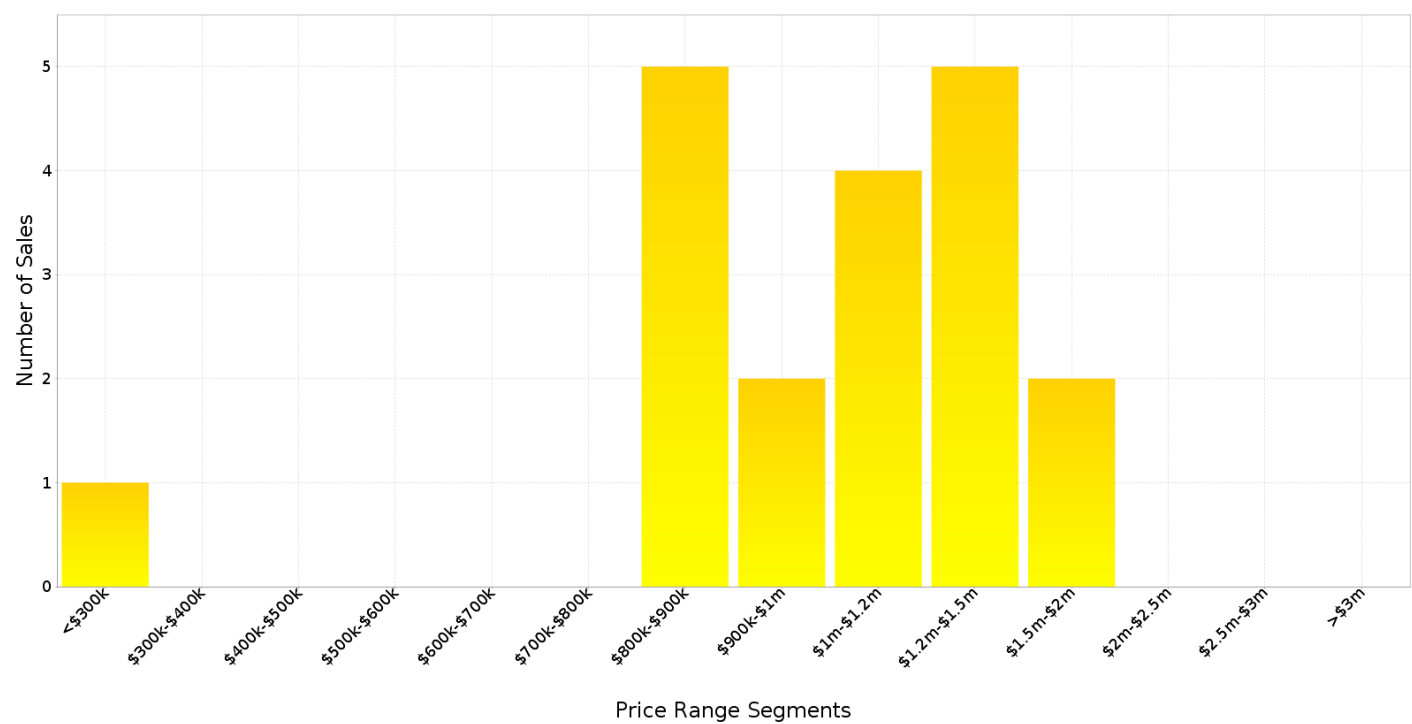
Based on 39 recorded House sales compared over the last two rolling 12 month periods



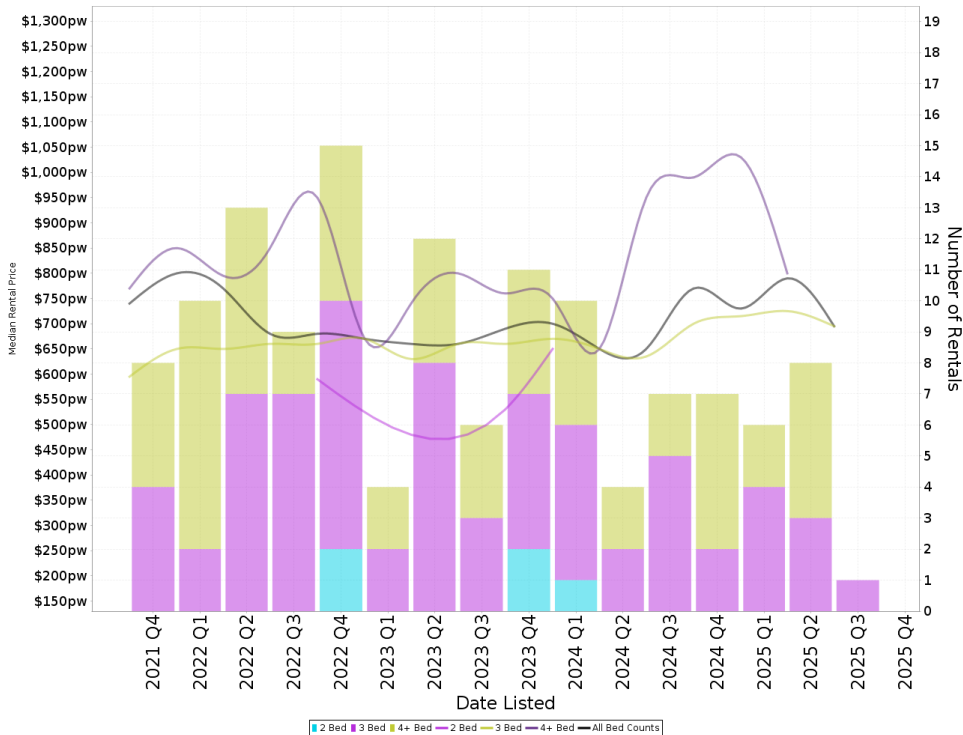
# TORRENS - Peak Selling Periods (3 years)



# TORRENS - Price Range Segments (12 months)



## Median Weekly Rents (Houses)



### Suburb Sale Price Growth

**-10.2%**

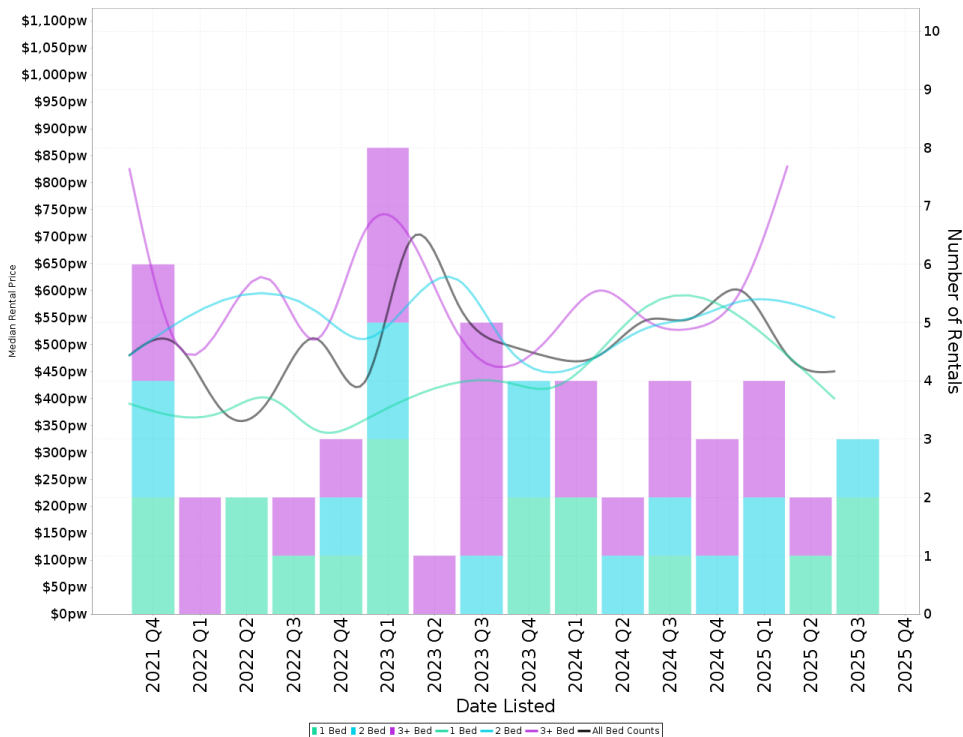
Current Median Price: \$1,015,000  
Previous Median Price: \$1,130,000  
Based on 39 registered House sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+3.8%**

Current Median Price: \$1,015,000  
Current Median Rent: \$750  
Based on 22 registered House rentals compared over the last 12 months.

## Median Weekly Rents (Units)



### Suburb Sale Price Growth

**+16.6%**

Current Median Price: \$897,500  
Previous Median Price: \$770,000  
Based on 16 registered Unit sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+3.2%**

Current Median Price: \$897,500  
Current Median Rent: \$550  
Based on 12 registered Unit rentals compared over the last 12 months.

# TORRENS - Recently Sold Properties

Median Sale Price

**\$1.01m**

Based on 19 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

**-10.2%**

Current Median Price: \$1,015,000  
Previous Median Price: \$1,130,000

Based on 39 recorded House sales compared over the last two rolling 12 month periods

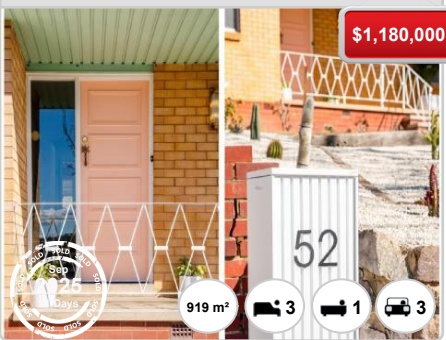
# Sold Properties

**19**

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

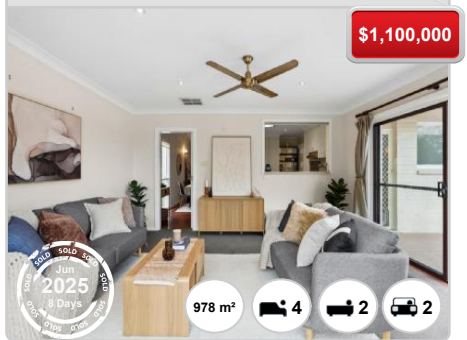
52 KAVEL ST



14 MCCANN ST



97 BEASLEY ST



4 GOODE ST



11 PARKIN ST



29 BEASLEY ST



137 GOUGER ST



87 BEASLEY ST



# TORRENS - Properties For Rent

## Median Rental Price

**\$750 /w**

Based on 22 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: \$1,015,000  
Current Median Rent: \$750

Based on 19 recorded House sales and 22 House rentals compared over the last 12 months

## Number of Rentals

**22**

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

