

# Suburb flyover report

MONCRIEFF (HOUSE)

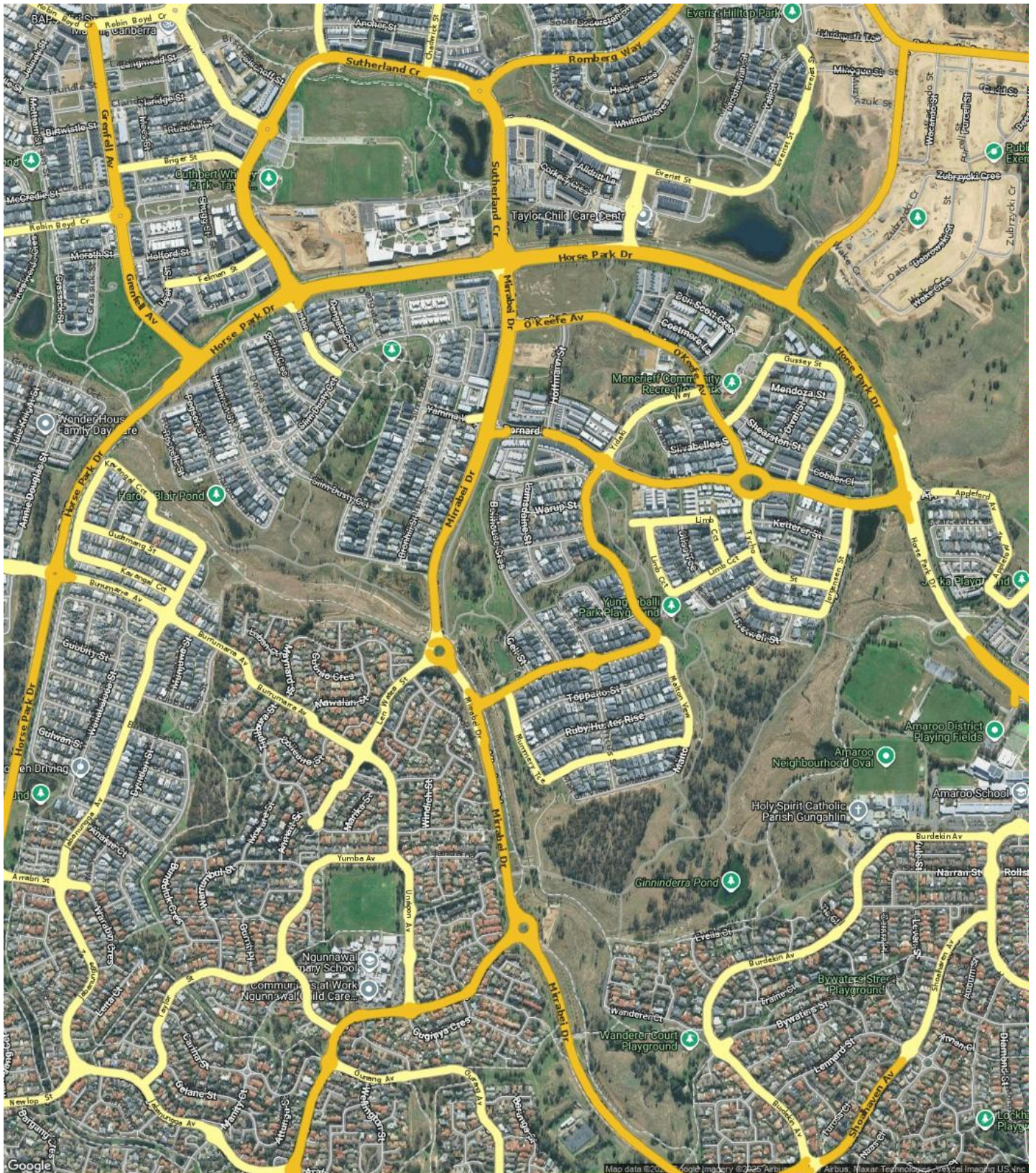
PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

**RayWhite.**





# MONCRIEFF - Suburb Map



Prepared on 05/01/2026 by Customer Care VA , +61 (02) 6173 6300 at Ray White Canberra. © Property Data Solutions Pty Ltd 2026 (pricfinder.com.au)

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MONCRIEFF - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2014	1	\$ 217,000	0.0 %	\$ 217,000	\$ 217,000
2015	1	\$ 380,000	75.1 %	\$ 380,000	\$ 380,000
2016	69	\$ 382,000	0.5 %	\$ 250,000	\$ 1,524,000
2017	119	\$ 630,000	64.9 %	\$ 222,850	\$ 932,000
2018	64	\$ 752,500	19.4 %	\$ 233,000	\$ 935,000
2019	69	\$ 720,000	-4.3 %	\$ 305,000	\$ 1,010,000
2020	76	\$ 764,000	6.1 %	\$ 410,000	\$ 1,220,000
2021	82	\$ 899,500	17.7 %	\$ 300,000	\$ 1,580,000
2022	52	\$ 1,060,000	17.8 %	\$ 340,000	\$ 10,999,000
2023	52	\$ 1,070,000	0.9 %	\$ 455,000	\$ 1,850,000
2024	53	\$ 1,005,000	-6.1 %	\$ 658,000	\$ 1,600,000
2025	35	\$ 1,090,000	8.5 %	\$ 370,000	\$ 1,705,000
2026	0				

Median Sale Price

\$1.09m

Based on 35 recorded House sales within the last 12 months (2025)

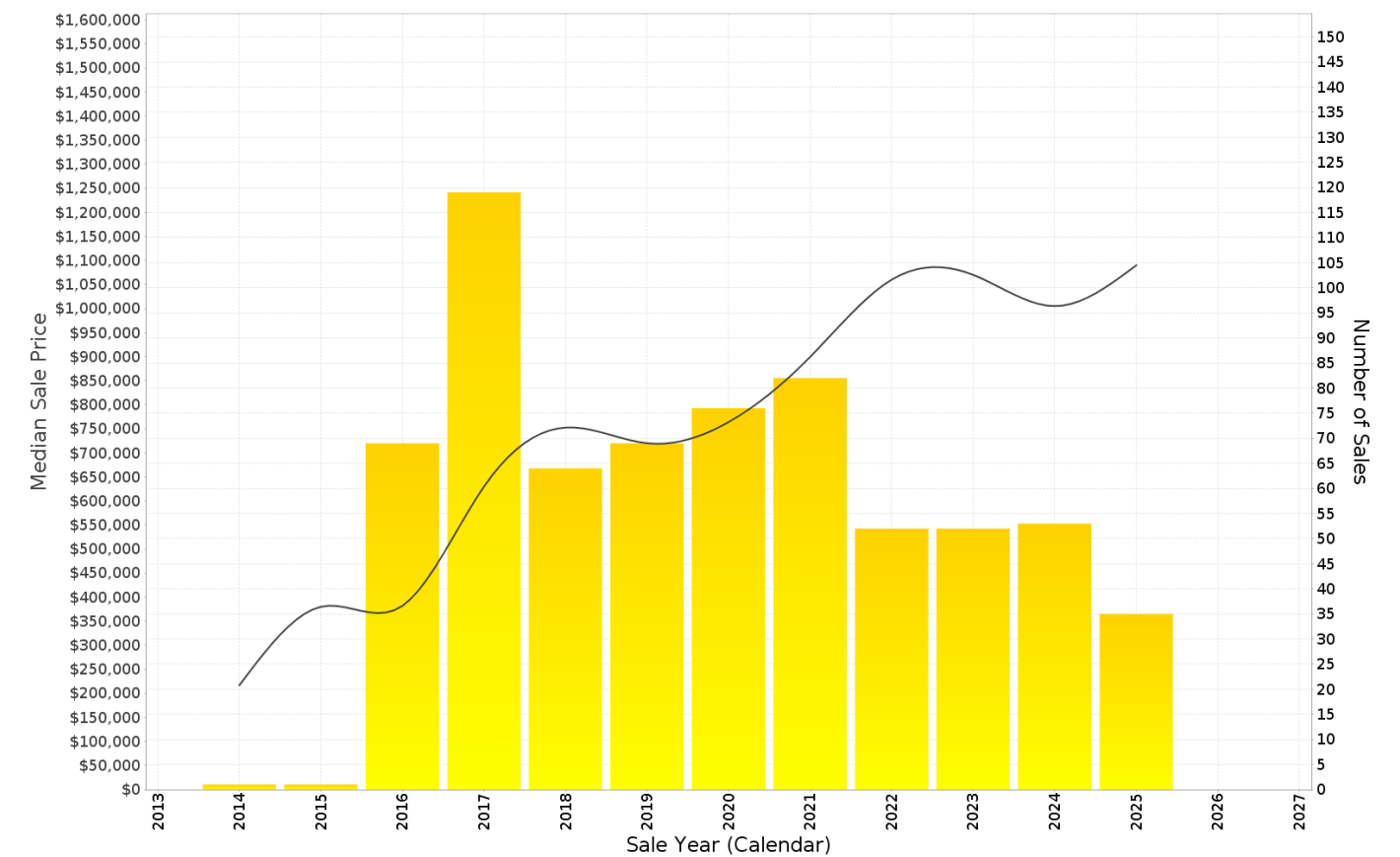
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

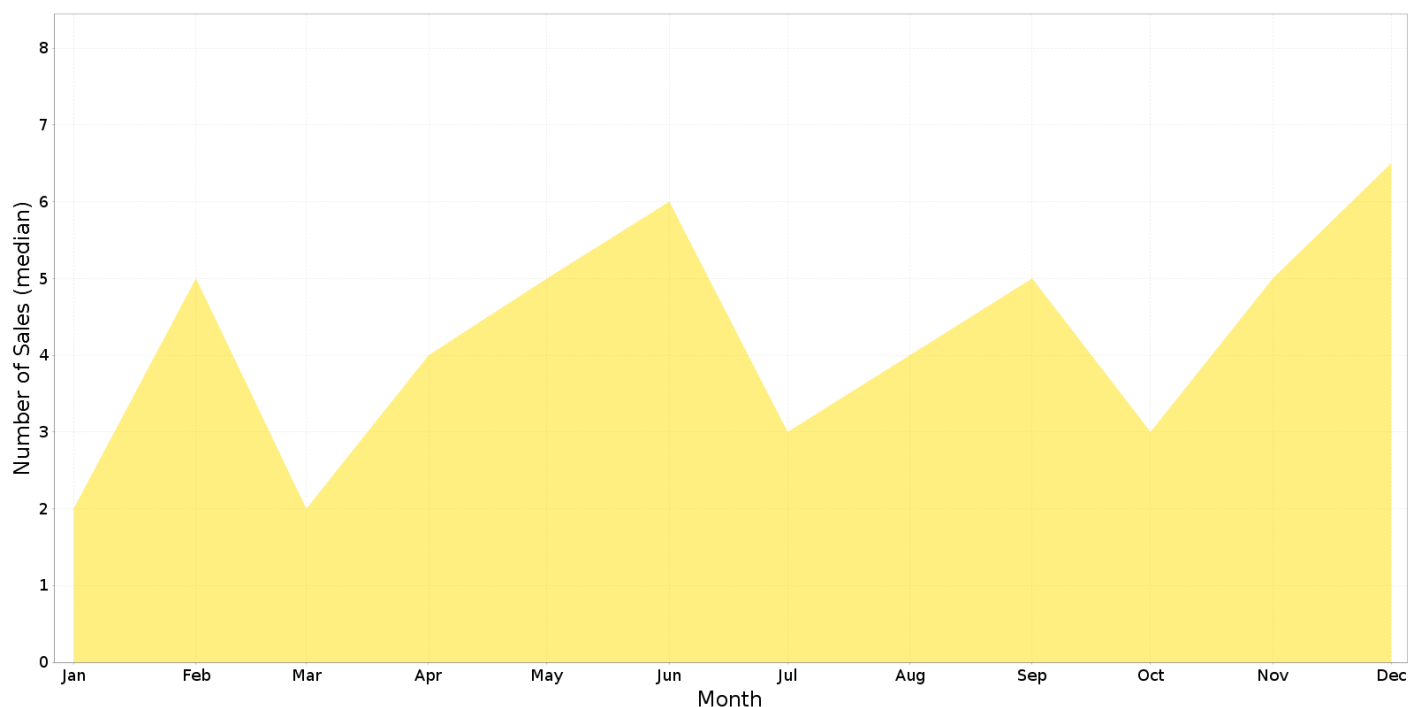
+8.5%

Current Median Price: \$1,090,000  
Previous Median Price: \$1,005,000

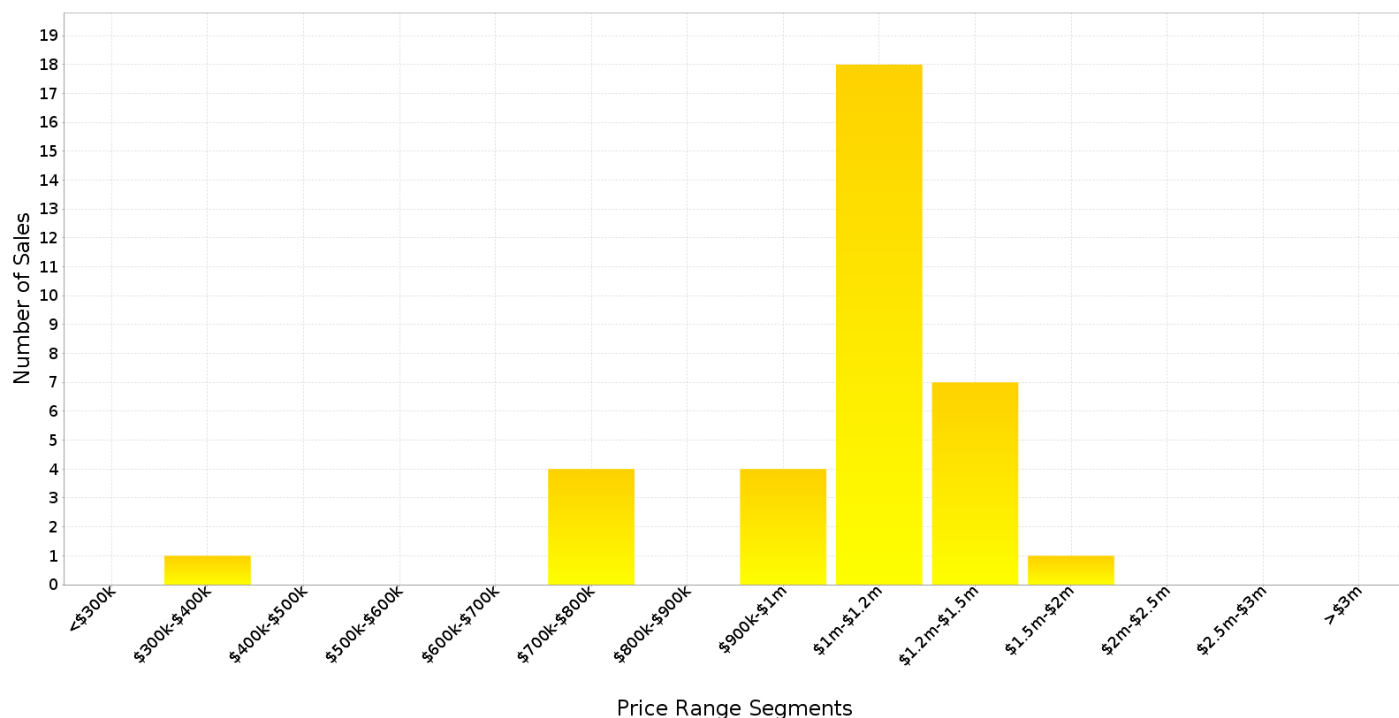
Based on 88 recorded House sales compared over the last two rolling 12 month periods



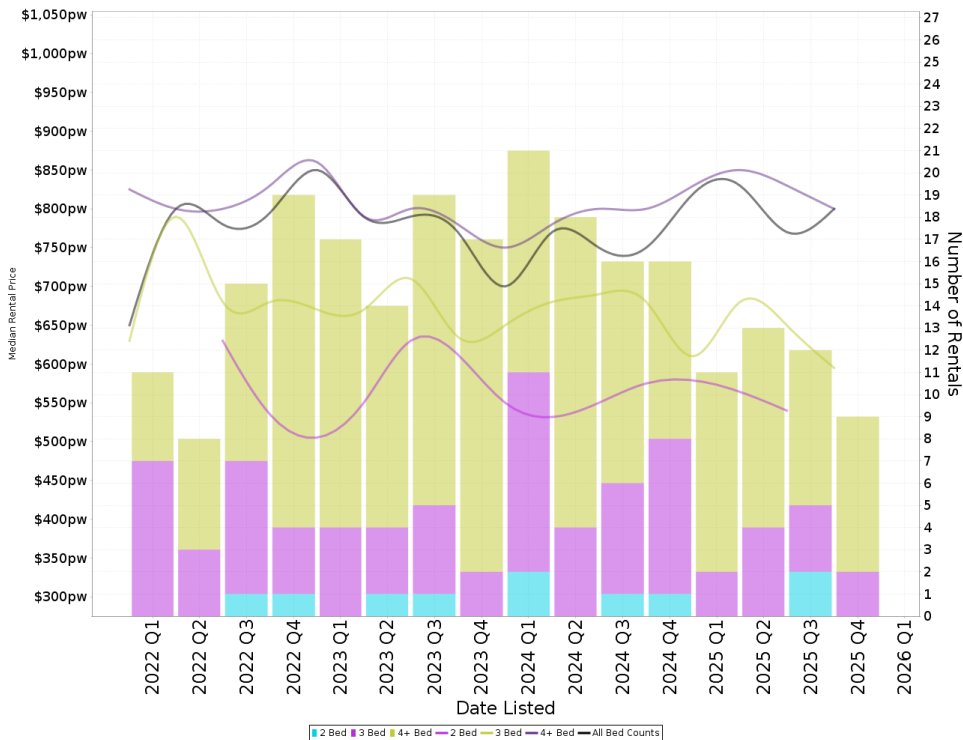
## MONCRIEFF - Peak Selling Periods (3 years)



## MONCRIEFF - Price Range Segments (12 months)



## Median Weekly Rents (Houses)



### Suburb Sale Price Growth

**+8.5%**

**Current Median Price: \$1,090,000**  
**Previous Median Price: \$1,005,000**

Based on 88 registered House sales compared over the last two rolling 12 month periods.

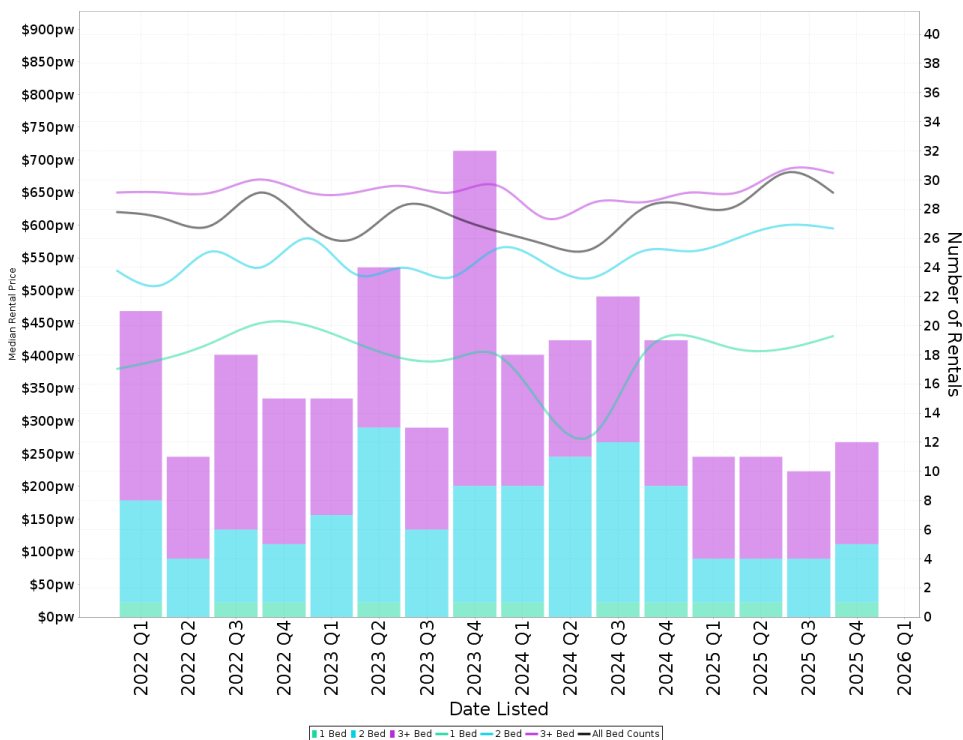
### Suburb Rental Yield

**+3.9%**

**Current Median Price: \$1,090,000**  
**Current Median Rent: \$820**

Based on 45 registered House rentals compared over the last 12 months.

## Median Weekly Rents (Units)



### Suburb Sale Price Growth

**+1.1%**

**Current Median Price: \$680,000**  
**Previous Median Price: \$672,500**

Based on 100 registered Unit sales compared over the last two rolling 12 month periods.

### Suburb Rental Yield

**+4.8%**

**Current Median Price: \$680,000**  
**Current Median Rent: \$630**

Based on 44 registered Unit rentals compared over the last 12 months.

# MONCRIEFF - Recently Sold Properties

Median Sale Price

**\$1.09m**

Based on 35 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

**+8.5%**

Current Median Price: \$1,090,000  
Previous Median Price: \$1,005,000

Based on 88 recorded House sales compared over the last two rolling 12 month periods

# Sold Properties

**35**

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

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

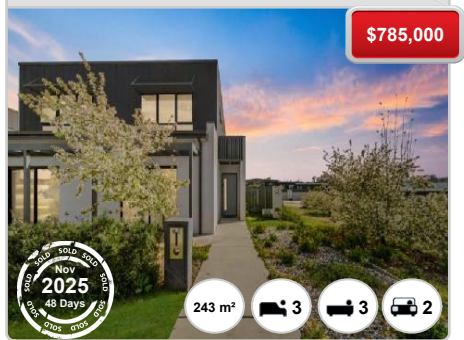
1 BON SCOTT CRES



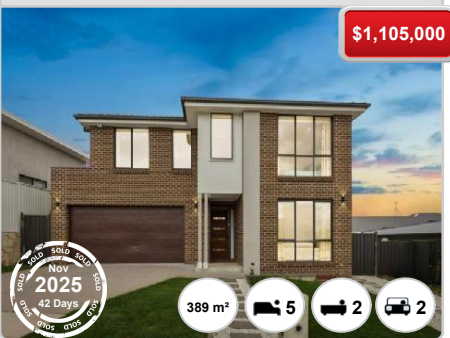
72 BRONHILL ST



87 LIMB CCT



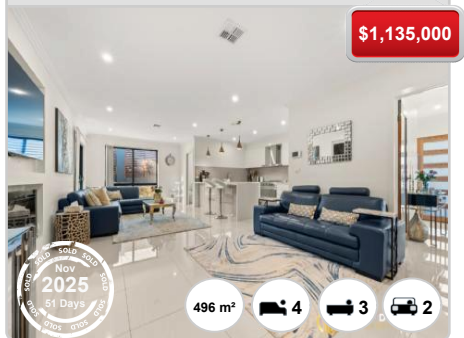
14 LIMB CCT



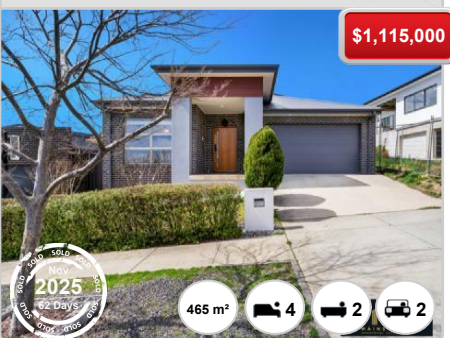
34 TOPPANO ST



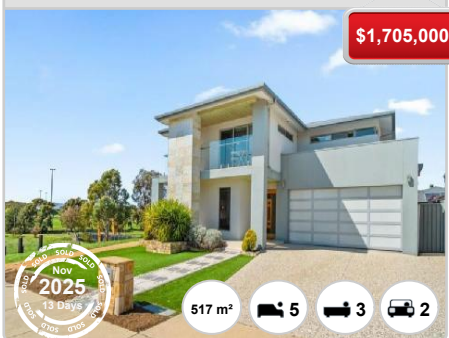
11 DIVAL ST



27 AMICUS ST



31 JORGENSEN ST



122 BERNARD HEINZE AVE





**25 BANDSTAND ST**

**\$1,083,000**

405 m²

4 Beds 2 Bathrooms 0 Car Spaces

Sold Oct 2025 48 Days

**18 TOPPANO ST**

**\$1,111,000**

445 m²

4 Beds 4 Bathrooms 2 Car Spaces

Sold Oct 2025 48 Days

**10 RUBY HUNTER RISE**

**\$1,410,000**

632 m²

4 Beds 2 Bathrooms 2 Car Spaces

Sold Oct 2025 12 Days

**26 SHEARSTON ST**

**\$810,000**

218 m²

3 Beds 2 Bathrooms 1 Car Space

Sold Oct 2025 6 Days

**15 LESTER TCE**

**\$1,085,000**

472 m²

4 Beds 3 Bathrooms 2 Car Spaces

Sold Oct 2025 N/A

**19 SLIM DUSTY CCT**

**\$1,090,000**

457 m²

4 Beds 2 Bathrooms 2 Car Spaces

Sold Sep 2025 93 Days

**43 JORGENSEN ST**

**\$1,090,000**

430 m²

4 Beds 2 Bathrooms 2 Car Spaces

Sold Sep 2025 8 Days

**8/42 DENGATE CRES**

**\$870,000**

289 m²

4 Beds 2 Bathrooms 2 Car Spaces

Sold Sep 2025 9 Days

**3 MYRA LAW CRES**

**\$1,110,000**

458 m²

4 Beds 3 Bathrooms 2 Car Spaces

Sold Sep 2025 22 Days

**6 PIKLER RISE**

**\$1,090,000**

419 m²

4 Beds 2 Bathrooms 2 Car Spaces

Sold Sep 2025 20 Days

**1 HAROLD BLAIR CRES**

**\$1,040,000**

526 m²

4 Beds 2 Bathrooms 2 Car Spaces

Sold Aug 2025 240 Days

**7 DULCIE HOLLAND CRES**

**\$1,148,000**

440 m²

4 Beds 3 Bathrooms 2 Car Spaces

Sold Aug 2025 167 Days

# MONCRIEFF - Properties For Rent

## Median Rental Price

**\$820 /w**

Based on 45 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

**+3.9%**

Current Median Price: \$1,090,000  
Current Median Rent: \$820

Based on 35 recorded House sales and 45 House rentals compared over the last 12 months

## Number of Rentals


**45**

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

**15 BLISS TERRACE**

**\$720 per week**

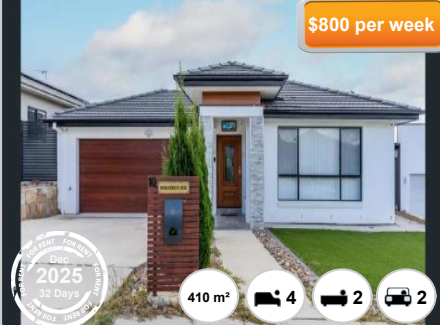


Dec 2025  
19 Days

334 m<sup>2</sup> 3 2 2

**10 Raisbeck Rise**

**\$800 per week**

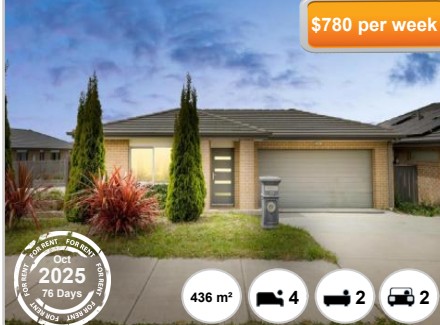


Dec 2025  
32 Days

410 m<sup>2</sup> 4 2 2

**39 Bronhill Street**

**\$780 per week**



Oct 2025  
76 Days

436 m<sup>2</sup> 4 2 2