

**RayWhite.**

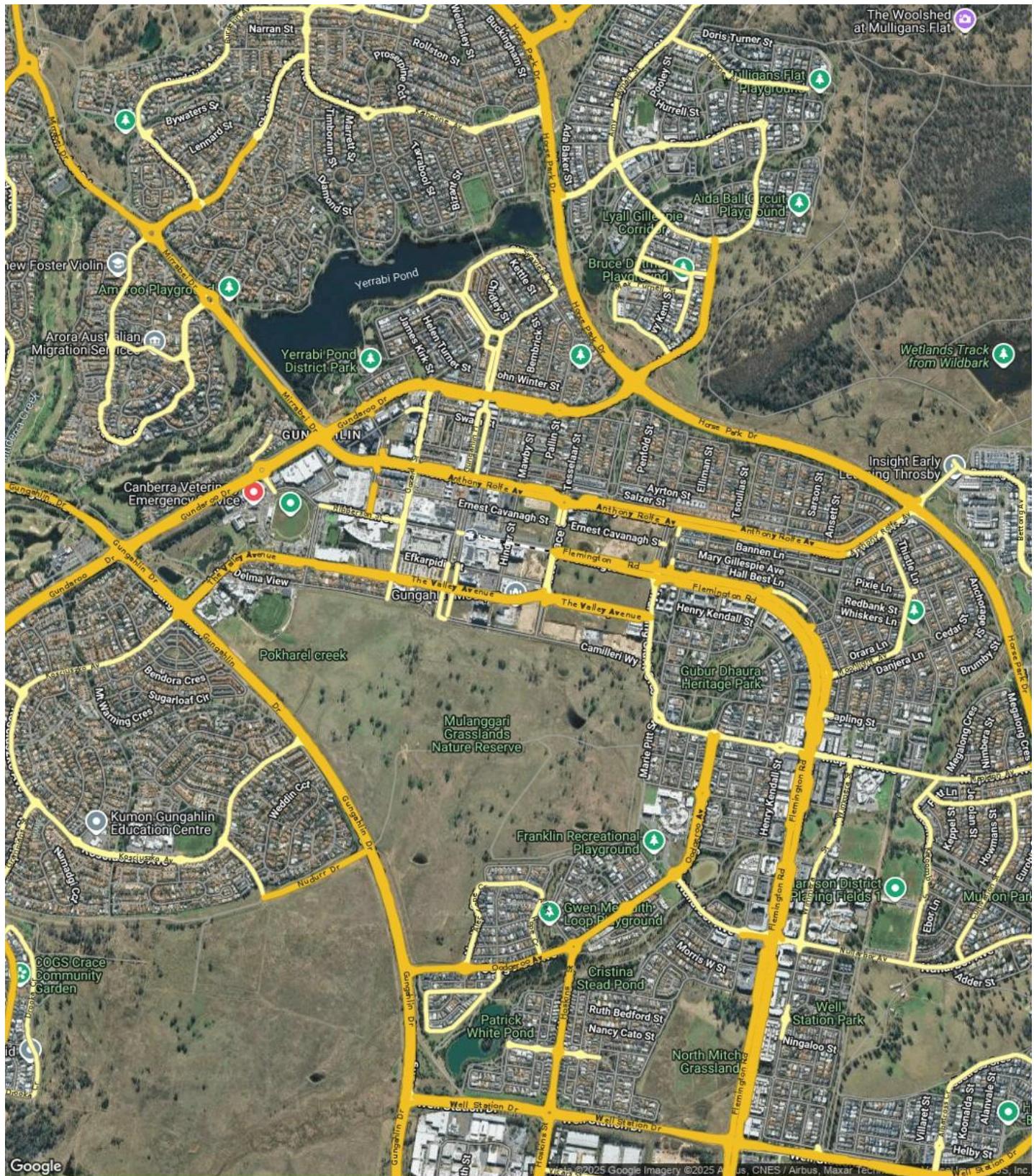
# Suburb flyover report

**GUNGAHLIN (UNIT)**

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA



# GUNGAHLIN - Suburb Map



# GUNGAHLIN - Sales Statistics (Units)

Year	# Sales	Median	Growth	Low	High
2008	41	\$ 323,000	0.0 %	\$ 170,000	\$ 487,500
2009	72	\$ 340,000	5.3 %	\$ 280,000	\$ 860,000
2010	54	\$ 318,900	-6.2 %	\$ 290,400	\$ 635,000
2011	59	\$ 335,000	5.0 %	\$ 150,000	\$ 3,159,000
2012	52	\$ 345,000	3.0 %	\$ 278,000	\$ 562,000
2013	54	\$ 353,075	2.3 %	\$ 285,000	\$ 800,000
2014	32	\$ 346,600	-1.8 %	\$ 140,000	\$ 1,509,200
2015	131	\$ 365,500	5.5 %	\$ 212,500	\$ 750,000
2016	209	\$ 374,900	2.6 %	\$ 26,000	\$ 1,425,000
2017	110	\$ 366,450	-2.3 %	\$ 251,412	\$ 4,509,959
2018	187	\$ 399,900	9.1 %	\$ 163,350	\$ 4,646,160
2019	144	\$ 399,950	0.0 %	\$ 225,500	\$ 4,009,403
2020	115	\$ 348,000	-13.0 %	\$ 237,500	\$ 929,344
2021	199	\$ 411,000	18.1 %	\$ 250,000	\$ 910,000
2022	295	\$ 440,895	7.3 %	\$ 39,000	\$ 1,880,000
2023	344	\$ 435,950	-1.1 %	\$ 260,000	\$ 990,000
2024	189	\$ 450,000	3.2 %	\$ 114,000	\$ 969,900
2025	171	\$ 482,900	7.3 %	\$ 200,000	\$ 5,450,000
2026	0				

## Median Sale Price

**\$483k**

Based on 171 recorded Unit sales within the last 12 months (2025)

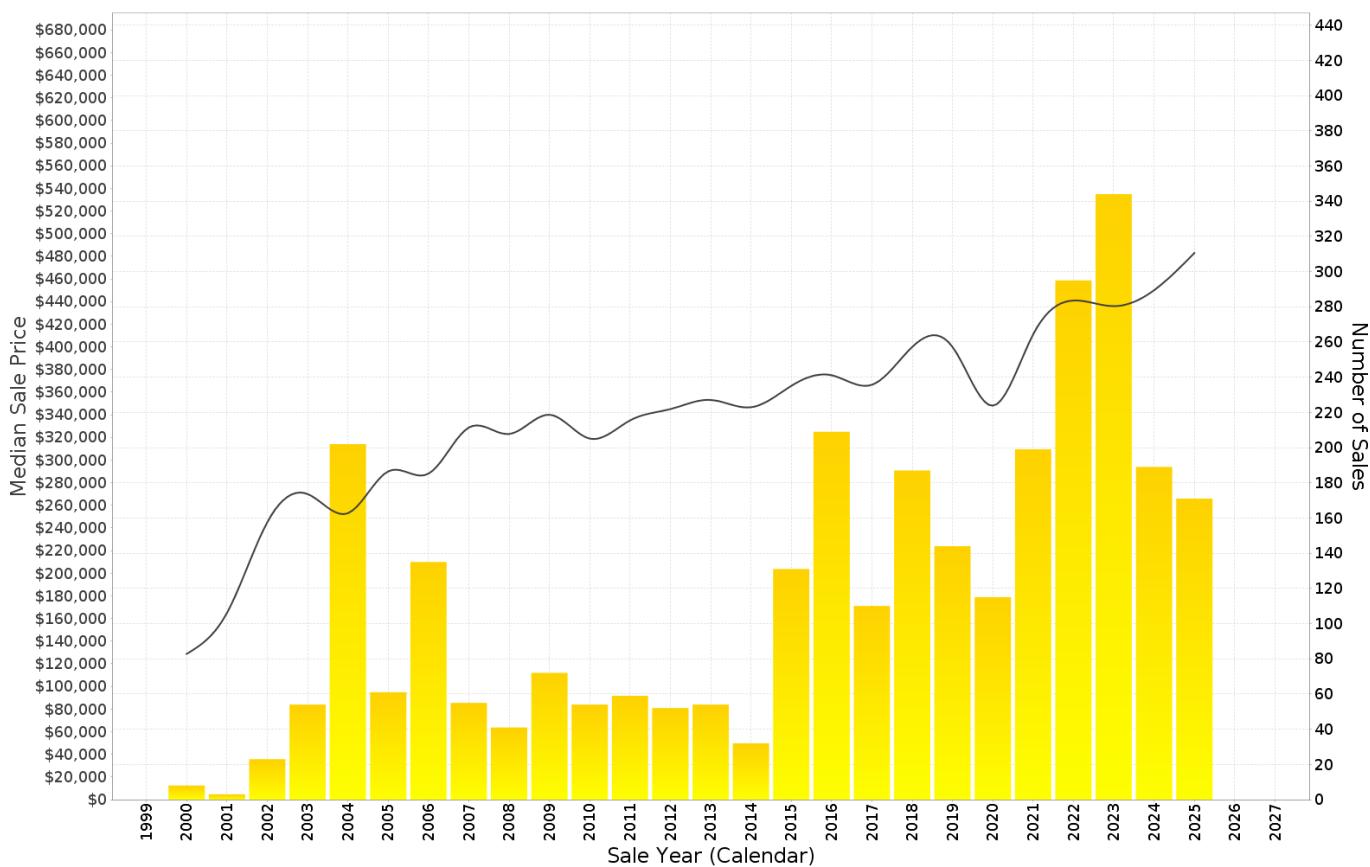
Based on a rolling 12 month period and may differ from calendar year statistics

## Suburb Growth

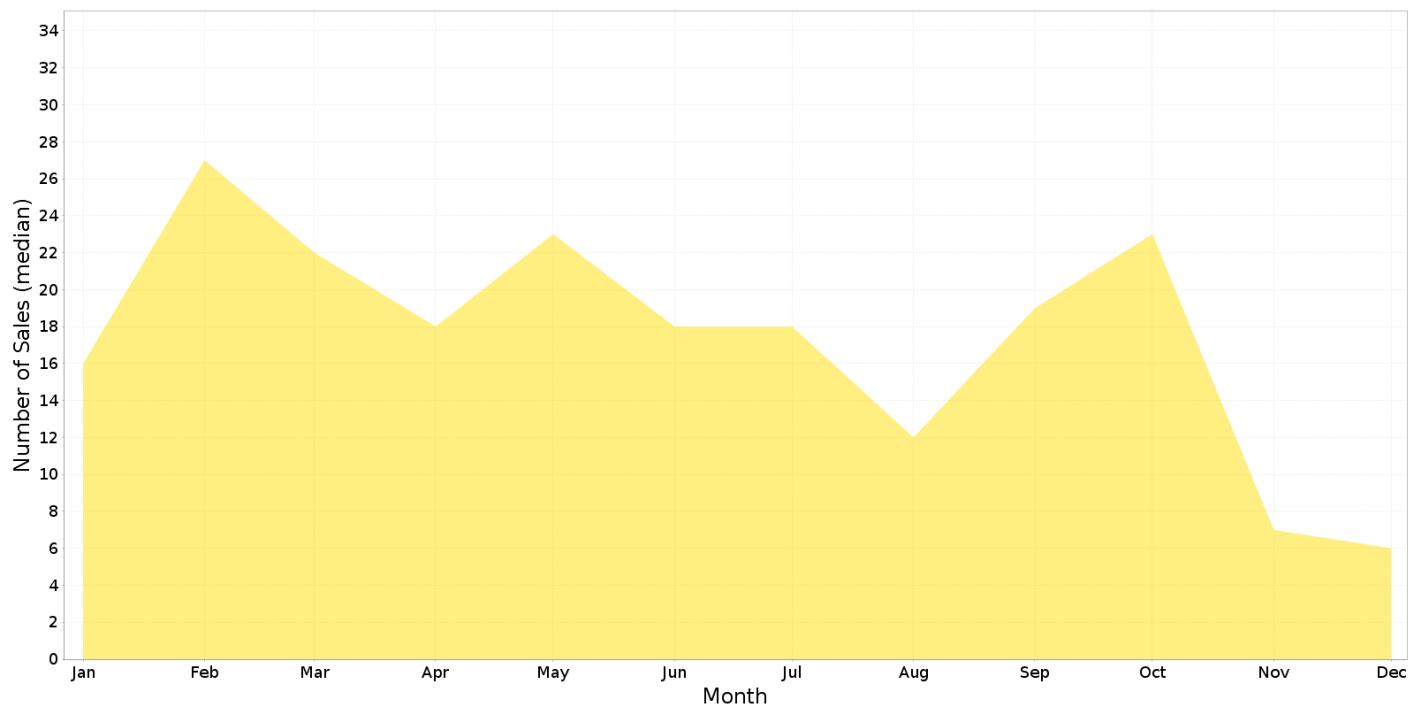
**+7.3%**

Current Median Price: \$482,900  
Previous Median Price: \$450,000

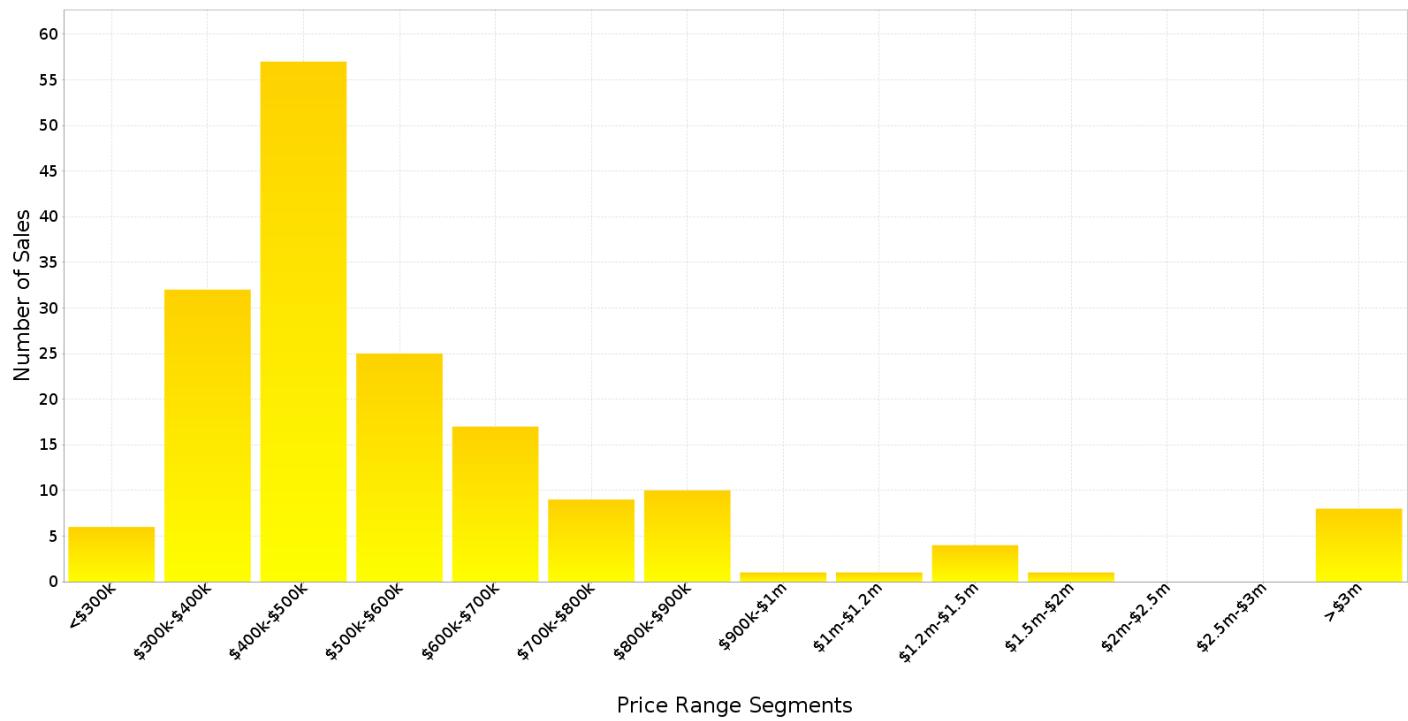
Based on 360 recorded Unit sales compared over the last two rolling 12 month periods



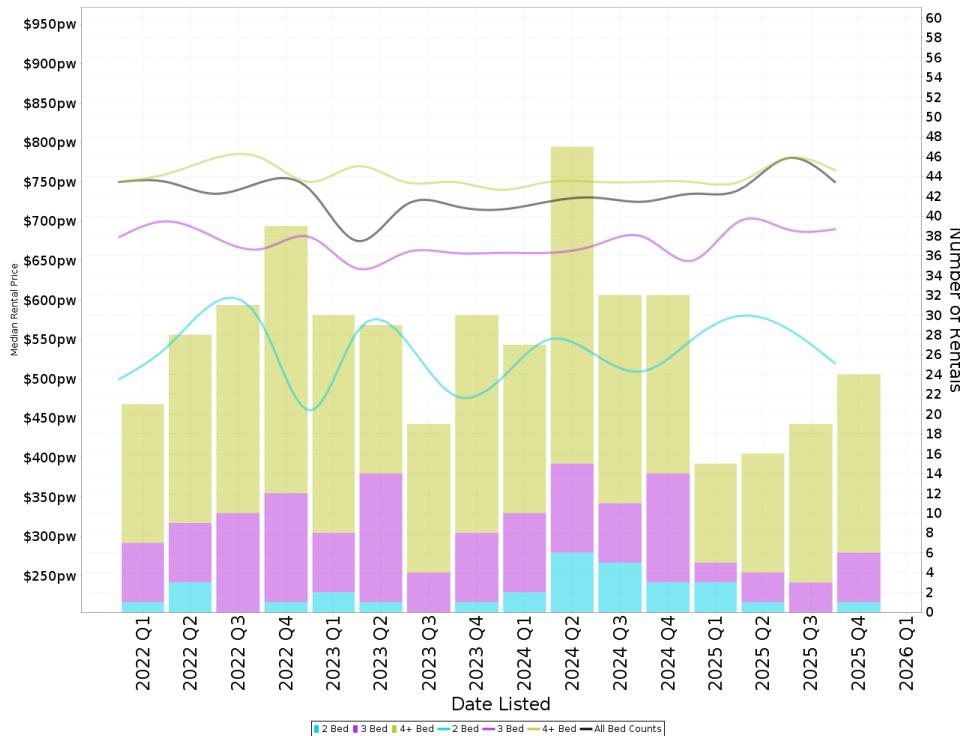
## GUNGAHLIN - Peak Selling Periods (3 years)



## GUNGAHLIN - Price Range Segments (12 months)



## Median Weekly Rents (Houses)



### Suburb Sale Price Growth

**-2.1%**

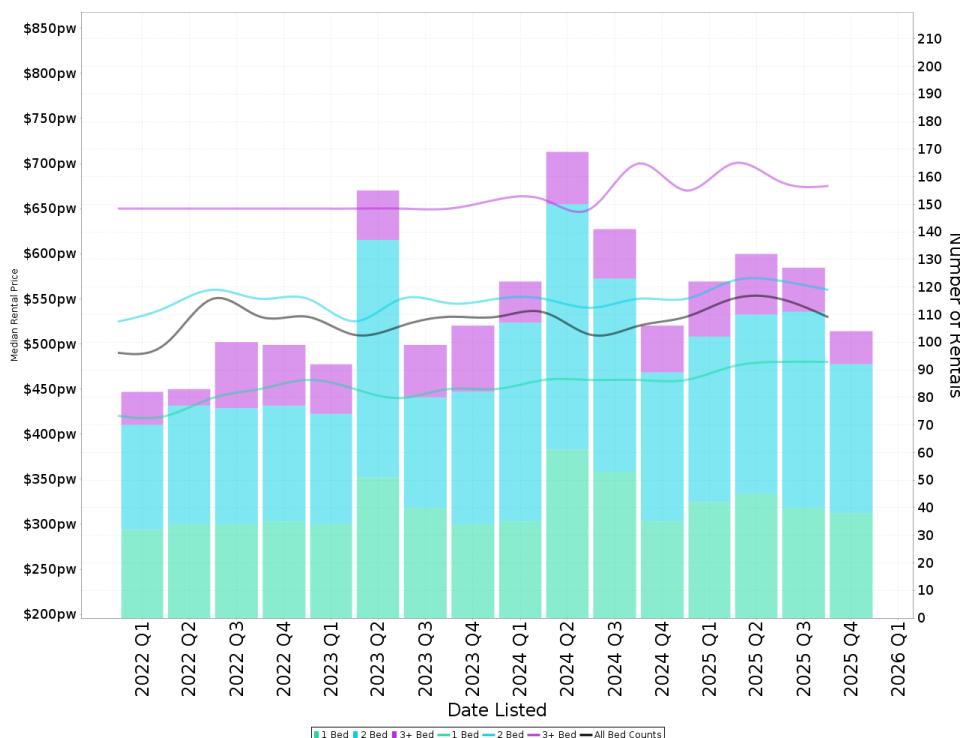
Current Median Price: \$950,000  
 Previous Median Price: \$970,000  
 Based on 105 registered House sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+4.1%**

Current Median Price: \$950,000  
 Current Median Rent: \$750  
 Based on 74 registered House rentals compared over the last 12 months.

## Median Weekly Rents (Units)



### Suburb Sale Price Growth

**+7.3%**

Current Median Price: \$482,900  
 Previous Median Price: \$450,000  
 Based on 360 registered Unit sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+5.9%**

Current Median Price: \$482,900  
 Current Median Rent: \$550  
 Based on 485 registered Unit rentals compared over the last 12 months.

# GUNGAHLIN - Recently Sold Properties

## Median Sale Price

# \$483k

Based on 171 recorded Unit sales within the last 12 months (2025)

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

## Suburb Growth

# +7.3%

Current Median Price: \$482,900  
Previous Median Price: \$450,000

Based on 360 recorded Unit sales compared over the last two rolling 12 month periods

## # Sold Properties

# 171

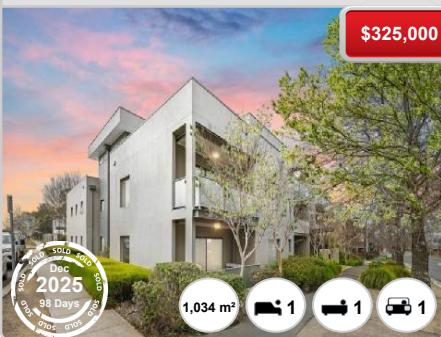
Based on recorded Unit sales within the 12 months (2025)

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

413/100 SWAIN ST



6/90 GOZZARD ST



7G/87 GOZZARD ST



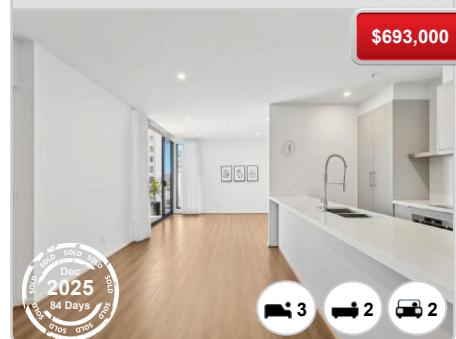
106/1 ANTHONY ROLFE AVE



252/1 ANTHONY ROLFE AVE



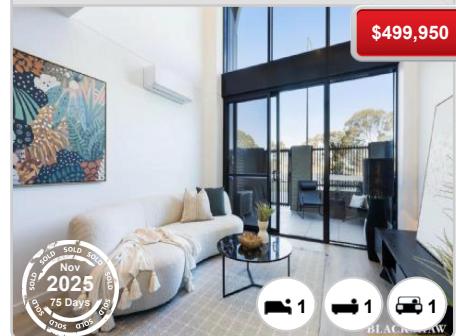
704/6 GRIBBLE ST



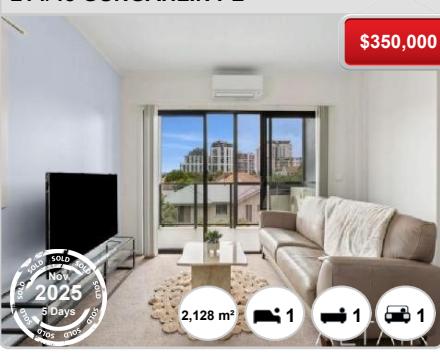
38/2 HINDER ST



BUILDING NUE, 21G/61 CAMILLERI WAY



**214/48 GUNGAHLIN PL**

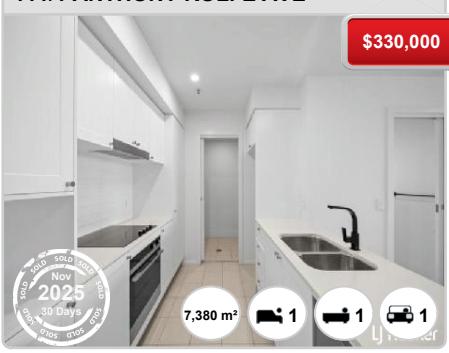


**\$350,000**

Nov 2025 5 Days

2,128 m<sup>2</sup> 1 1 1

**111/1 ANTHONY ROLFE AVE**

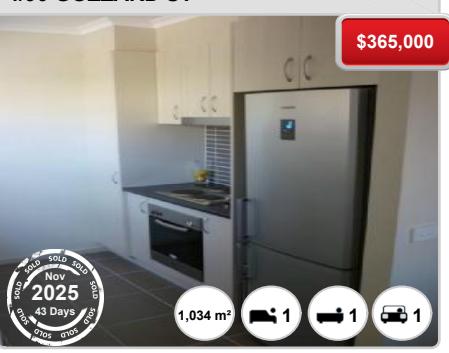


**\$330,000**

Nov 2025 30 Days

7,380 m<sup>2</sup> 1 1 1

**4/90 GOZZARD ST**



**\$365,000**

Nov 2025 43 Days

1,034 m<sup>2</sup> 1 1 1

**130/67 CAMILLERI WY**



**\$620,000**

Nov 2025 N/A

1.73 ha 1 1 1

**BUILDING NUE, 119/61 CAMILLERI WAY**



**\$620,000**

Nov 2025 39 Days

1.73 ha 3 2 2

**178/67 CAMILLERI WY**



**\$430,000**

Nov 2025 N/A

1.73 ha 1 1 1

**BUILDING NUE, 316/61 CAMILLERI WAY**

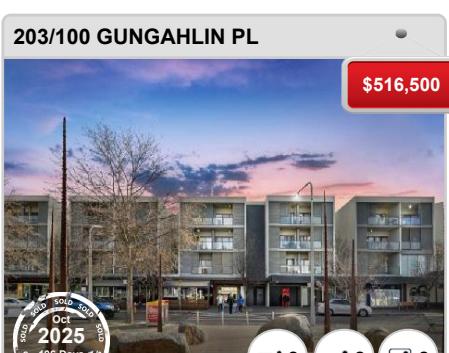


**\$1,340,000**

Oct 2025 N/A

1.73 ha 1 1 1

**203/100 GUNGAHLIN PL**



**\$516,500**

Oct 2025 106 Days

2 2 2

**59/350 GUNDAROO ST**



**\$230,000**

Oct 2025 46 Days

2,769 m<sup>2</sup> 1 1 1

**134/67 CAMILLERI WY**

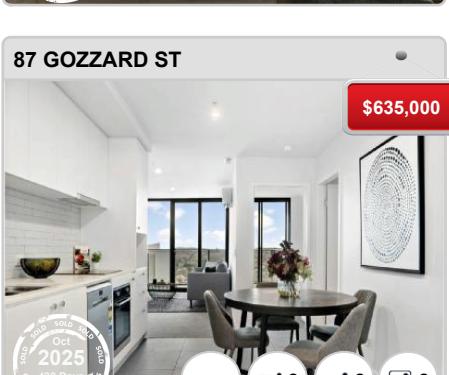


**\$520,000**

Oct 2025 N/A

1.73 ha 1 1 1

**87 GOZZARD ST**



**\$635,000**

Oct 2025 432 Days

3,333 m<sup>2</sup> 2 2 2

**8/20 TEA GDNS**



**\$820,000**

Oct 2025 12 Days

3,363 m<sup>2</sup> 3 2 2

# GUNGAHLIN - Properties For Rent

## Median Rental Price

# \$550 /w

Based on 485 recorded Unit rentals within the last 12 months (2025)

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

## Rental Yield

# +5.9%

Current Median Price: \$482,900  
Current Median Rent: \$550

Based on 171 recorded Unit sales and 485 Unit rentals compared over the last 12 months

## Number of Rentals

# 485

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

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

503/6 Gribble Street

\$530



357/1 Anthony Rolfe Avenue

\$600 pw



1101/2 GRIBBLE STREET

\$550 per week



258/1 ANTHONY ROLFE AVENUE

\$540 per week



76/70 EFKARPIDIS STREET

\$520 per week



76/70 Efkarpidis St

\$520 per week



63/77 GOZZARD STREET

\$500 per week



111/1 ANTHONY ROLFE AVENUE

\$490 per week



G06/87- Gozzard Street

\$420 per week



**G06/87 GOZZARD STREET**



**\$420 per week**

FOR RENT FOR SALE 2025 19 Days

3,334 m<sup>2</sup> 1 1 -

**18 AYRTON STREET**



**\$675 per week**

FOR RENT FOR SALE 2025 20 Days

298 m<sup>2</sup> 3 2 2

**368/1 ANTHONY ROLFE AVENUE**



**\$600 per week**

FOR RENT FOR SALE 2025 21 Days

7,380 m<sup>2</sup> 2 3 1

**618/90 Swain Street**



**\$600 pw**

FOR RENT FOR SALE 2025 1 Days

3,333 m<sup>2</sup> 2 2 2

**181 Anthony Rolfe Avenue**



**\$640 pw**

FOR RENT FOR SALE 2025 22 Days

282 m<sup>2</sup> 3 2 2

**94A MARY GILLESPIE AVENUE**



**\$700 per week**

FOR RENT FOR SALE 2025 24 Days

377 m<sup>2</sup> 3 2 2

**7/35 ANTHONY ROLFE AVENUE**



**\$600 per week**

FOR RENT FOR SALE 2025 25 Days

871 m<sup>2</sup> 2 2 1

**100/70 EFKARPIDIS STREET**

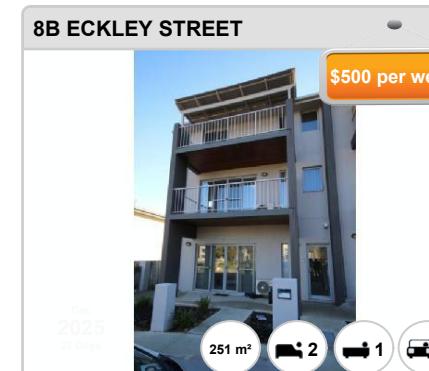


**\$510 per week**

FOR RENT FOR SALE 2025 27 Days

3,197 m<sup>2</sup> 1 1 1

**8B ECKLEY STREET**



**\$500 per week**

FOR RENT FOR SALE 2025 28 Days

251 m<sup>2</sup> 2 1 2

**401/90 SWAIN STREET**

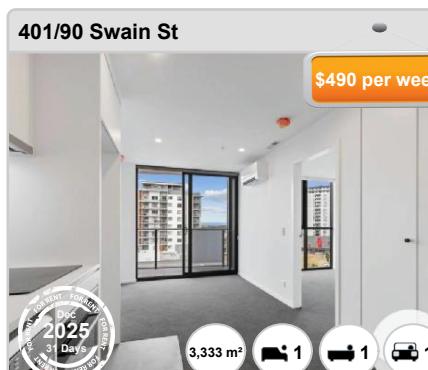


**\$490 per week**

FOR RENT FOR SALE 2025 31 Days

3,333 m<sup>2</sup> 1 1 1

**401/90 Swain St**



**\$490 per week**

FOR RENT FOR SALE 2025 31 Days

3,333 m<sup>2</sup> 1 1 1

**603/6 Gribble Street**



**\$535 per week**

FOR RENT FOR SALE 2025 33 Days

2,163 m<sup>2</sup> 2 1 1