

RayWhite.

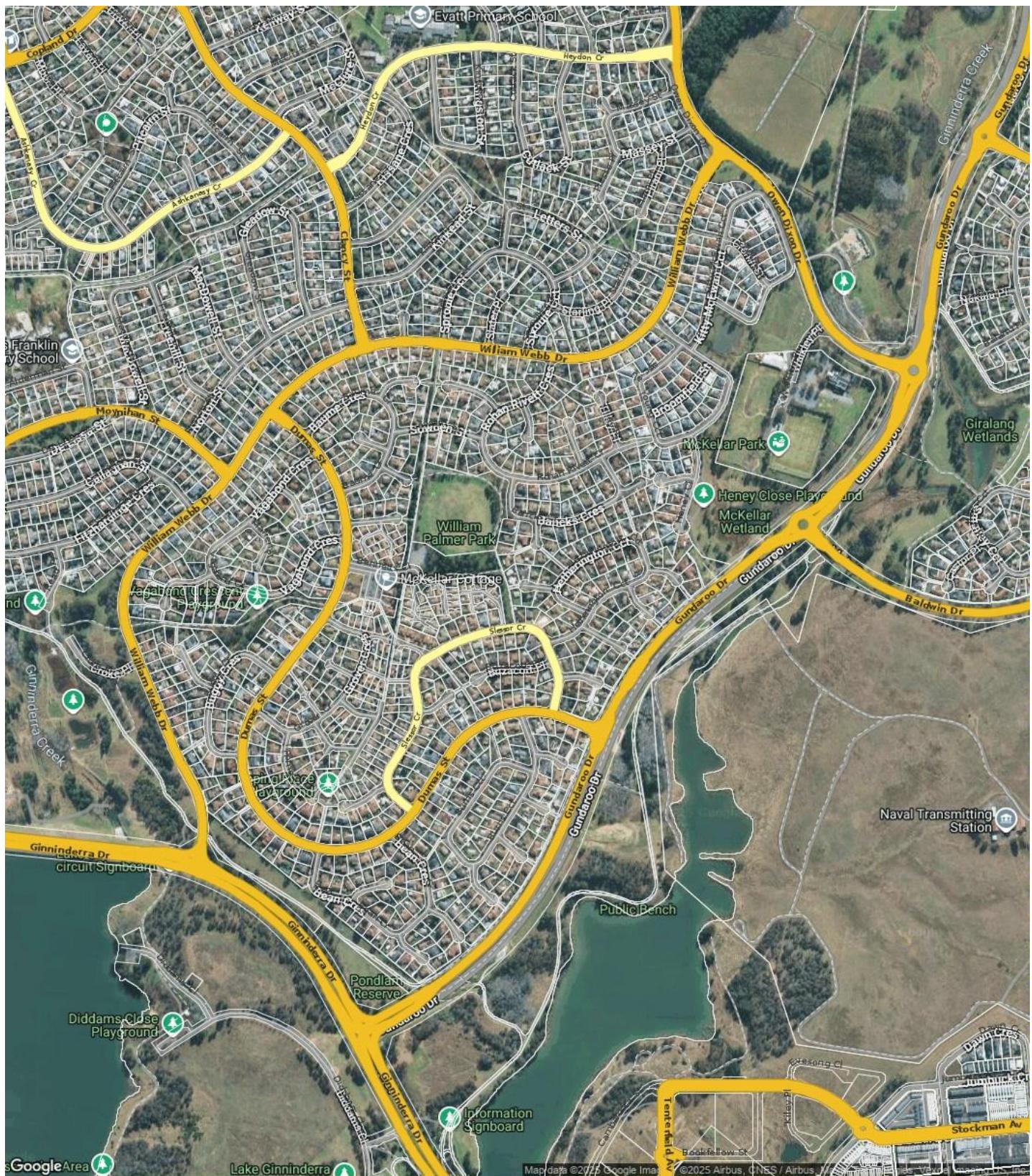
Suburb flyover report

MCKELLAR (HOUSE)

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MCKELLAR - Suburb Map



MCKELLAR - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2008	28	\$ 507,500	0.0 %	\$ 365,000	\$ 727,500
2009	28	\$ 530,000	4.4 %	\$ 405,000	\$ 790,000
2010	29	\$ 648,000	22.3 %	\$ 470,000	\$ 995,000
2011	24	\$ 603,750	-6.8 %	\$ 275,000	\$ 935,000
2012	20	\$ 620,000	2.7 %	\$ 375,000	\$ 980,000
2013	20	\$ 637,500	2.8 %	\$ 375,000	\$ 852,000
2014	26	\$ 610,000	-4.3 %	\$ 410,000	\$ 1,050,000
2015	33	\$ 691,000	13.3 %	\$ 106,250	\$ 1,210,000
2016	26	\$ 641,500	-7.2 %	\$ 406,000	\$ 968,500
2017	34	\$ 800,000	24.7 %	\$ 186,667	\$ 1,000,000
2018	23	\$ 716,000	-10.5 %	\$ 450,000	\$ 1,050,000
2019	24	\$ 782,500	9.3 %	\$ 211,667	\$ 1,001,000
2020	26	\$ 805,000	2.9 %	\$ 550,000	\$ 1,280,000
2021	44	\$ 970,000	20.5 %	\$ 350,000	\$ 7,000,000
2022	36	\$ 1,110,000	14.4 %	\$ 200,000	\$ 1,545,000
2023	26	\$ 1,057,500	-4.7 %	\$ 815,000	\$ 2,200,000
2024	22	\$ 1,075,000	1.7 %	\$ 720,000	\$ 1,650,000
2025	20	\$ 1,080,000	0.5 %	\$ 485,000	\$ 1,835,000
2026	0				

Median Sale Price

\$1.08m

Based on 20 recorded House sales within the last 12 months (2025)

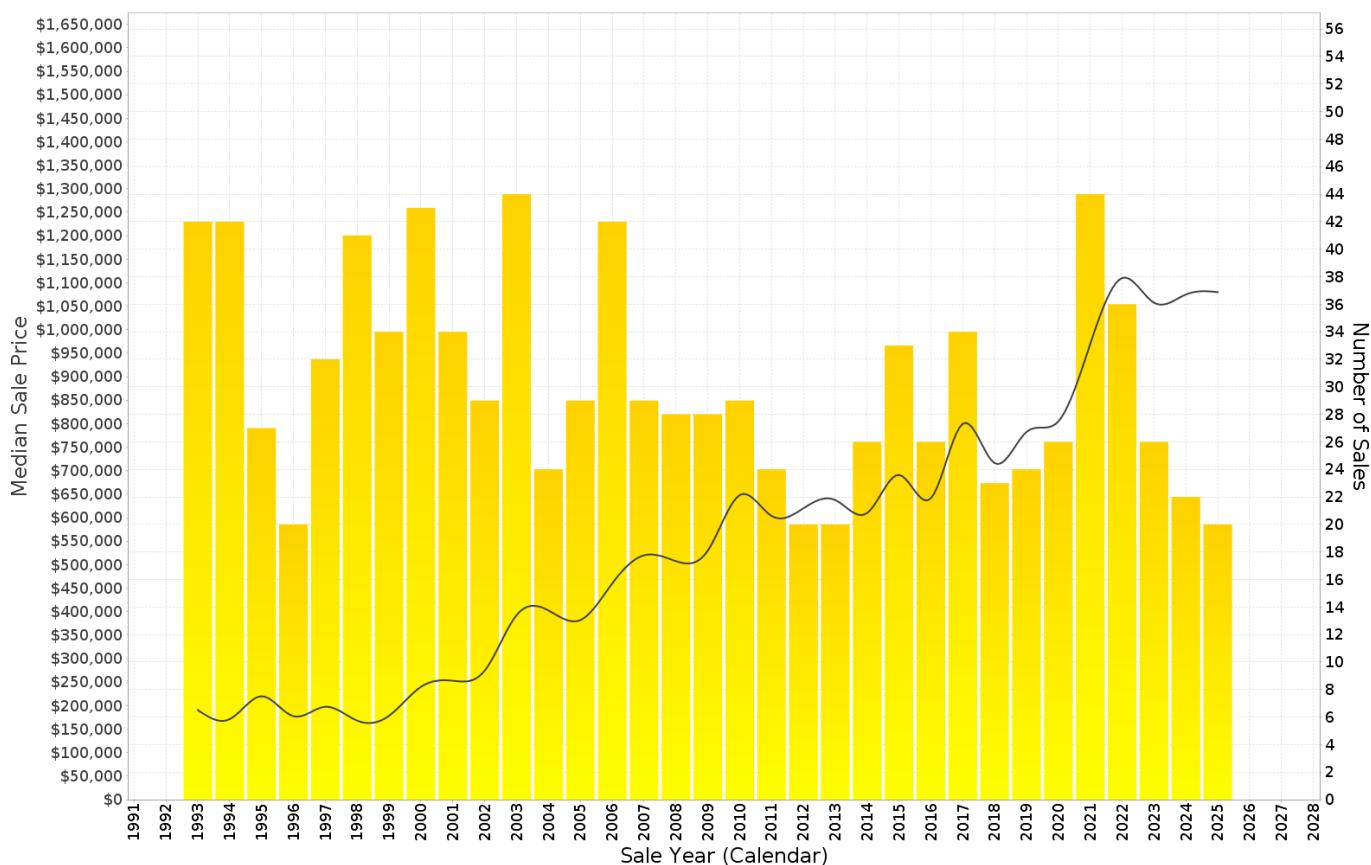
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

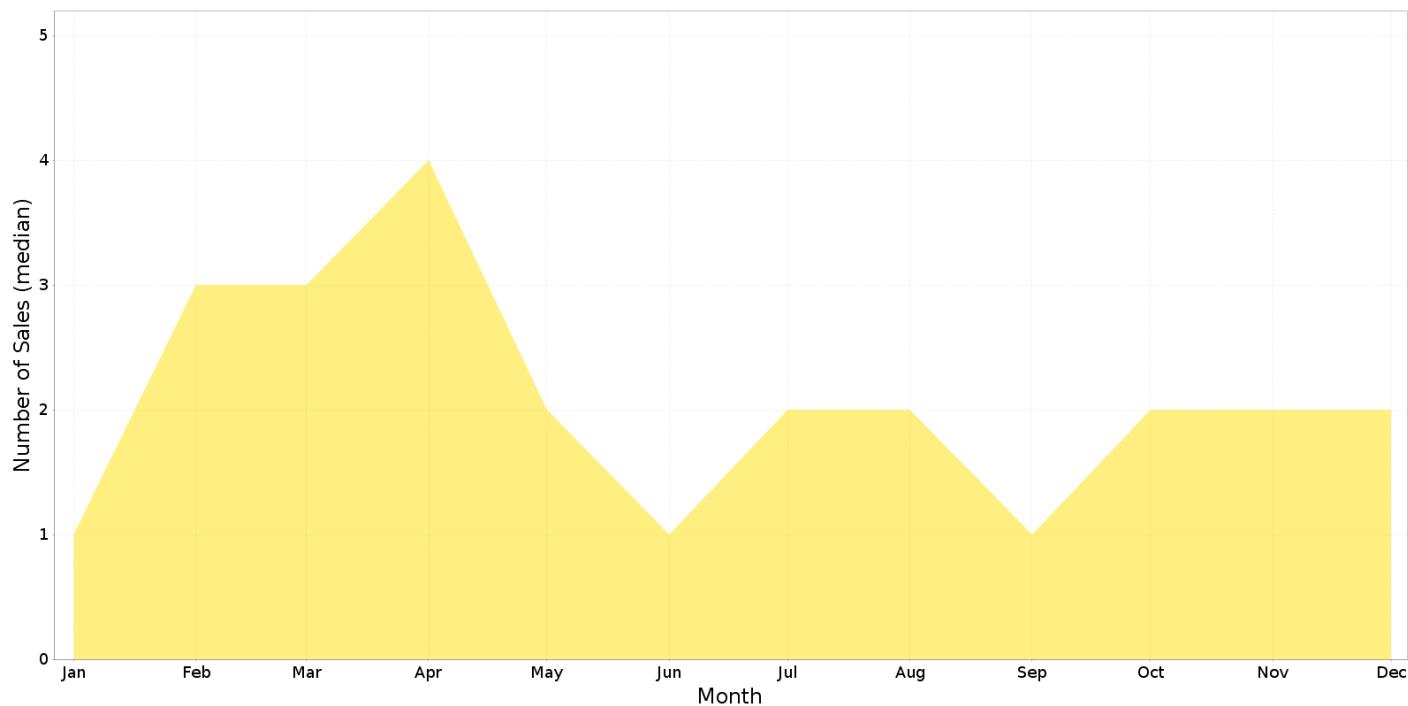
+0.5%

Current Median Price: \$1,080,000
Previous Median Price: \$1,075,000

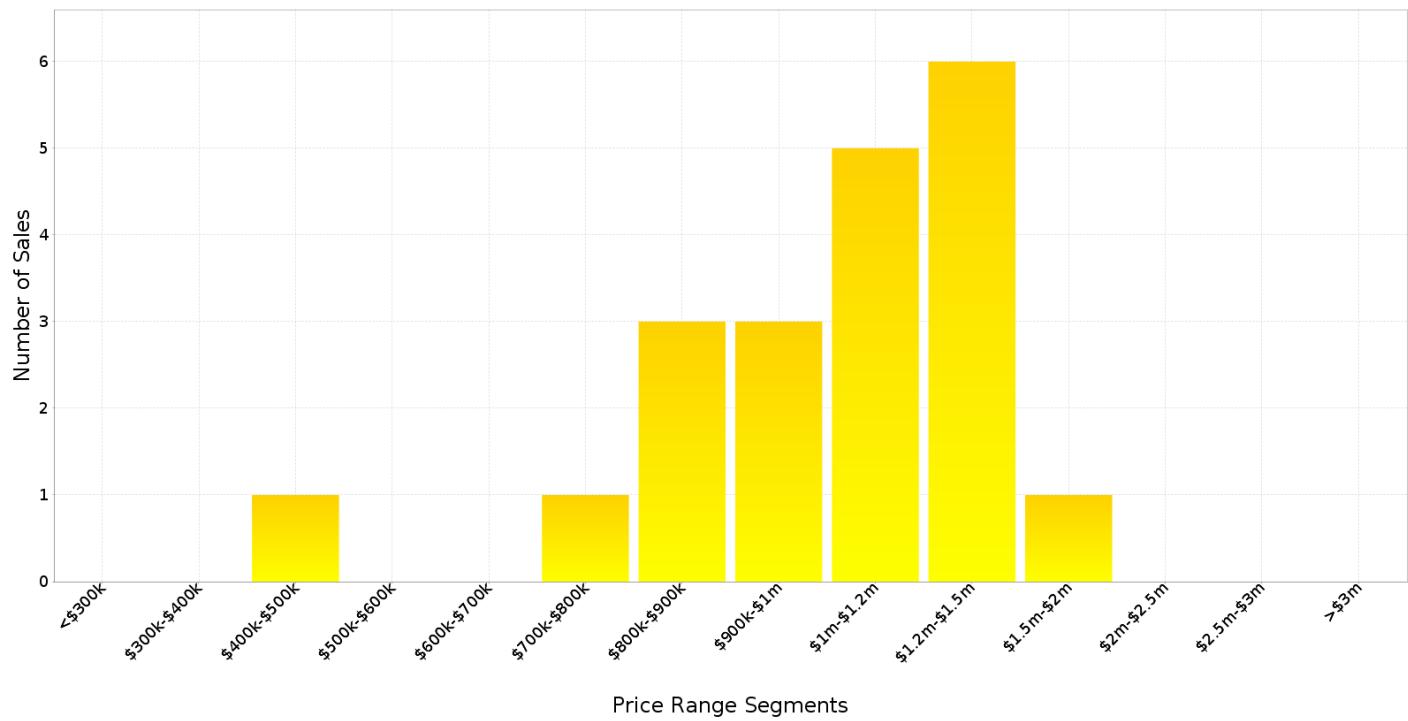
Based on 42 recorded House sales compared over the last two rolling 12 month periods



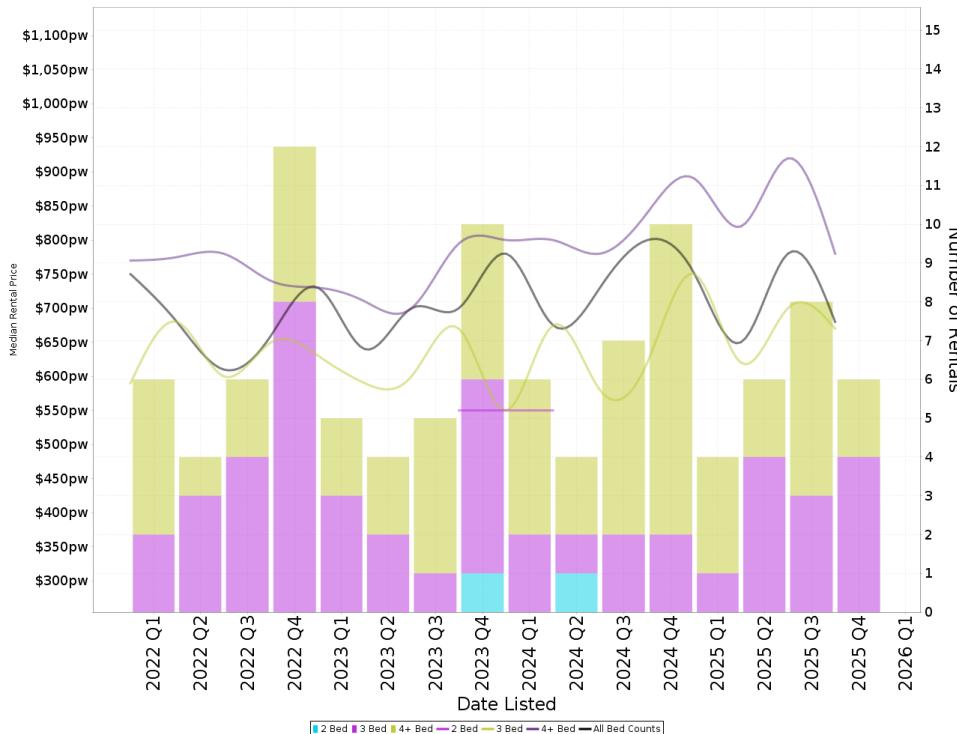
MCKELLAR - Peak Selling Periods (3 years)



MCKELLAR - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+0.5%

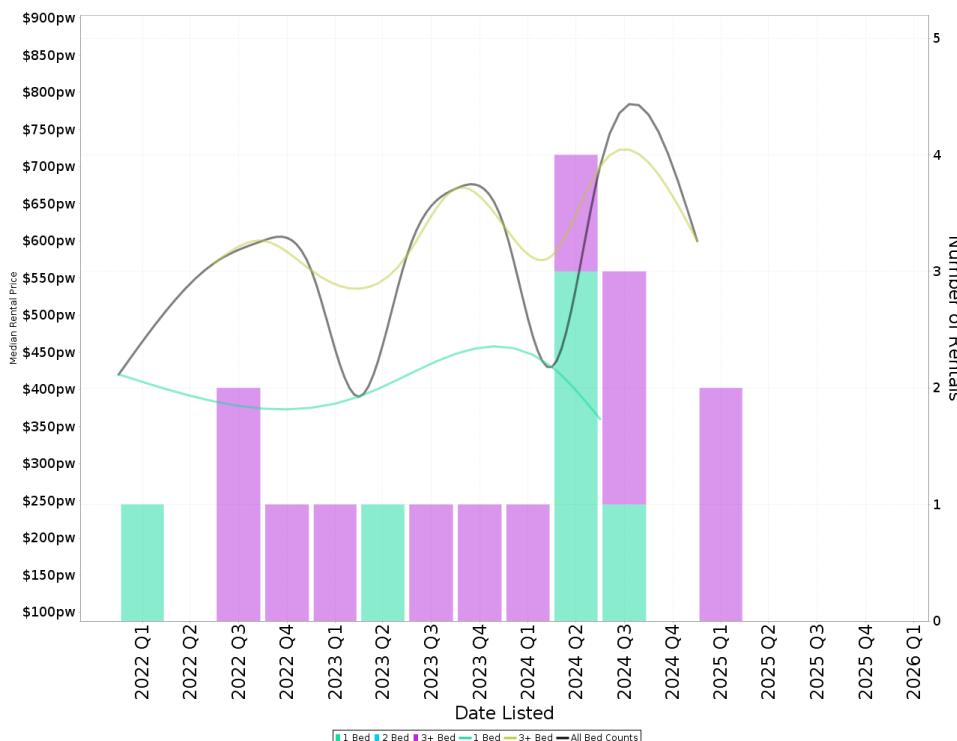
Current Median Price: \$1,080,000
 Previous Median Price: \$1,075,000
 Based on 42 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.6%

Current Median Price: \$1,080,000
 Current Median Rent: \$750
 Based on 24 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+20.4%

Current Median Price: \$842,500
 Previous Median Price: \$700,000
 Based on 8 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.7%

Current Median Price: \$842,500
 Current Median Rent: \$600
 Based on 2 registered Unit rentals compared over the last 12 months.

MCKELLAR - Recently Sold Properties

Median Sale Price

\$1.08m

Based on 20 recorded House sales within the last 12 months (2025)

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

Suburb Growth

+0.5%

Current Median Price: \$1,080,000
Previous Median Price: \$1,075,000

Based on 42 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

20

Based on recorded House sales within the 12 months (2025)

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

1 GARRETT PL



\$1,100,000

882 m² 4 2 2

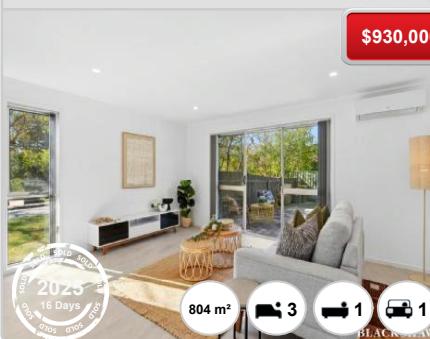
15 BEAN CRES



\$1,405,000

821 m² 5 4 3

40 VAGABOND CRES



\$930,000

804 m² 3 1 1

26 JEANNE YOUNG CCT



\$1,835,000

700 m² 5 3 3

11 GARRETT PL



\$960,000

894 m² 4 2 2

12 SLESSOR CRES



\$1,000,000

708 m² 4 2 2

3 HETHERINGTON CCT



\$1,065,000

789 m² 3 2 1

63 DUMAS ST



\$1,225,000

1,387 m² 4 3 2

17 HETHERINGTON CCT



\$870,000

811 m² 3 1 4

MCKELLAR - Properties For Rent

Median Rental Price

\$750 /w

Based on 24 recorded House rentals within the last 12 months (2025)

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

Rental Yield

+3.6%

Current Median Price: \$1,080,000
Current Median Rent: \$750

Based on 20 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 (2025)

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

