

RayWhite.

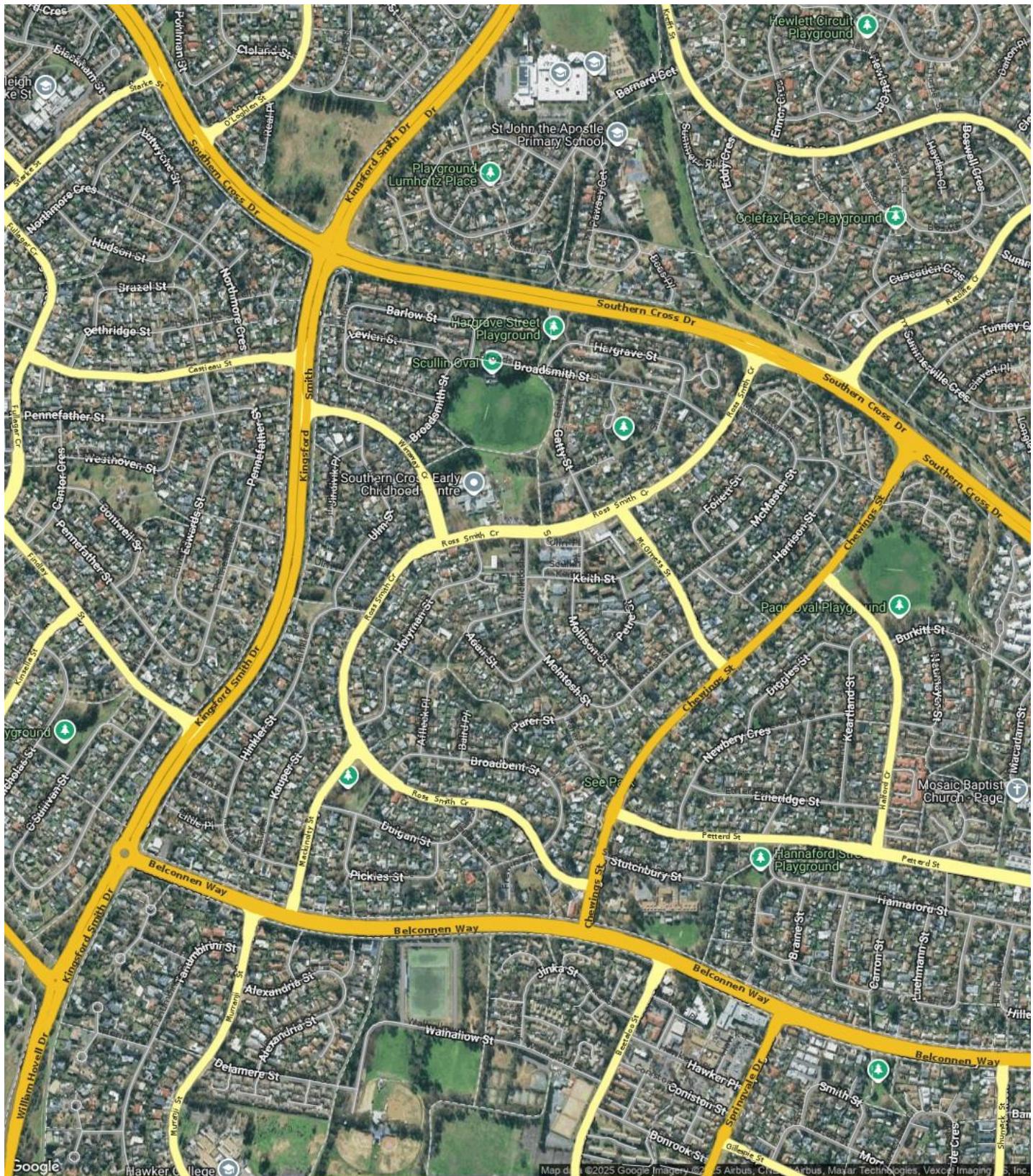
Suburb flyover report

SCULLIN (HOUSE)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA



SCULLIN - Suburb Map



SCULLIN - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2008	47	\$ 386,500	0.0 %	\$ 74,000	\$ 502,000
2009	33	\$ 402,000	4.0 %	\$ 14,000	\$ 607,000
2010	24	\$ 480,500	19.5 %	\$ 120,000	\$ 570,000
2011	31	\$ 442,500	-7.9 %	\$ 120,000	\$ 604,000
2012	33	\$ 442,000	-0.1 %	\$ 220,000	\$ 565,000
2013	36	\$ 455,000	2.9 %	\$ 180,000	\$ 637,000
2014	37	\$ 465,250	2.3 %	\$ 200,000	\$ 620,000
2015	42	\$ 482,000	3.6 %	\$ 377,000	\$ 605,000
2016	36	\$ 500,000	3.7 %	\$ 270,000	\$ 790,000
2017	45	\$ 565,000	13.0 %	\$ 240,000	\$ 860,000
2018	46	\$ 583,750	3.3 %	\$ 265,000	\$ 870,000
2019	32	\$ 601,500	3.0 %	\$ 237,500	\$ 860,000
2020	40	\$ 620,000	3.1 %	\$ 165,000	\$ 915,000
2021	40	\$ 829,250	33.8 %	\$ 389,000	\$ 1,250,000
2022	46	\$ 877,500	5.8 %	\$ 642,000	\$ 5,948,000
2023	27	\$ 823,000	-6.2 %	\$ 590,000	\$ 1,262,000
2024	29	\$ 901,000	9.5 %	\$ 600,000	\$ 1,250,000
2025	25	\$ 875,000	-2.9 %	\$ 700,000	\$ 1,120,000
2026	0				

Median Sale Price

\$875k

Based on 25 recorded House sales within the last 12 months (2025)

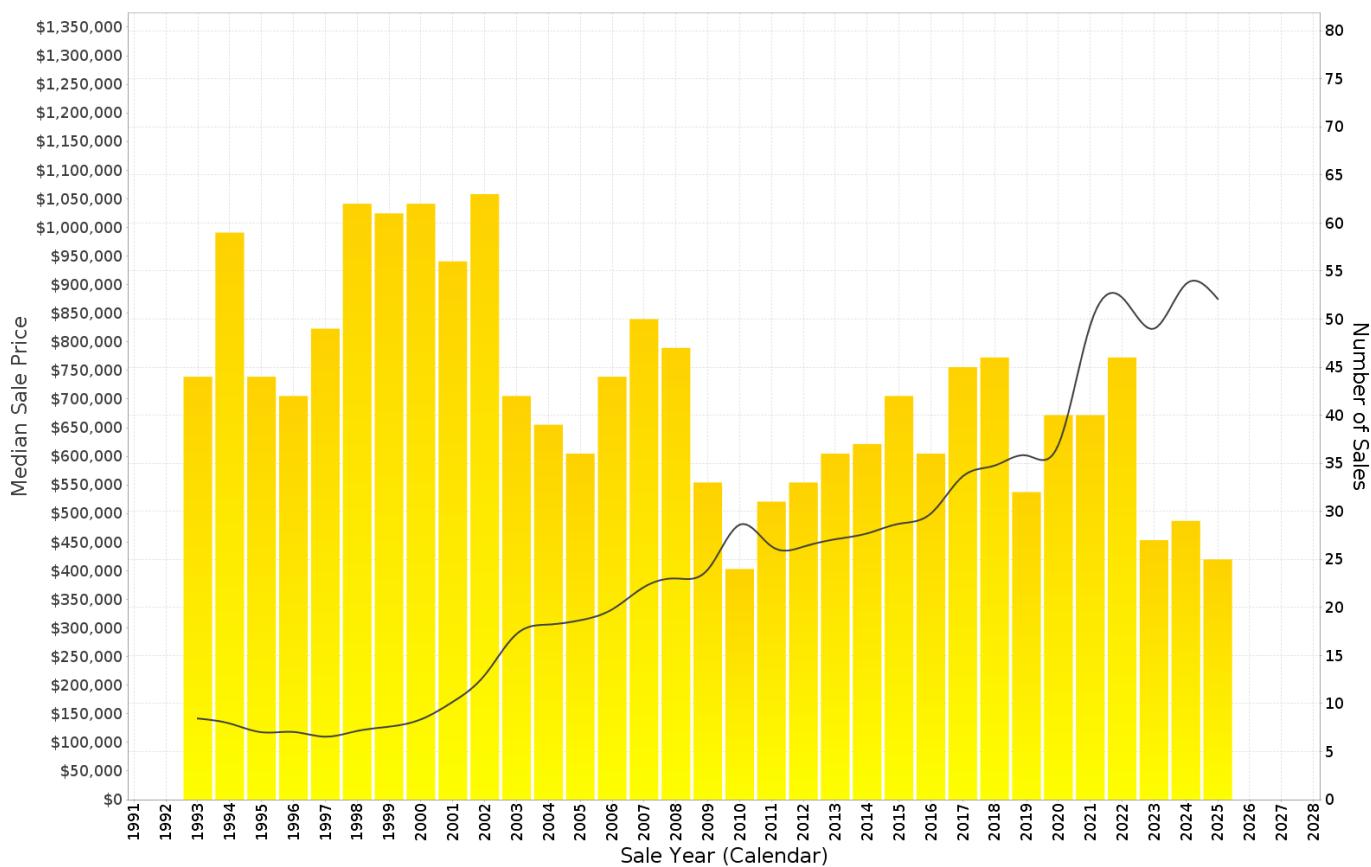
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

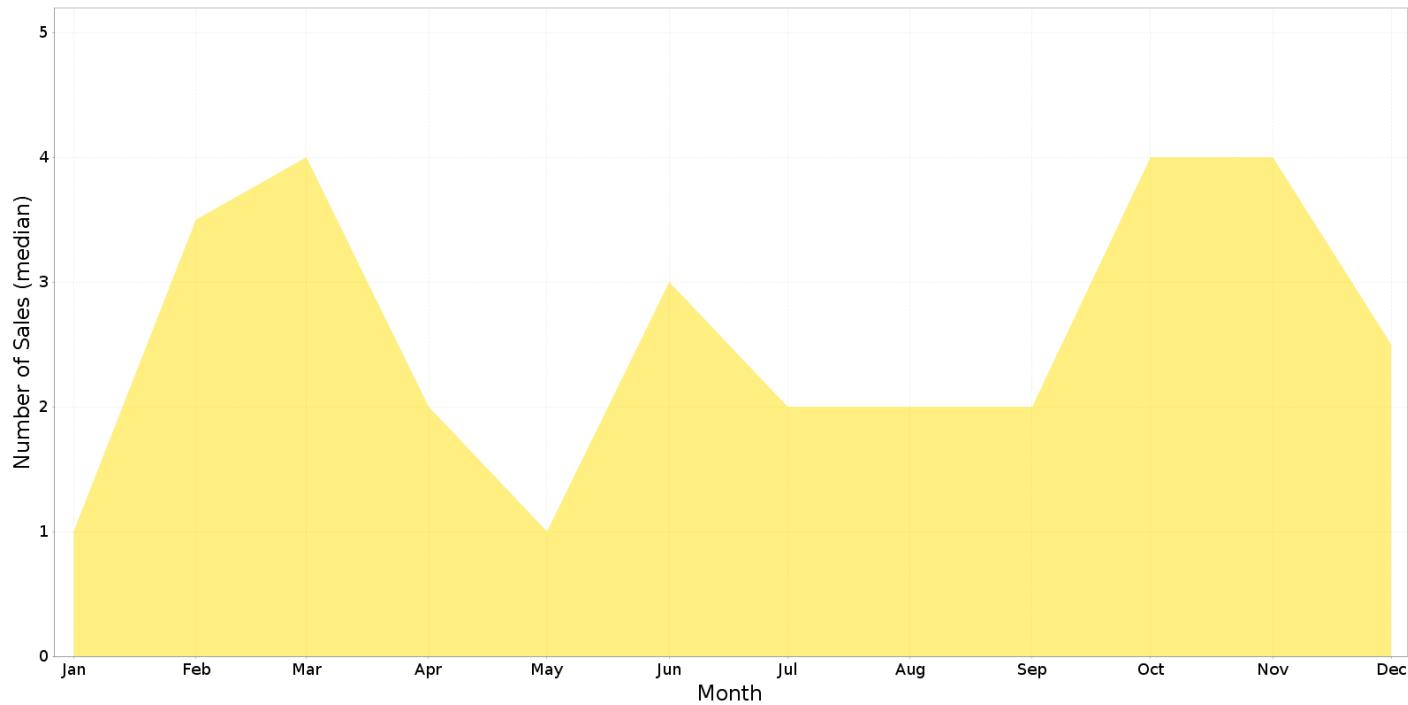
-2.9%

Current Median Price: \$875,000
Previous Median Price: \$901,000

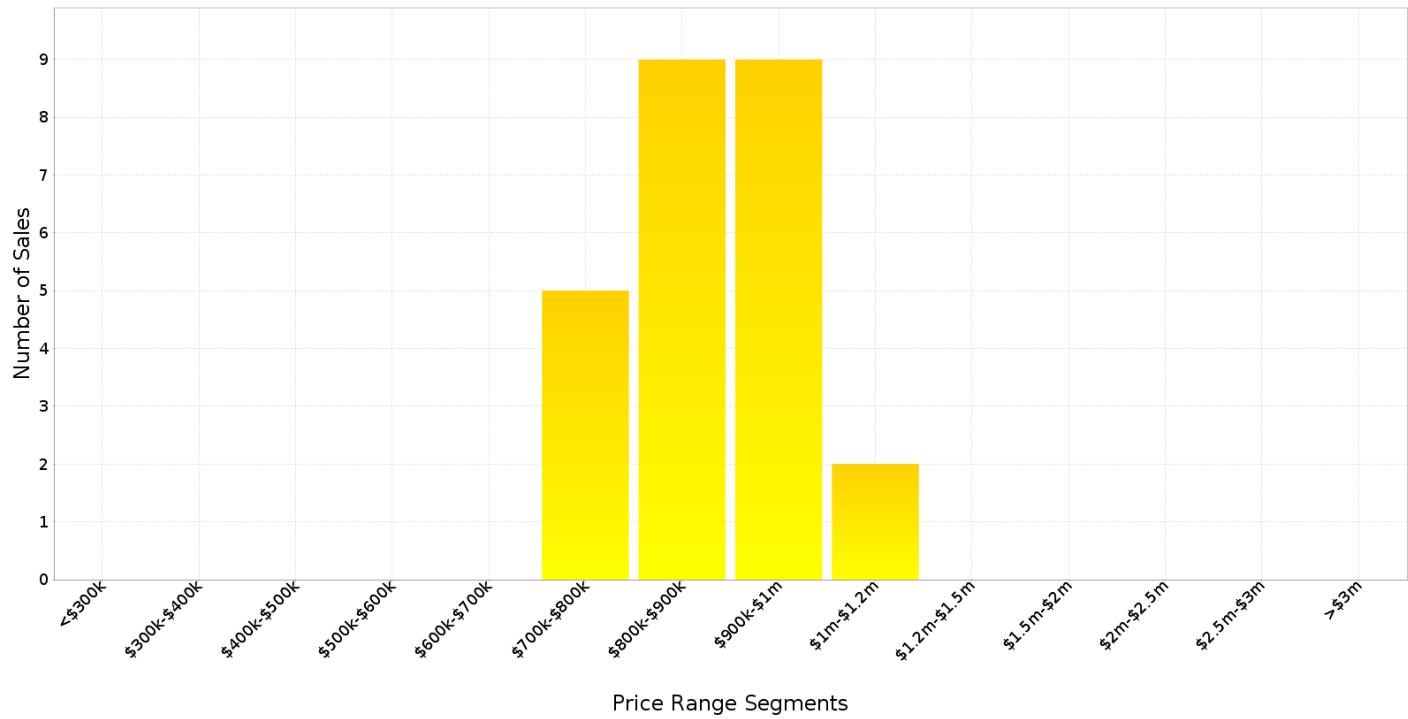
Based on 54 recorded House sales compared over the last two rolling 12 month periods



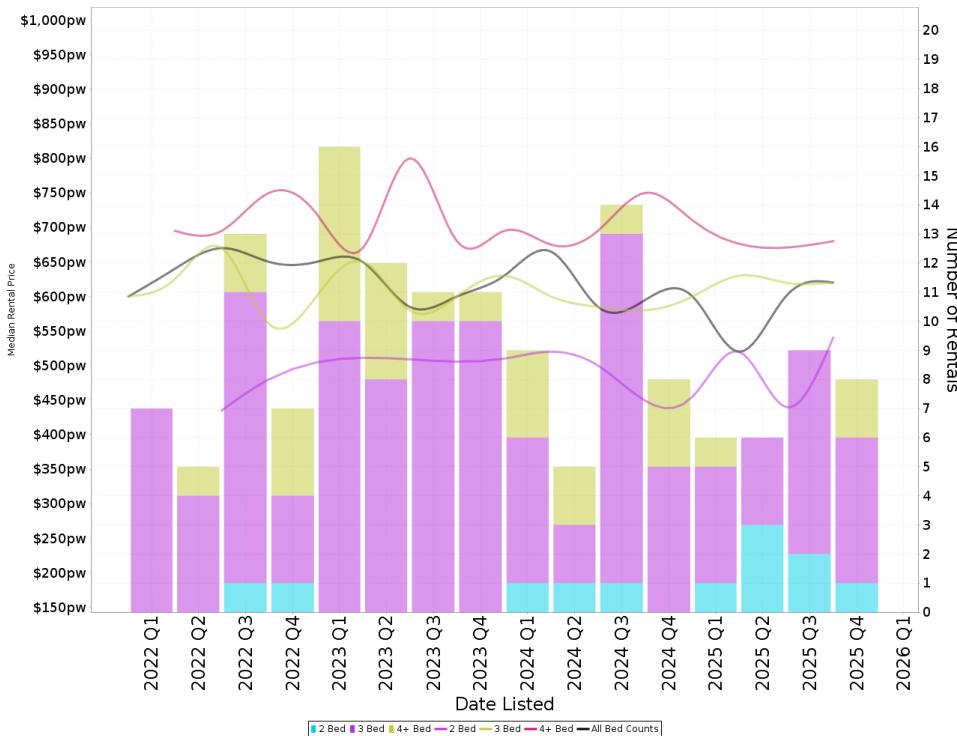
SCULLIN - Peak Selling Periods (3 years)



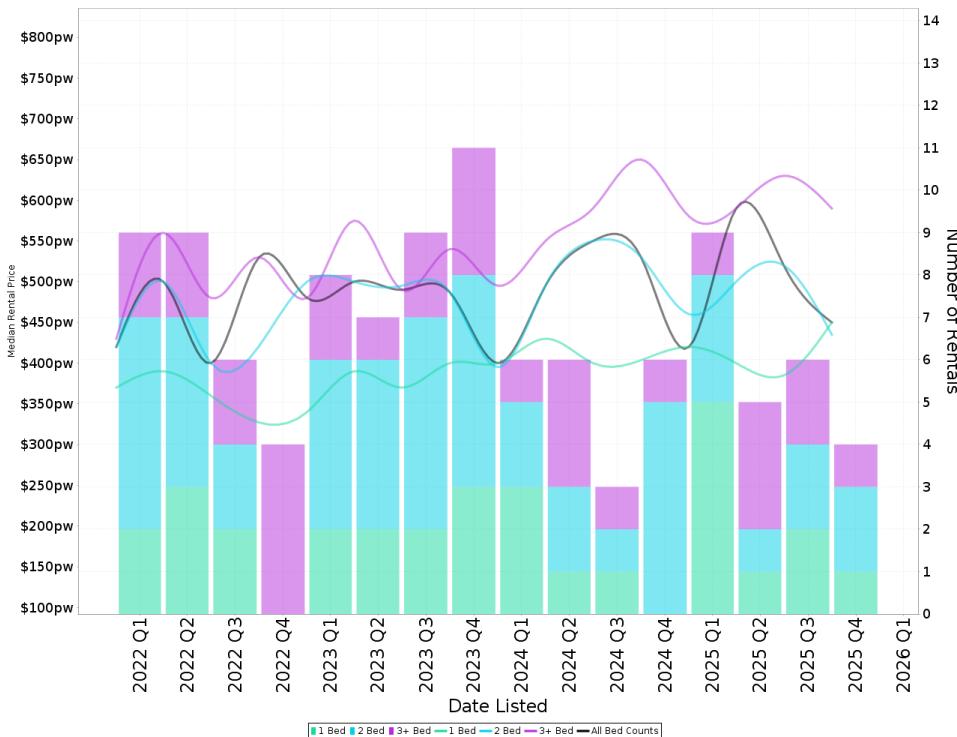
SCULLIN - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Median Weekly Rents (Units)



SCULLIN - Recently Sold Properties

Median Sale Price

\$875k

Based on 25 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

-2.9%

Current Median Price: \$875,000
Previous Median Price: \$901,000

Based on 54 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

25

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

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

34 BROADSMITH ST



\$760,000

493 m² 3 2 1

3 BROADSMITH ST



\$905,000

702 m² 3 1 1

20 MCGINNESS ST



\$865,000

905 m² 3 1 1

127 ROSS SMITH CRES



\$875,000

860 m² 3 1 1

16 MOLLISON ST



\$940,000

880 m² 3 2 1

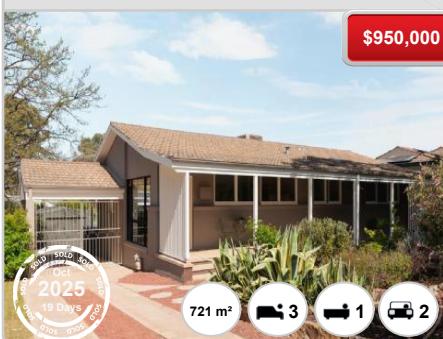
8 GATTY PL



\$840,000

810 m² 3 2 1

36 HINKLER ST



\$950,000

721 m² 3 1 2

57B HINKLER ST



\$880,000

3 2 2

21 MCMASTER ST



\$775,000

702 m² 3 1 1

42 HOLYMAN ST



7 DE GARIS PL



8 SHIERS PL



26 PARER PL



12 PICKLES ST



SCULLIN - Properties For Rent

Median Rental Price

\$615 /w

Based on 29 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

+3.7%

Current Median Price: \$875,000
Current Median Rent: \$615

Based on 25 recorded House sales and 29 House rentals compared over the last 12 months

Number of Rentals

29

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

5 SHIERS PLACE



AFFLECK PLACE



1 Affleck Place

