

# Suburb flyover report

CANBERRA CITY (UNIT)

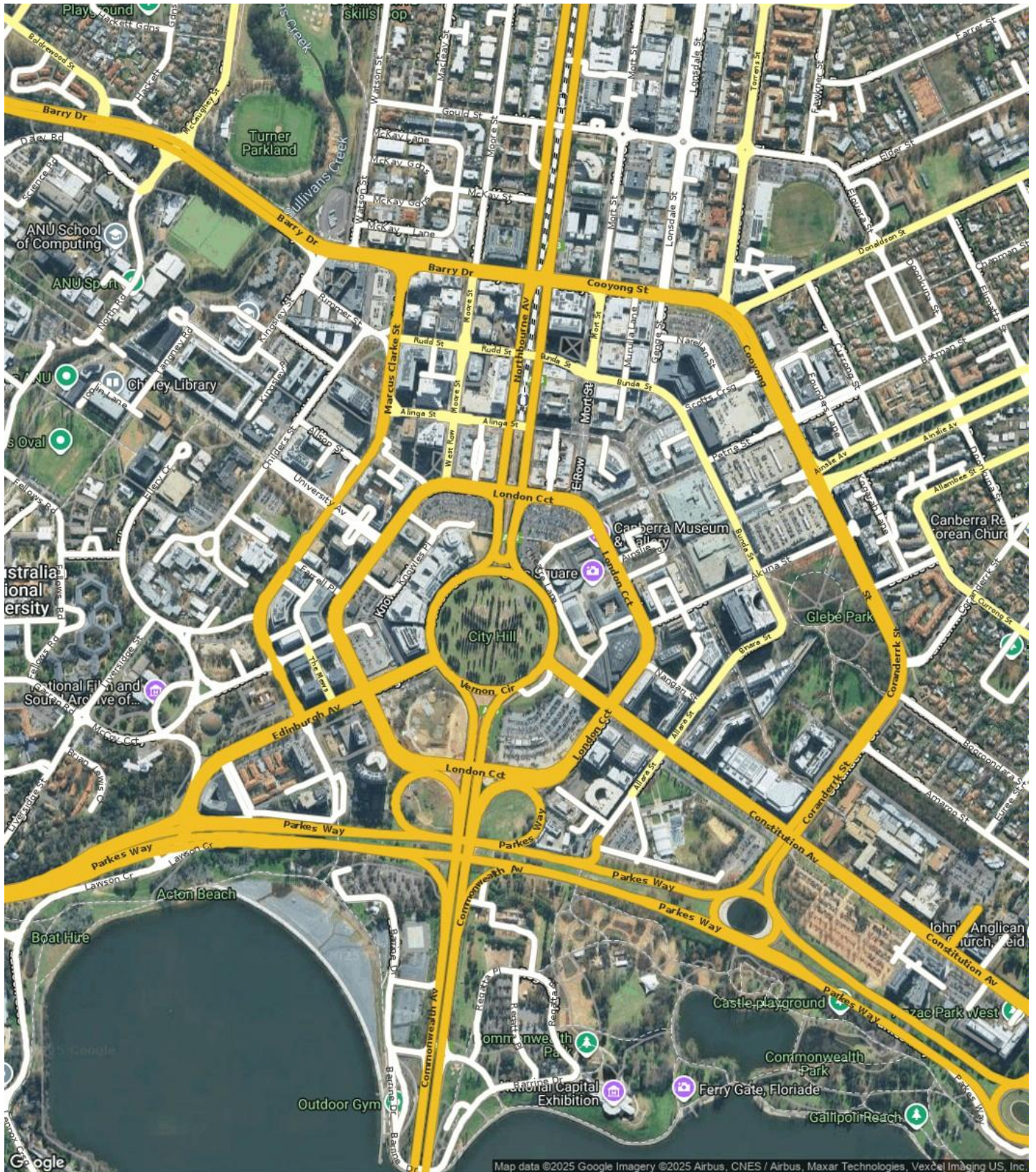
PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

**RayWhite.**





## CANBERRA CITY - 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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CANBERRA CITY - Sales Statistics (Units)

Year	# Sales	Median	Growth	Low	High
2008	93	\$ 400,000	0.0 %	\$ 180,000	\$ 2,000,000
2009	151	\$ 470,000	17.5 %	\$ 108,750	\$ 8,025,000
2010	162	\$ 473,210	0.7 %	\$ 150,000	\$ 1,700,000
2011	101	\$ 480,000	1.4 %	\$ 115,500	\$ 1,585,250
2012	84	\$ 513,000	6.9 %	\$ 212,000	\$ 8,000,000
2013	79	\$ 418,000	-18.5 %	\$ 210,000	\$ 1,224,000
2014	133	\$ 505,000	20.8 %	\$ 110,000	\$ 23,000,000
2015	121	\$ 565,000	11.9 %	\$ 170,000	\$ 1,610,000
2016	282	\$ 555,000	-1.8 %	\$ 74,900	\$ 29,200,000
2017	250	\$ 549,900	-0.9 %	\$ 150,000	\$ 1,989,900
2018	172	\$ 559,950	1.8 %	\$ 100,000	\$ 59,000,000
2019	143	\$ 529,950	-5.4 %	\$ 47,000	\$ 108,500,000
2020	158	\$ 516,950	-2.5 %	\$ 190,000	\$ 22,652,768
2021	231	\$ 545,000	5.4 %	\$ 205,000	\$ 78,226,966
2022	182	\$ 547,500	0.5 %	\$ 6,500	\$ 24,000,000
2023	131	\$ 550,000	0.5 %	\$ 204,000	\$ 50,000,000
2024	147	\$ 515,000	-6.4 %	\$ 220,000	\$ 90,050,000
2025	98	\$ 527,500	2.4 %	\$ 265,000	\$ 1,640,000
2026	0				

Median Sale Price

\$528k

Based on 98 recorded Unit sales within the last 12 months (2025)

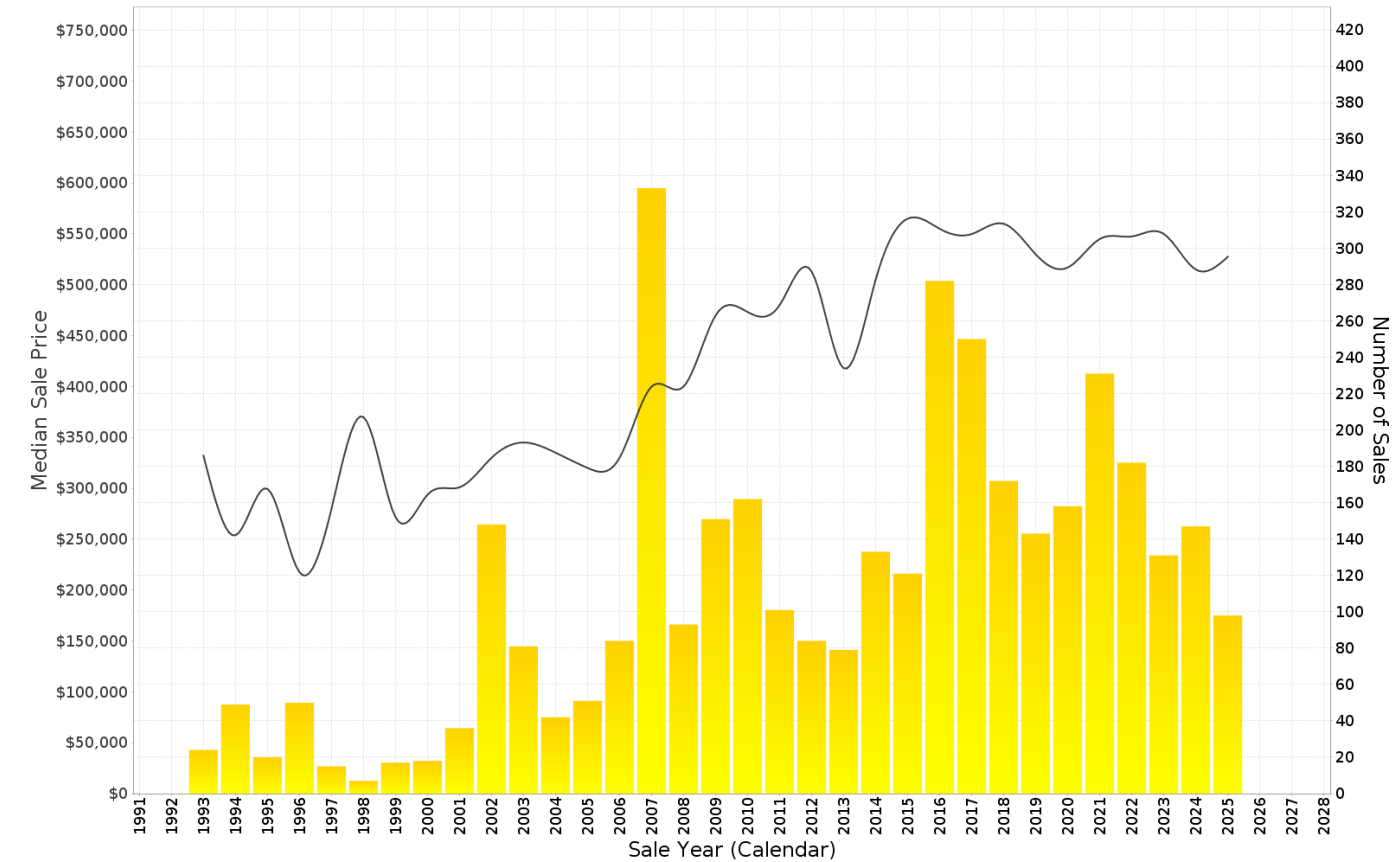
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

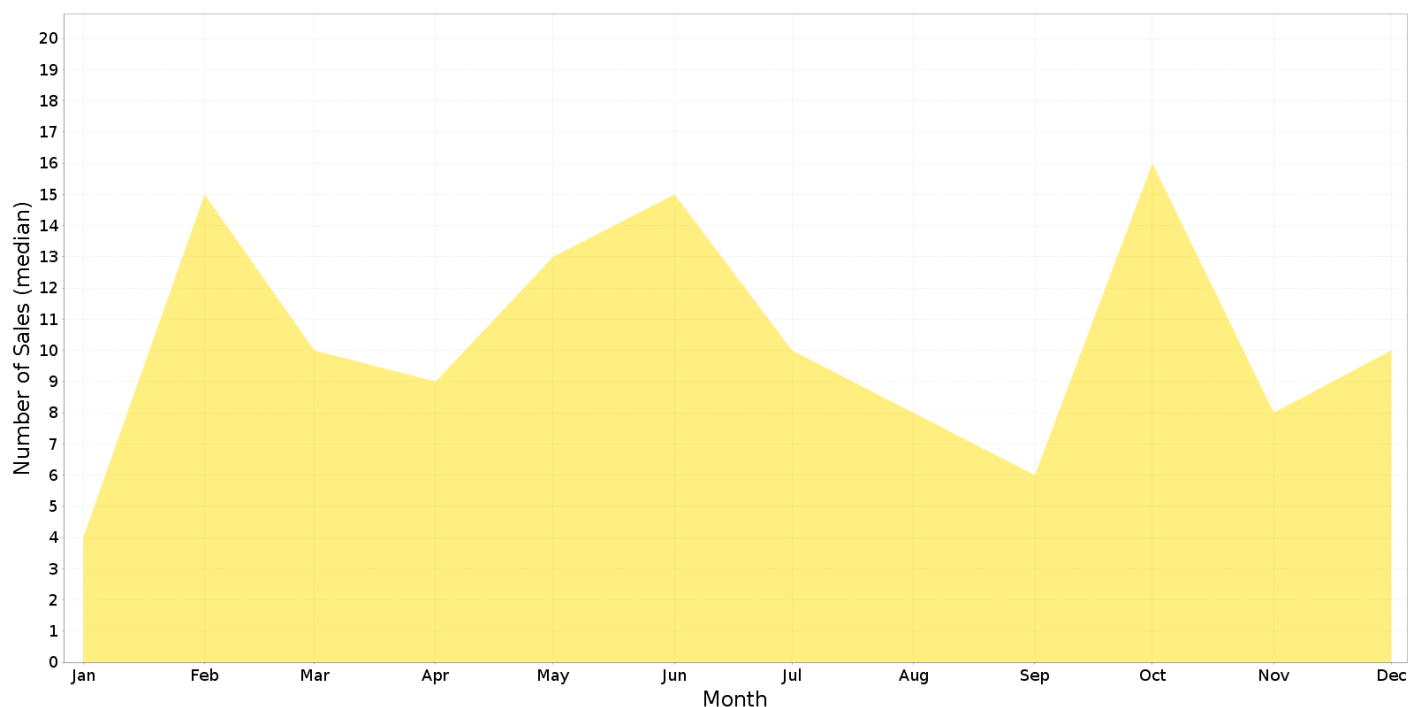
+2.4%

Current Median Price: \$527,500  
Previous Median Price: \$515,000

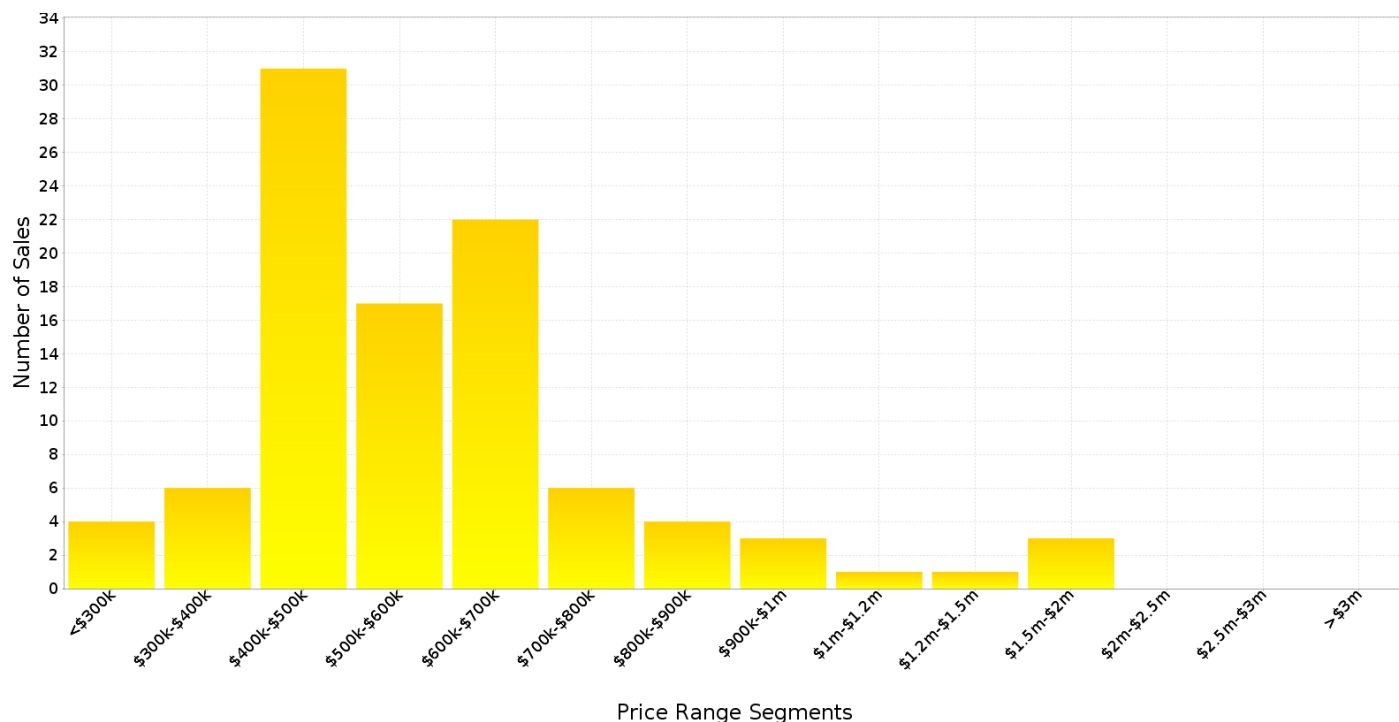
Based on 245 recorded Unit sales compared over the last two rolling 12 month periods



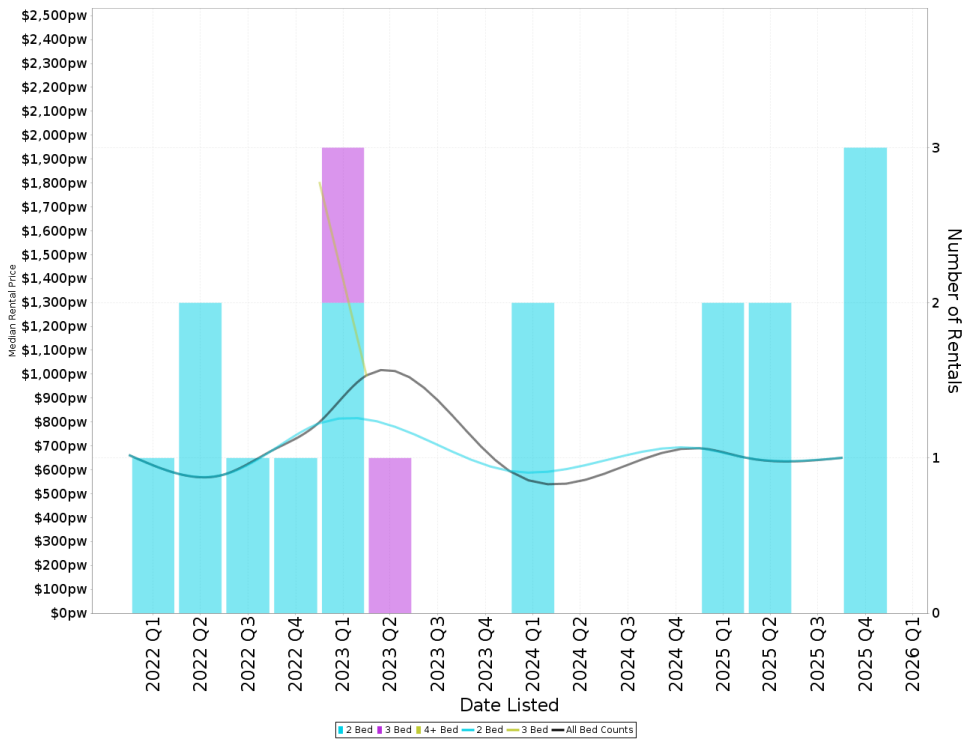
## CANBERRA CITY - Peak Selling Periods (3 years)



## CANBERRA CITY - Price Range Segments (12 months)



## Median Weekly Rents (Houses)



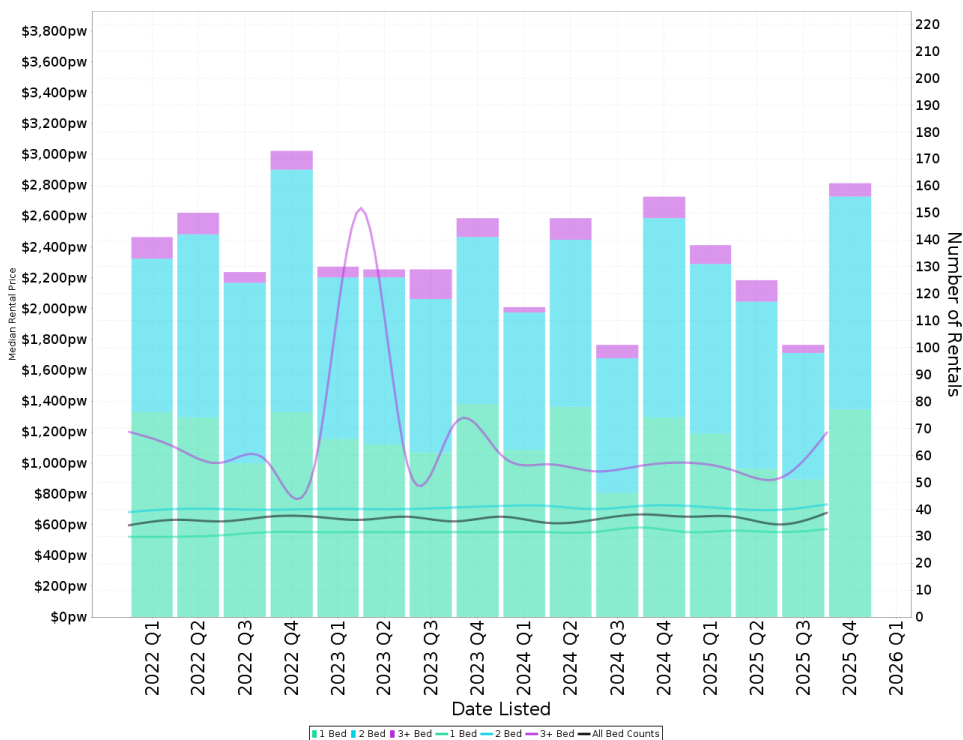
Suburb Sale Price Growth

N/A

Suburb Rental Yield

N/A

## Median Weekly Rents (Units)



Suburb Sale Price Growth

**+2.4%**

Current Median Price: \$527,500  
Previous Median Price: \$515,000  
Based on 245 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

**+6.4%**

Current Median Price: \$527,500  
Current Median Rent: \$650  
Based on 525 registered Unit rentals compared over the last 12 months.

# CANBERRA CITY - Recently Sold Properties

Median Sale Price  
**\$528k**

Based on 98 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  
**+2.4%**

Current Median Price: \$527,500  
Previous Median Price: \$515,000

Based on 245 recorded Unit sales compared over the last two rolling 12 month periods

# Sold Properties  
**98**

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

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

**52/20 ALLARA ST**

**\$609,000**

Dec 2025  
156 Days

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

**71/20 ALLARA ST**

**\$430,000**

Dec 2025  
89 Days

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

**402/19 MARCUS CLARKE ST**

**\$850,000**

Dec 2025  
53 Days

2 2 2

**135/264 CITY WALK**

**\$600,000**

Dec 2025  
N/A

1,665 m<sup>2</sup> 2 2 1

**616/2 AKUNA ST**

**\$330,000**

Dec 2025  
N/A

1 1 1

**308/222 CITY WALK**

**\$412,000**

Dec 2025  
55 Days

1 1 -

**1113/39 LONDON CCT**

**\$595,000**

Dec 2025  
104 Days

2 1 1

**201/12 MARCUS CLARKE ST**

**\$313,000**

Nov 2025  
N/A

6,923 m<sup>2</sup> 1 1 1

**92/45 WEST ROW**

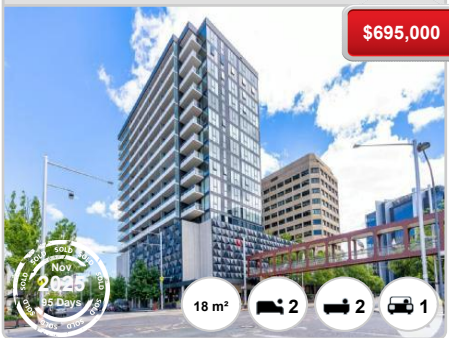
**\$750,000**

Nov 2025  
N/A

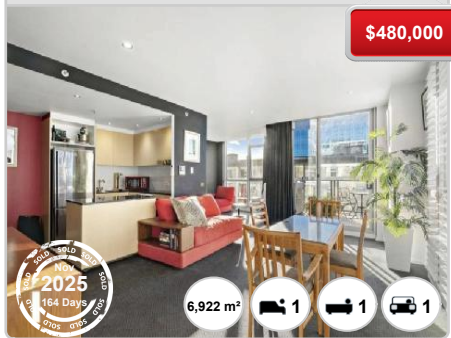
18 m<sup>2</sup> - - -



109/45 WEST ROW



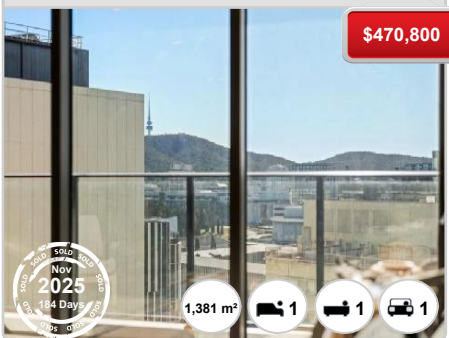
61/2 EDINBURGH AVE



21/12 MARCUS CLARKE ST



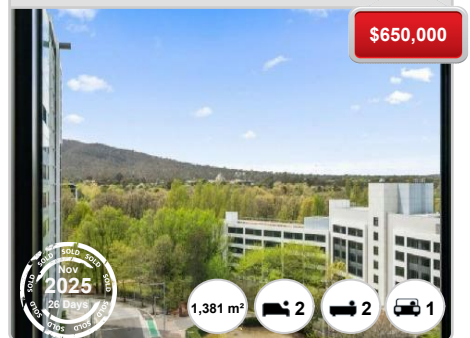
114/20 ALLARA ST



5/1 THE MEWS



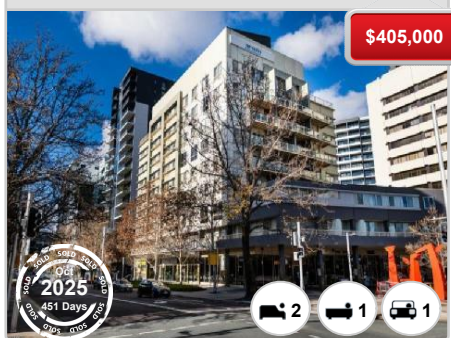
76/20 ALLARA ST



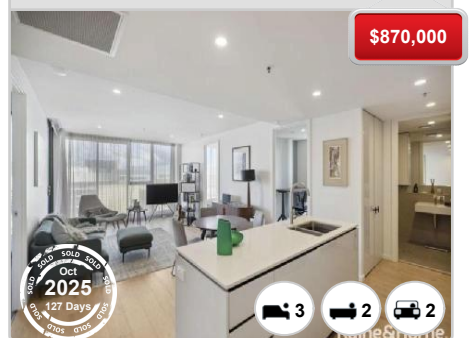
130/2 AKUNA ST



805/2 AKUNA ST



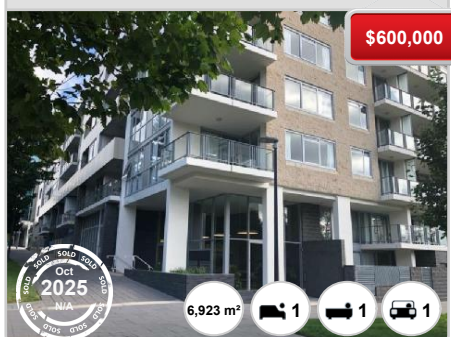
604/39 LONDON CCT



131/264 CITY WALK



48/12 MARCUS CLARKE AVE



325/12 MARCUS CLARKE AVE



# CANBERRA CITY - Properties For Rent

## Median Rental Price

# \$650 /w

Based on 525 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

# +6.4%

Current Median Price: \$527,500  
Current Median Rent: \$650

Based on 98 recorded Unit sales and 525 Unit rentals compared over the last 12 months

## Number of Rentals

# 525

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

### 1902/2 MARCUS CLARKE STREET

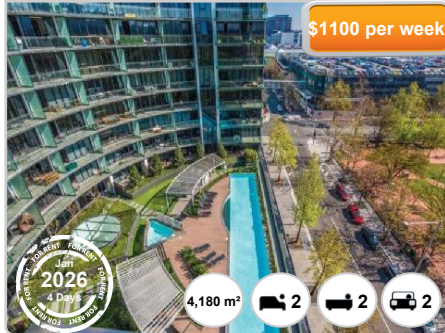


**\$695 per week**

7,982 m<sup>2</sup> 2 2 2

For Rent Jan 2026 1 Day

### 918/240 BUNDA STREET

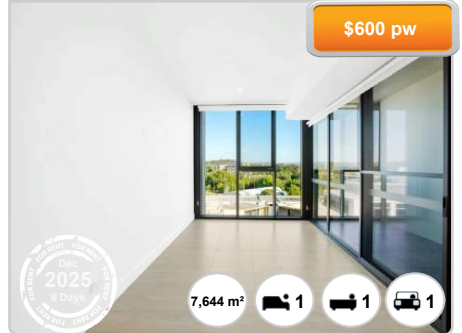


**\$1100 per week**

4,180 m<sup>2</sup> 2 2 2

For Rent Jan 2026 4 Days

### 719/70 Allara Street



**\$600 pw**

7,644 m<sup>2</sup> 1 1 1

For Rent Dec 2025 5 Days

### 26/66 Allara Street

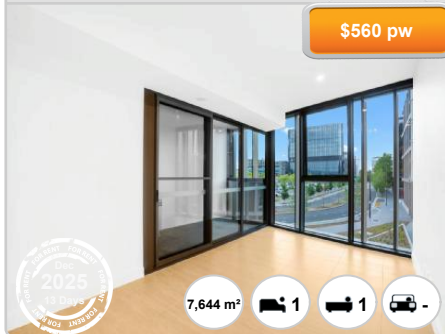


**\$535**

3,716 m<sup>2</sup> 1 1 1

For Rent Dec 2025 10 Days

### 209/72 Allara Street

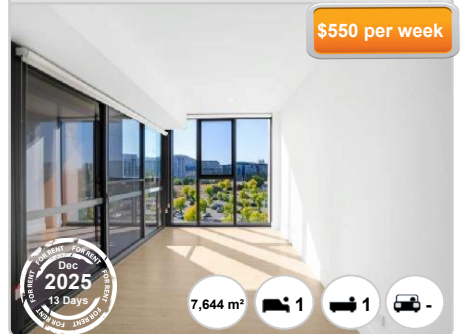


**\$560 pw**

7,644 m<sup>2</sup> 1 1 -

For Rent Dec 2025 13 Days

### 614/70 ALLARA STREET

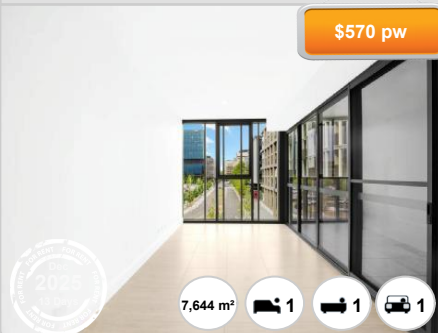


**\$550 per week**

7,644 m<sup>2</sup> 1 1 -

For Rent Dec 2025 13 Days

### 310/72 Allara Street

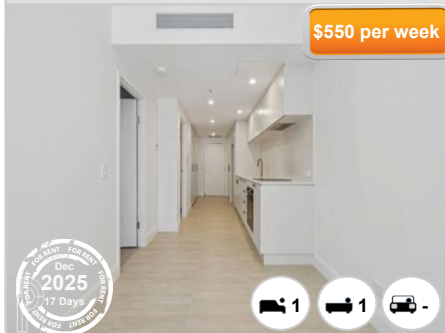


**\$570 pw**

7,644 m<sup>2</sup> 1 1 1

For Rent Dec 2025 17 Days

### T2 -211 'Th/70 Allara Street

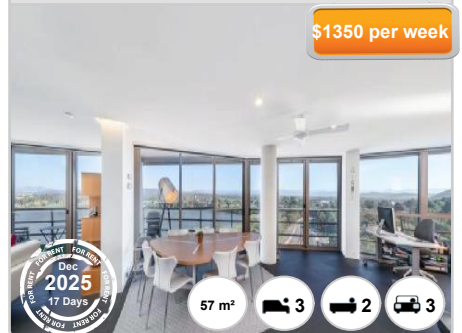


**\$550 per week**

1 1 -

For Rent Dec 2025 17 Days

### 1209/25 EDINBURGH AVENUE



**\$1350 per week**

57 m<sup>2</sup> 3 2 3

For Rent Dec 2025 17 Days



1209/25 Edinburgh Ave

\$1,350 per

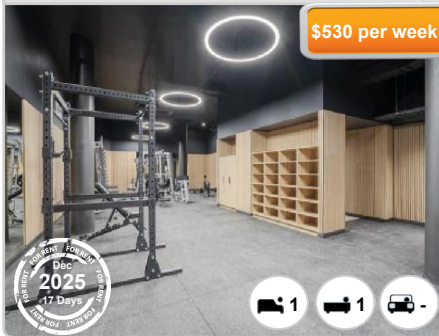


57 m²



1B/70 ALLARA STREET

\$530 per week



705/70 Allara Street

\$720 pw

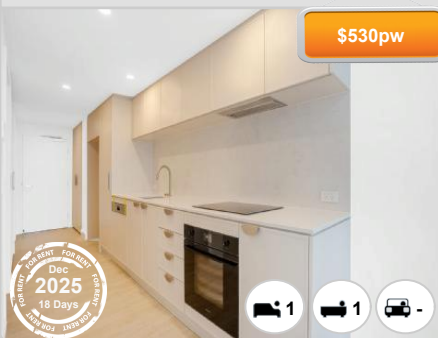


7,644 m²



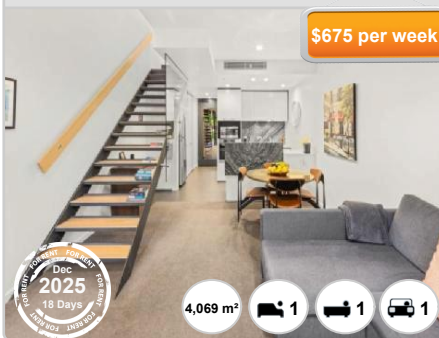
1B/70- Allara Street

\$530pw



G12/19 MARCUS CLARKE STREET

\$675 per week

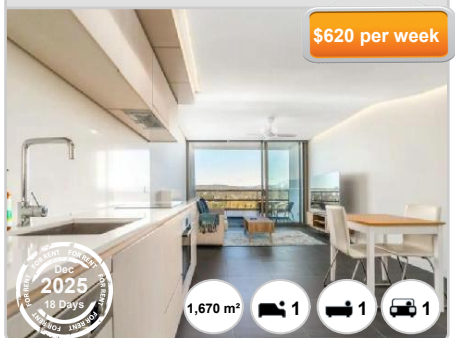


4,069 m²



1410/25 EDINBURGH AVENUE

\$620 per week

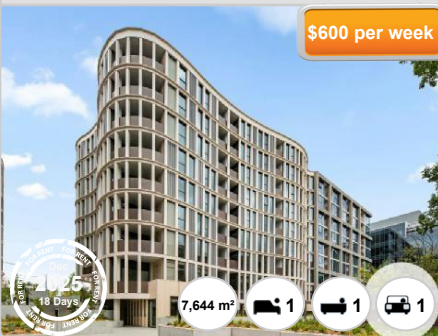


1,670 m²



402/72 ALLARA STREET

\$600 per week

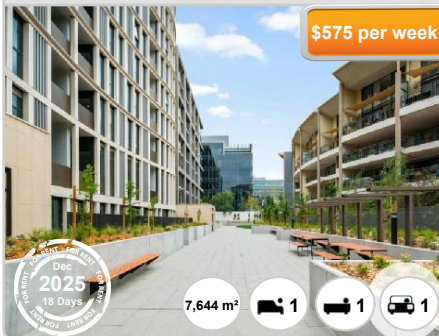


7,644 m²



203/70 ALLARA STREET

\$575 per week

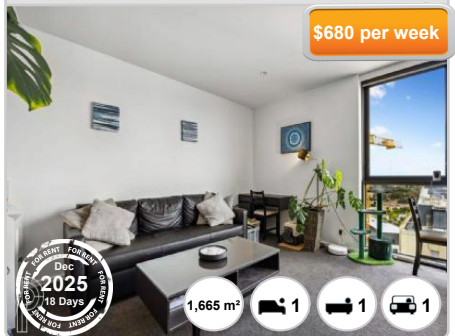


7,644 m²



183/264 City Walk

\$680 per week

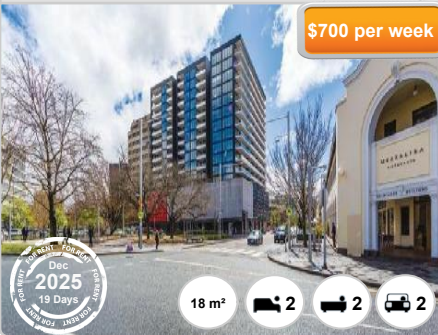


1,665 m²



44/45 WEST ROW

\$700 per week

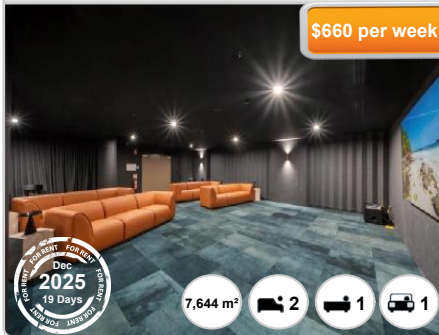


18 m²



216/70 ALLARA STREET

\$660 per week

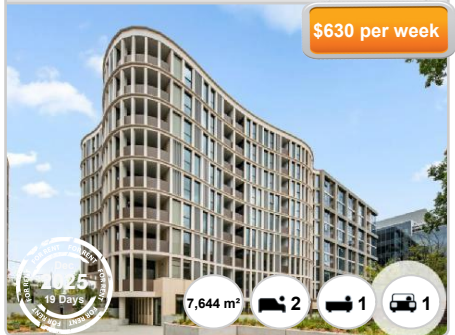


7,644 m²



501/70 Allara Street

\$630 per week



7,644 m²

