

Suburb flyover report

BRADDON (UNIT)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

RayWhite.



BRADDON - 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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BRADDON - Sales Statistics (Units)

Year	# Sales	Median	Growth	Low	High
2008	139	\$ 391,000	0.0 %	\$ 105,000	\$ 1,550,000
2009	156	\$ 401,750	2.7 %	\$ 190,000	\$ 650,000
2010	218	\$ 450,000	12.0 %	\$ 175,000	\$ 1,131,900
2011	241	\$ 420,000	-6.7 %	\$ 194,000	\$ 2,359,225
2012	201	\$ 430,000	2.4 %	\$ 60,000	\$ 3,445,000
2013	202	\$ 428,700	-0.3 %	\$ 5,173	\$ 3,622,781
2014	178	\$ 439,950	2.6 %	\$ 103,460	\$ 1,660,000
2015	292	\$ 459,900	4.5 %	\$ 41,800	\$ 3,200,000
2016	220	\$ 461,250	0.3 %	\$ 46,500	\$ 60,000,000
2017	425	\$ 450,000	-2.4 %	\$ 19,000	\$ 11,500,000
2018	395	\$ 489,000	8.7 %	\$ 142,290	\$ 1,562,000
2019	563	\$ 679,000	38.9 %	\$ 192,500	\$ 78,088,207
2020	472	\$ 493,750	-27.3 %	\$ 195,000	\$ 1,580,000
2021	590	\$ 569,000	15.2 %	\$ 60,000	\$ 66,000,000
2022	401	\$ 600,000	5.4 %	\$ 274,000	\$ 6,500,000
2023	341	\$ 560,000	-6.7 %	\$ 25,000	\$ 11,100,000
2024	311	\$ 600,000	7.1 %	\$ 315,000	\$ 20,000,000
2025	188	\$ 572,500	-4.6 %	\$ 77,500	\$ 1,550,000
2026	1	\$ 735,000	28.4 %	\$ 735,000	\$ 735,000

Median Sale Price

\$572k

Based on 188 recorded Unit sales within the last 12 months (2025)

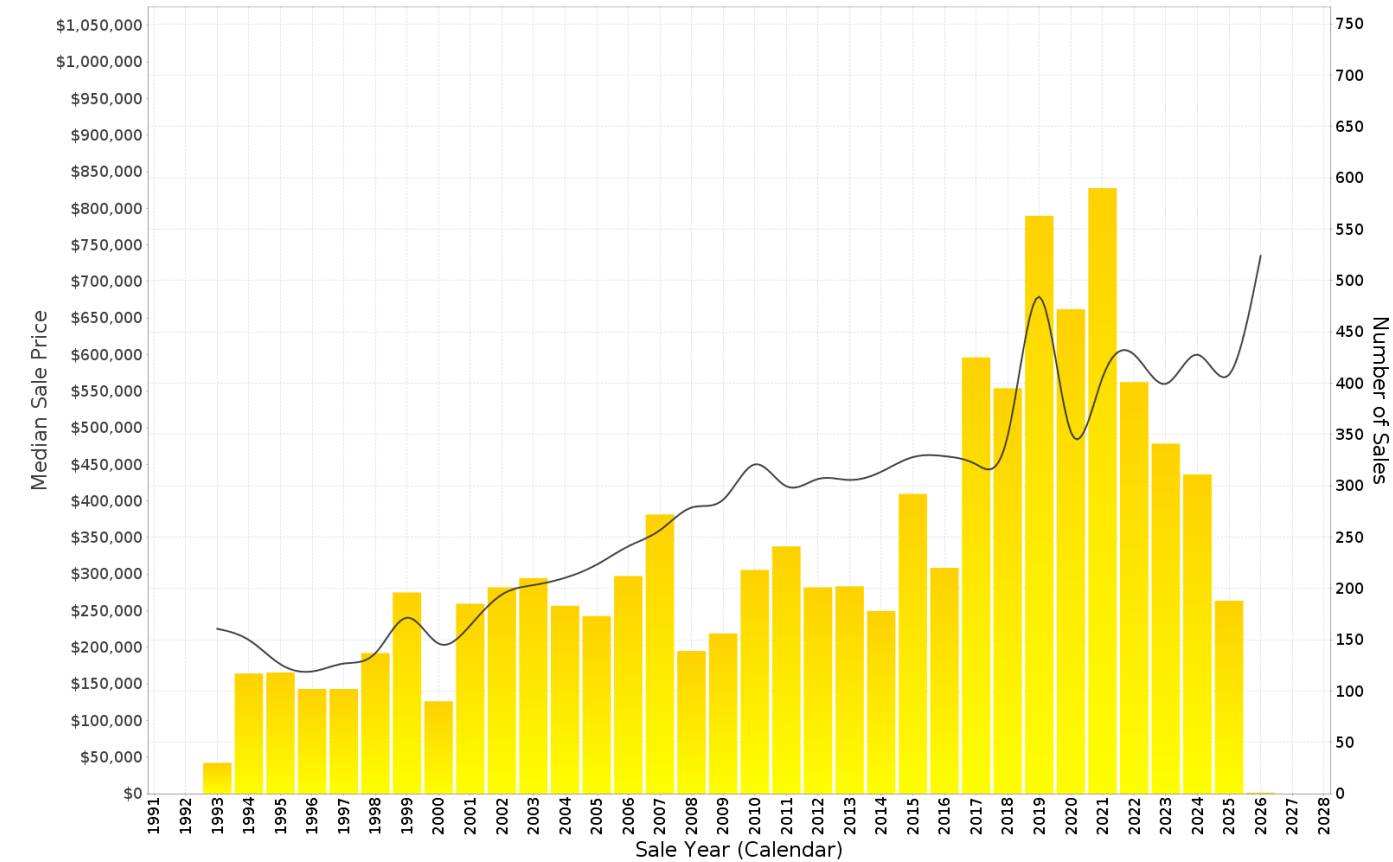
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

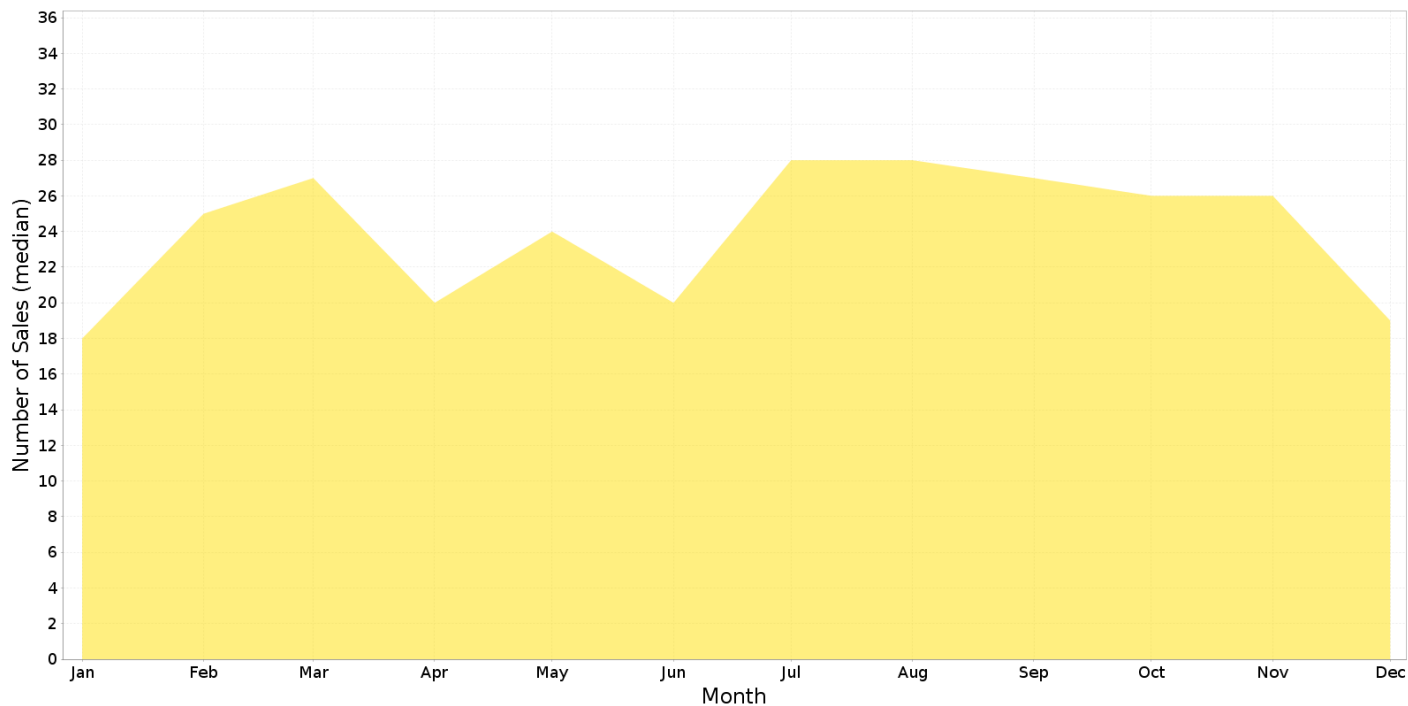
-4.6%

Current Median Price: \$572,500
Previous Median Price: \$600,000

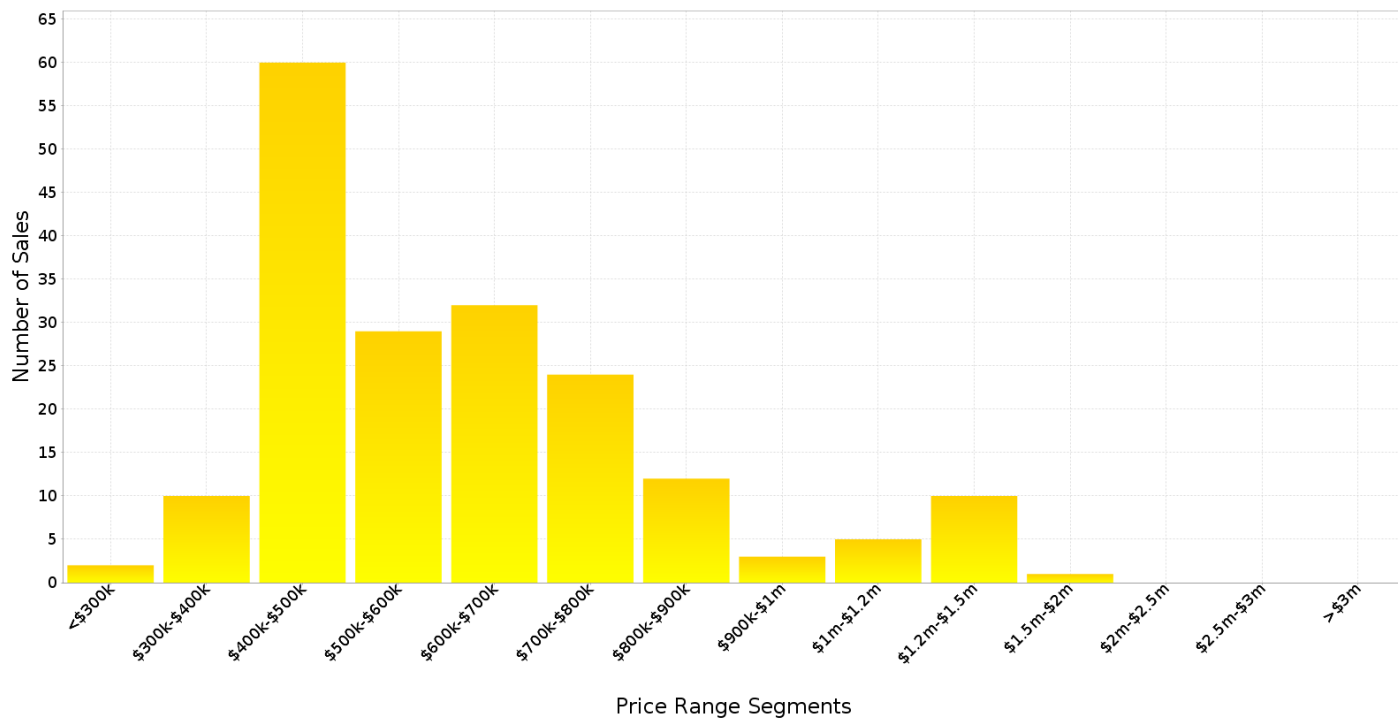
Based on 499 recorded Unit sales compared over the last two rolling 12 month periods



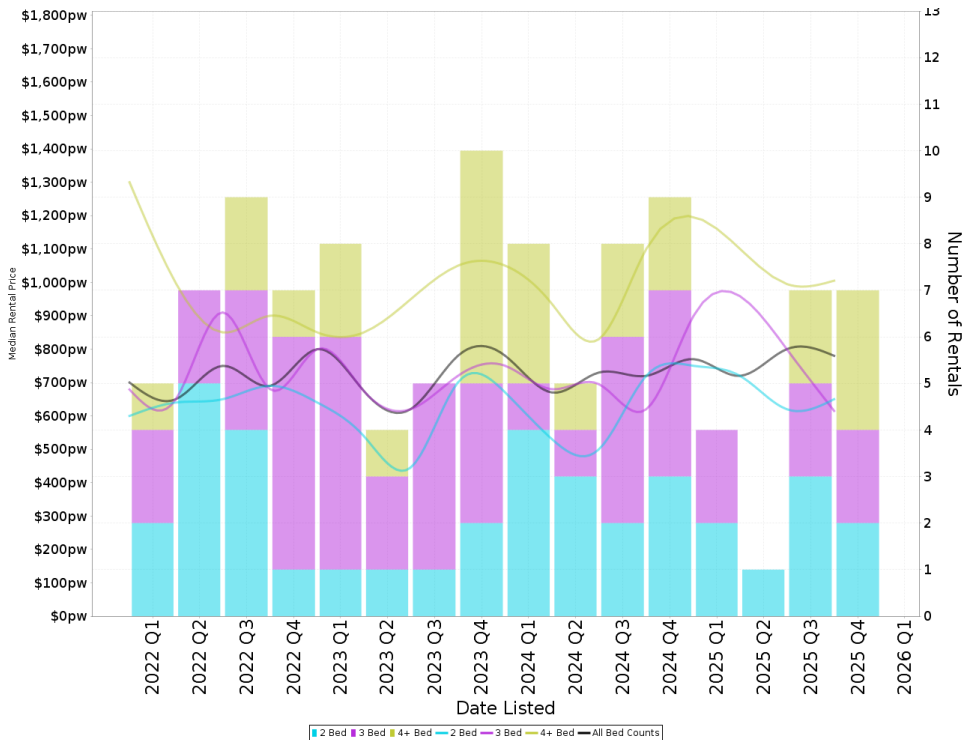
BRADDON - Peak Selling Periods (3 years)



BRADDON - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

-17.7%

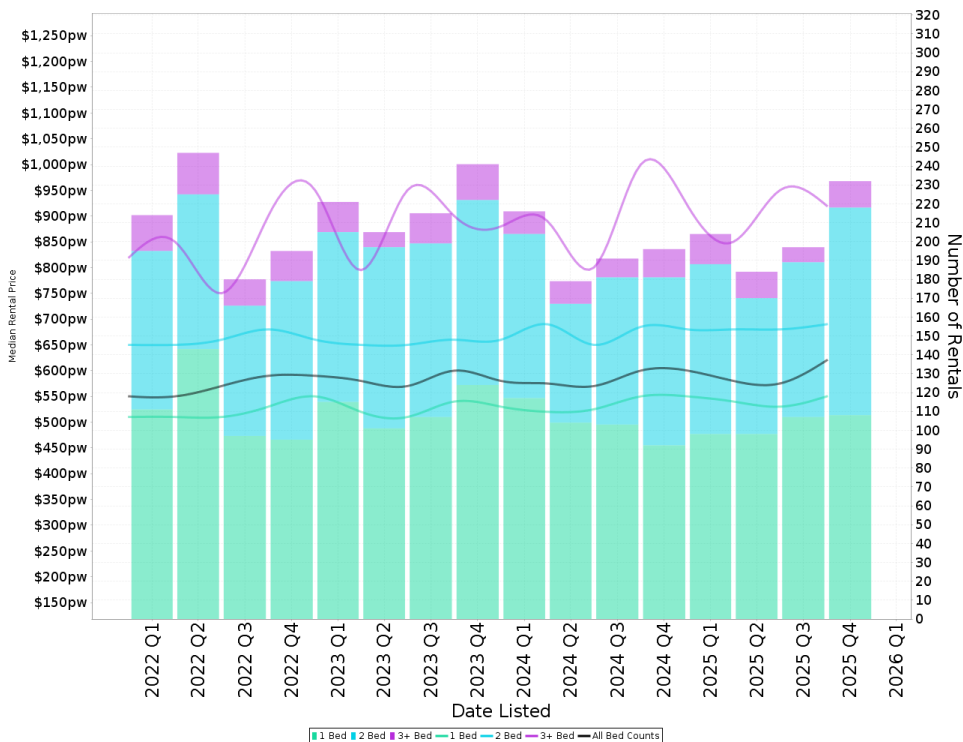
Current Median Price: \$1,200,000
Previous Median Price: \$1,458,500
 Based on 17 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.4%

Current Median Price: \$1,200,000
Current Median Rent: \$780
 Based on 19 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

-4.6%

Current Median Price: \$572,500
Previous Median Price: \$600,000
 Based on 499 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+5.4%

Current Median Price: \$572,500
Current Median Rent: \$600
 Based on 817 registered Unit rentals compared over the last 12 months.

BRADDON - Recently Sold Properties

Median Sale Price

\$572k

Based on 188 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

-4.6%

Current Median Price: \$572,500
Previous Median Price: \$600,000

Based on 499 recorded Unit sales compared over the last two rolling 12 month periods

Sold Properties

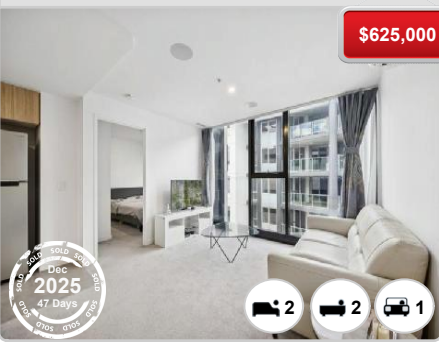
188

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

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

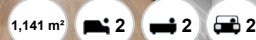
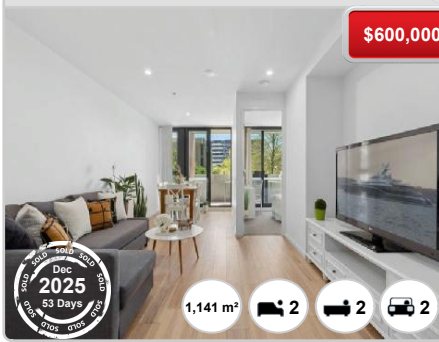
717/1 ELOUERA ST

\$625,000



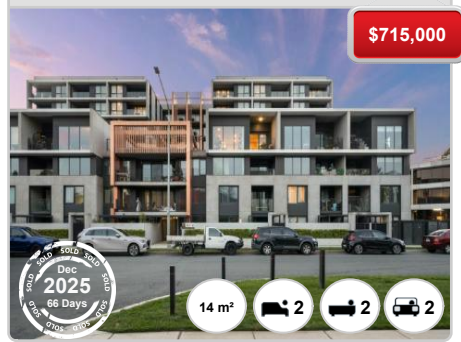
126/55 CURRONG STREET N

\$600,000



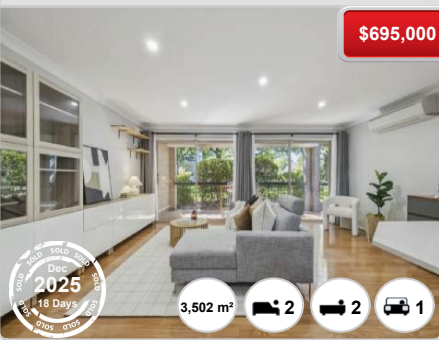
12/90 LOWANNA ST

\$715,000



7/43 IJONG ST

\$695,000



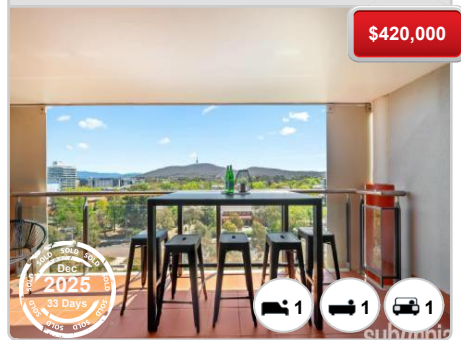
511/27 LONSDALE ST

\$840,000



802/86 NORTHBOURNE AVE

\$420,000



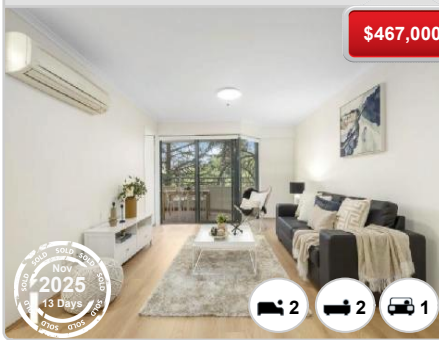
111/47 CURRONG STREET AVE

\$472,000



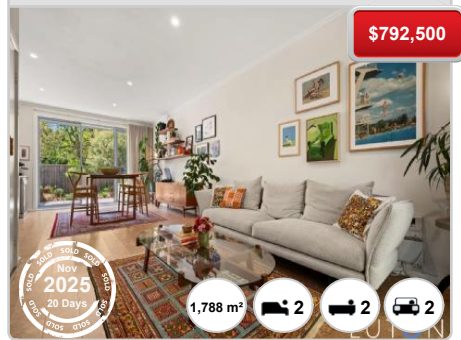
202/74 - 76 NORTHBOURNE AVE

\$467,000



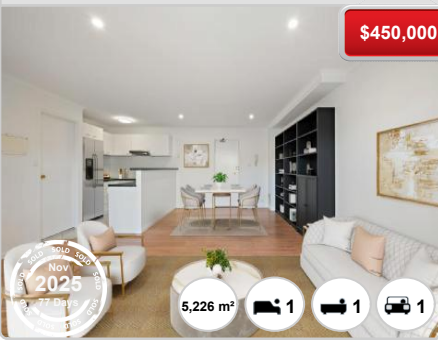
15/20 IJONG ST

\$792,500



65/11 FAWKNER ST

\$450,000

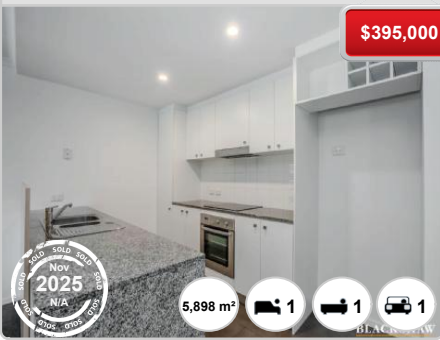


5,226 m²



207/17 DOORING ST

\$395,000

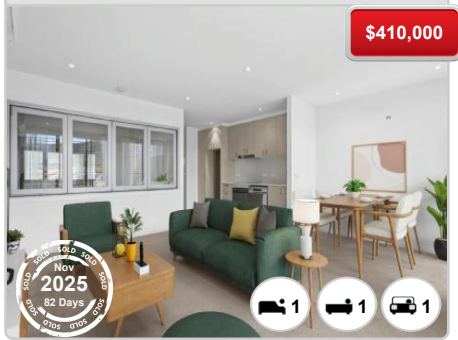


5,898 m²



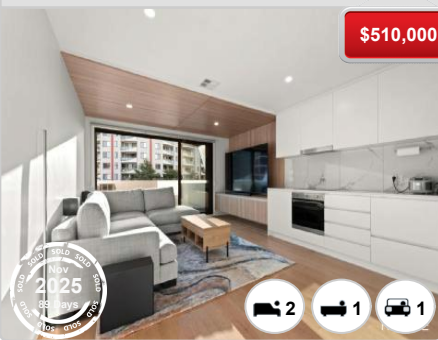
48/35 TORRENS ST

\$410,000



303/32 MORT ST

\$510,000



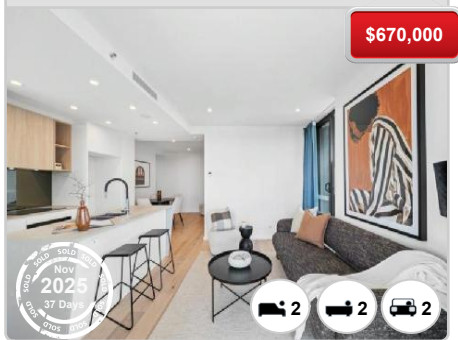
208/17 DOORING ST

\$605,000



726/61 COOYONG ST

\$670,000



418/55 CURRONG STREET ST

\$670,000

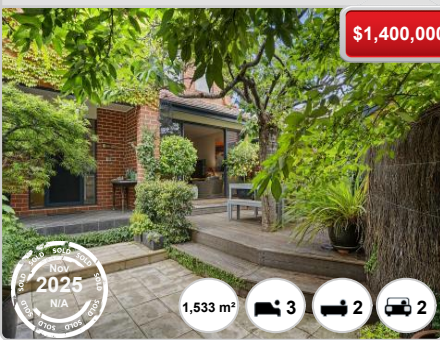


1.11 ha



4/59 TORRENS ST

\$1,400,000

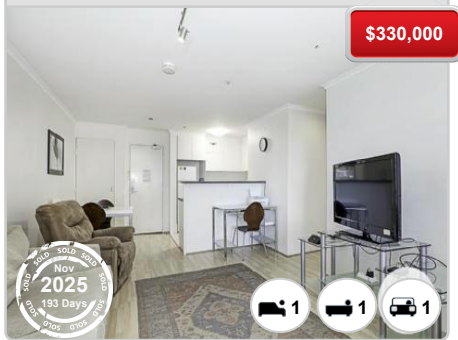


1,533 m²



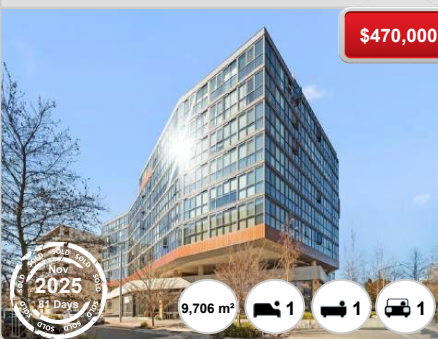
809/74-76 NORTHBOURNE AVE

\$330,000



611/2 BATMAN ST

\$470,000



9,706 m²



BUILDING ORI, 14/30 LONSDALE ST

\$765,000

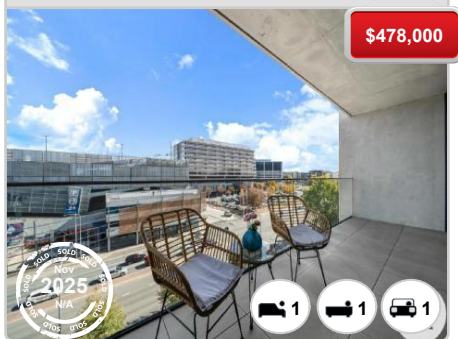


2,508 m²



523/55 CURRONG STREET N

\$478,000



BRADDON - Properties For Rent

Median Rental Price

\$600 /w

Based on 817 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

+5.4%

Current Median Price: \$572,500
Current Median Rent: \$600

Based on 188 recorded Unit sales and 817 Unit rentals compared over the last 12 months

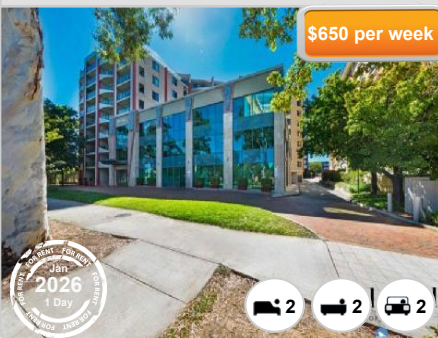
Number of Rentals

817

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

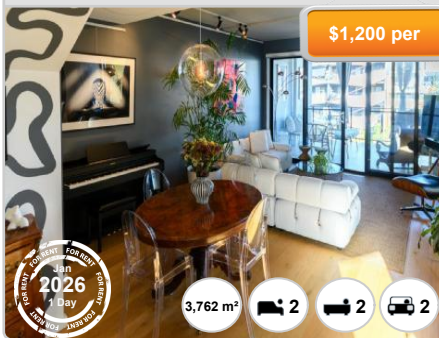
716/86-88 NORTHBOURNE AVENUE



\$650 per week



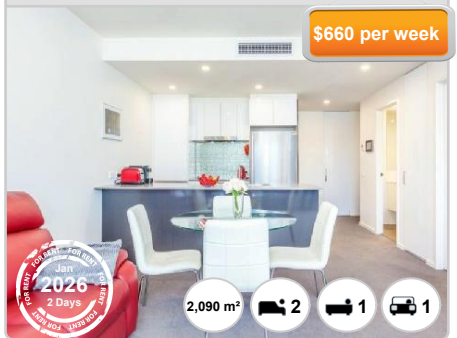
407/27 Lonsdale Street



\$1,200 per



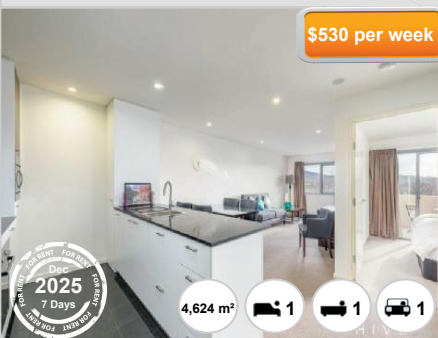
703/102 NORTHBOURNE AVENUE



\$660 per week



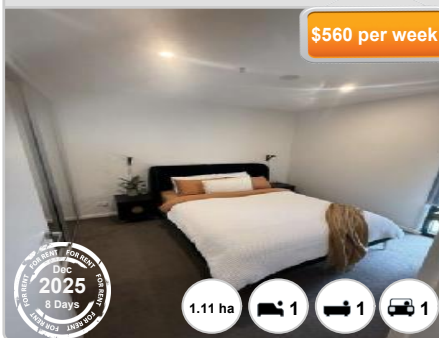
44/10 IPIMA STREET



\$530 per week



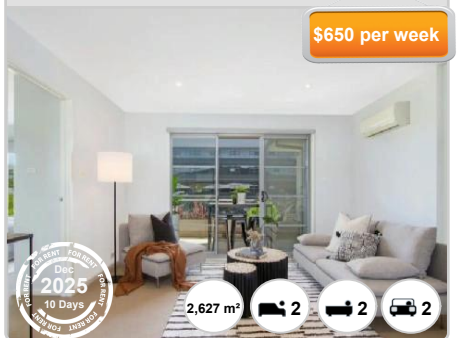
514/55 CURRONG STREET NORTH



\$560 per week



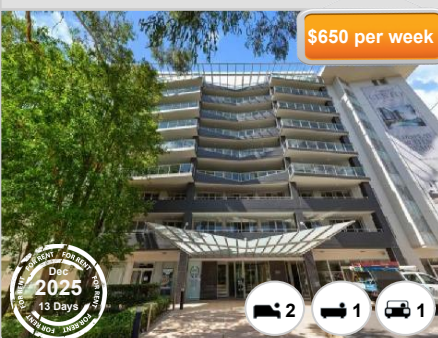
6/80 HENTY STREET



\$650 per week



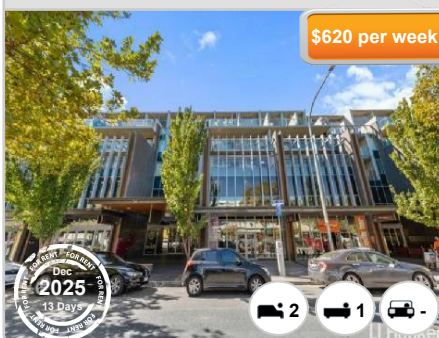
706/100 NORTHBOURNE AVENUE



\$650 per week



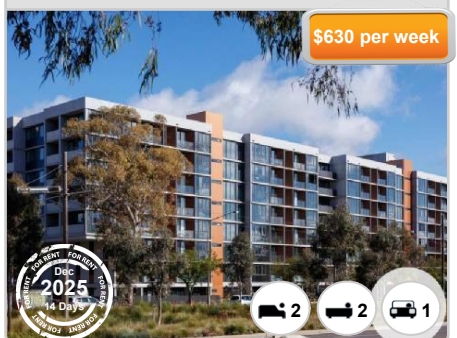
207/22-24 LONSDALE STREET



\$620 per week



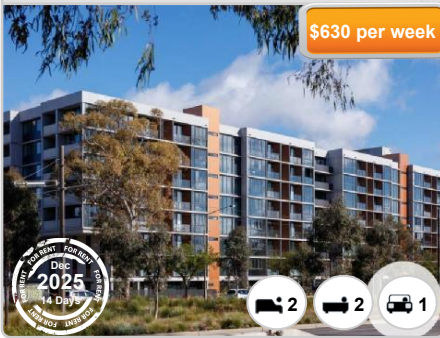
306/254 NORTHBOURNE AVENUE



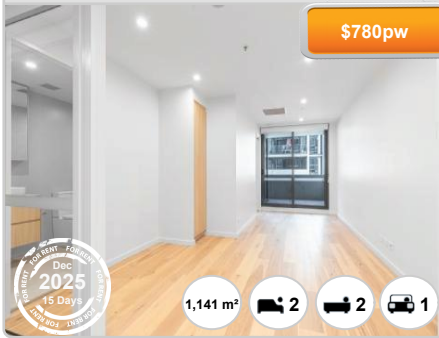
\$630 per week



306/254- Northbourne Ave



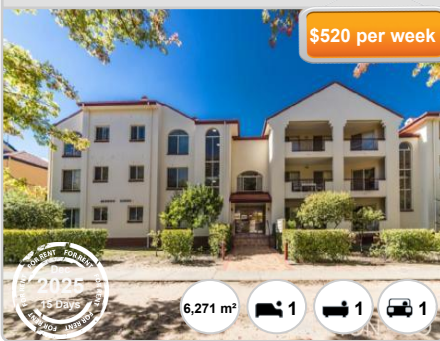
304/65 Cooyong Street



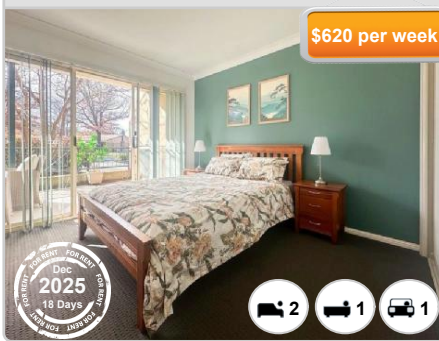
33/40 TORRENS STREET



33/40 Torrens St



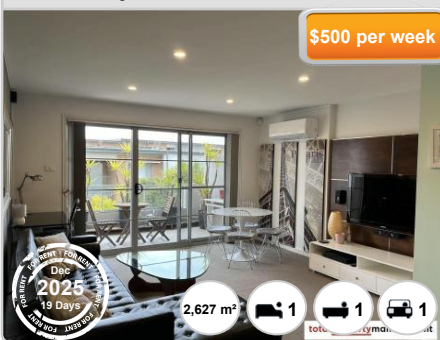
41/19 FAWKNER STREET



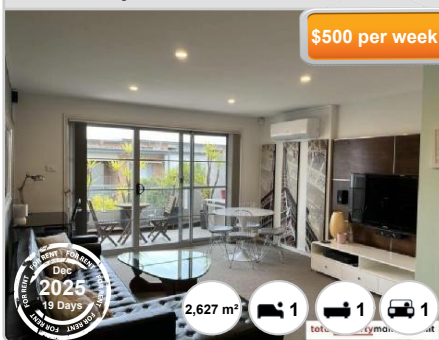
209/27 Lonsdale St



15/80 Henty Street Element



15/80 Henty Street, Element



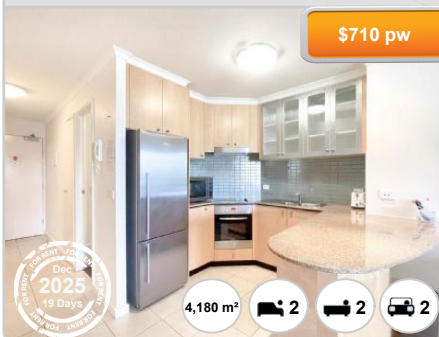
220/61 COOYONG STREET



220/61 Cooyong St



514/86 Northbourne Avenue



314/24 Lonsdale Street

