

RayWhite.

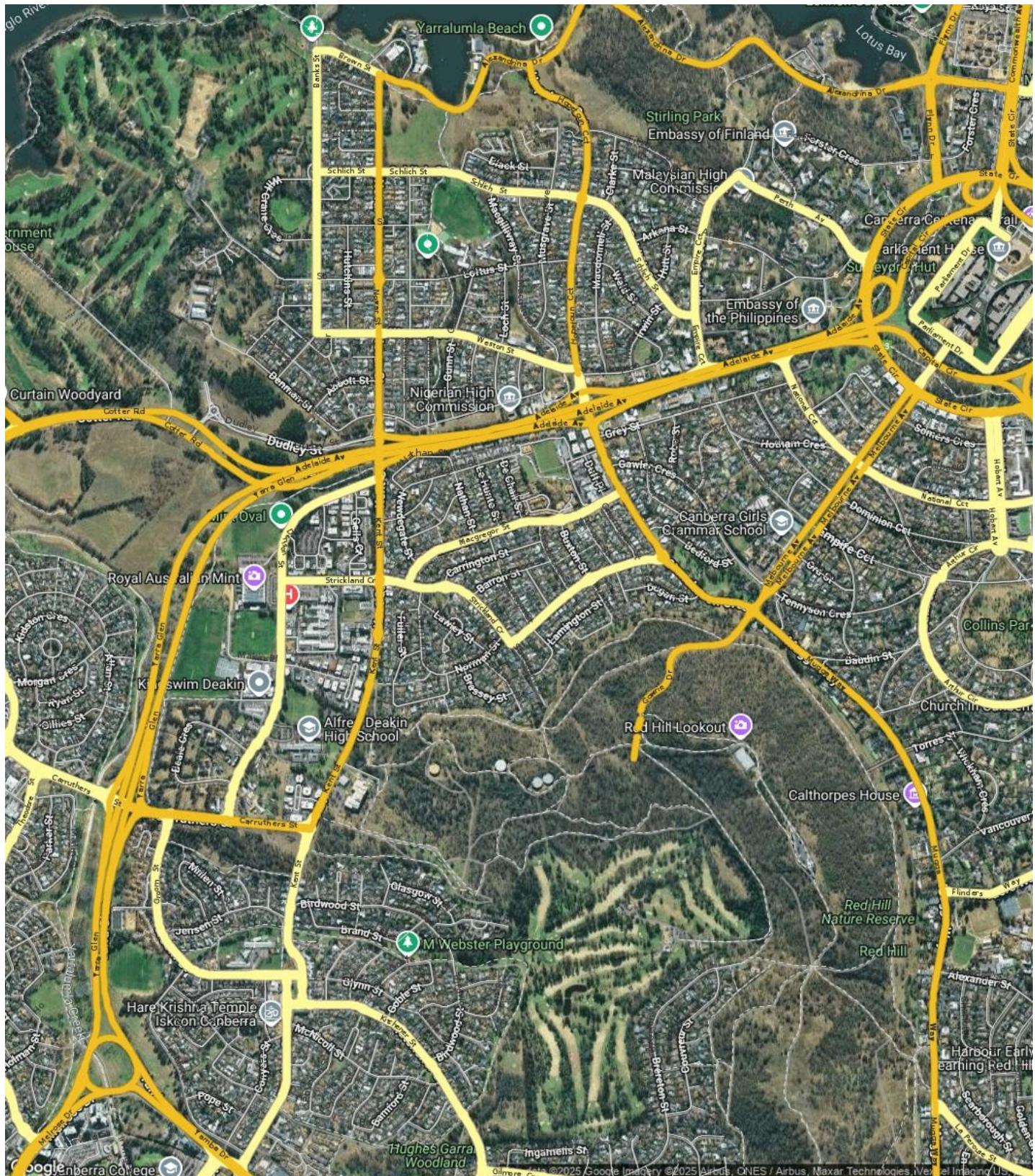
Suburb flyover report

DEAKIN (HOUSE)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA



DEAKIN - Suburb Map



DEAKIN - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2008	43	\$ 760,000	0.0 %	\$ 549,500	\$ 1,605,000
2009	46	\$ 811,500	6.8 %	\$ 575,000	\$ 4,300,000
2010	38	\$ 881,500	8.6 %	\$ 615,000	\$ 2,150,000
2011	35	\$ 900,000	2.1 %	\$ 600,000	\$ 2,271,000
2012	49	\$ 936,000	4.0 %	\$ 598,000	\$ 2,450,000
2013	43	\$ 860,000	-8.1 %	\$ 450,000	\$ 1,551,000
2014	45	\$ 900,000	4.7 %	\$ 575,000	\$ 1,550,000
2015	54	\$ 995,000	10.6 %	\$ 375,000	\$ 2,450,000
2016	40	\$ 1,170,500	17.6 %	\$ 440,000	\$ 2,650,000
2017	45	\$ 1,235,000	5.5 %	\$ 400,000	\$ 5,750,000
2018	34	\$ 1,307,500	5.9 %	\$ 792,000	\$ 3,750,000
2019	42	\$ 1,362,500	4.2 %	\$ 890,000	\$ 3,245,000
2020	60	\$ 1,379,250	1.2 %	\$ 650,000	\$ 3,500,000
2021	45	\$ 2,175,000	57.7 %	\$ 1,150,000	\$ 24,000,000
2022	44	\$ 2,037,500	-6.3 %	\$ 185,000	\$ 9,000,000
2023	40	\$ 1,775,000	-12.9 %	\$ 900,000	\$ 6,770,000
2024	37	\$ 1,820,000	2.5 %	\$ 1,100,000	\$ 4,550,000
2025	24	\$ 1,805,000	-0.8 %	\$ 1,218,000	\$ 4,270,000
2026	0				

Median Sale Price

\$1.8m

Based on 24 recorded House sales within the last 12 months (2025)

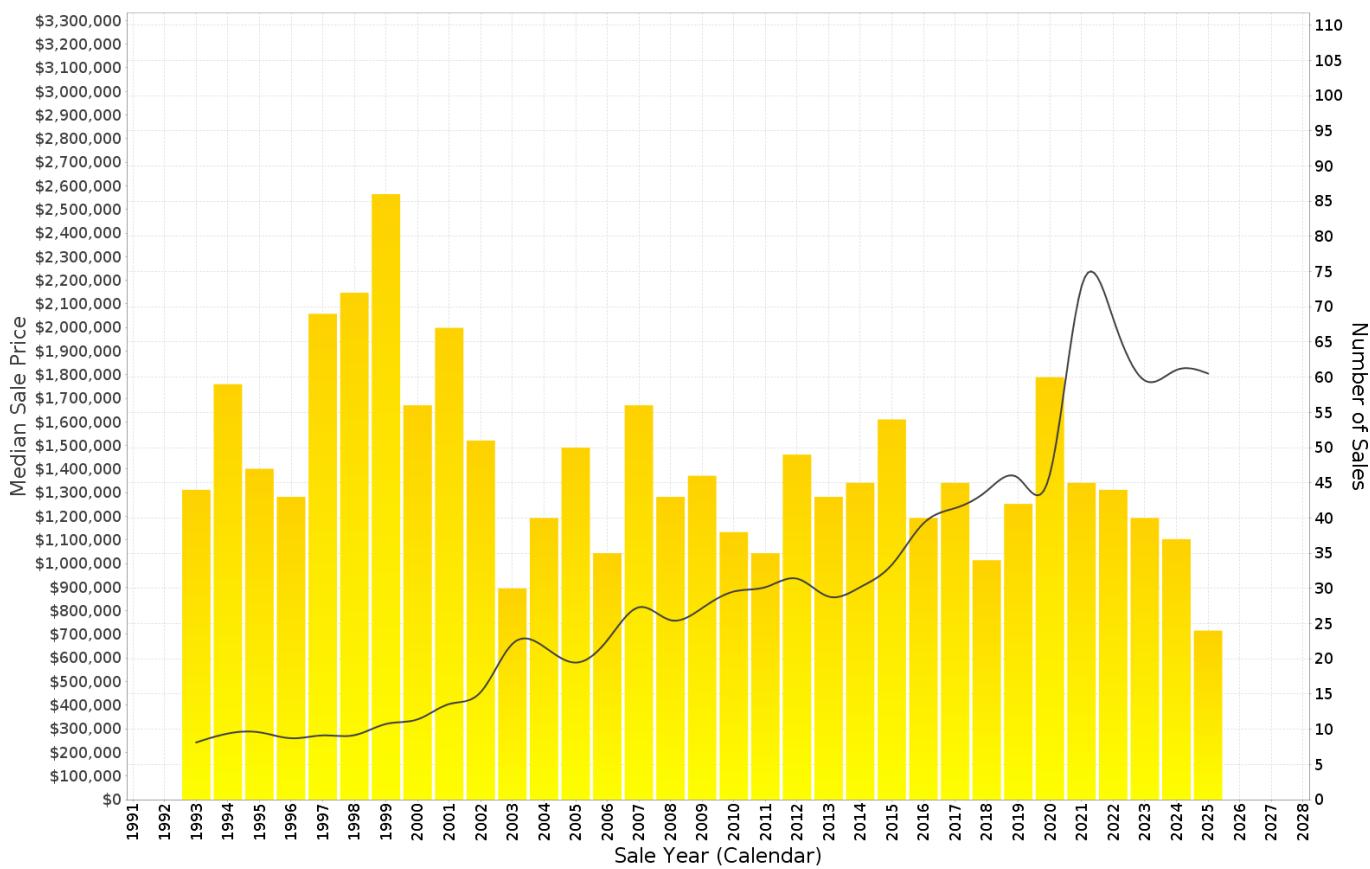
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

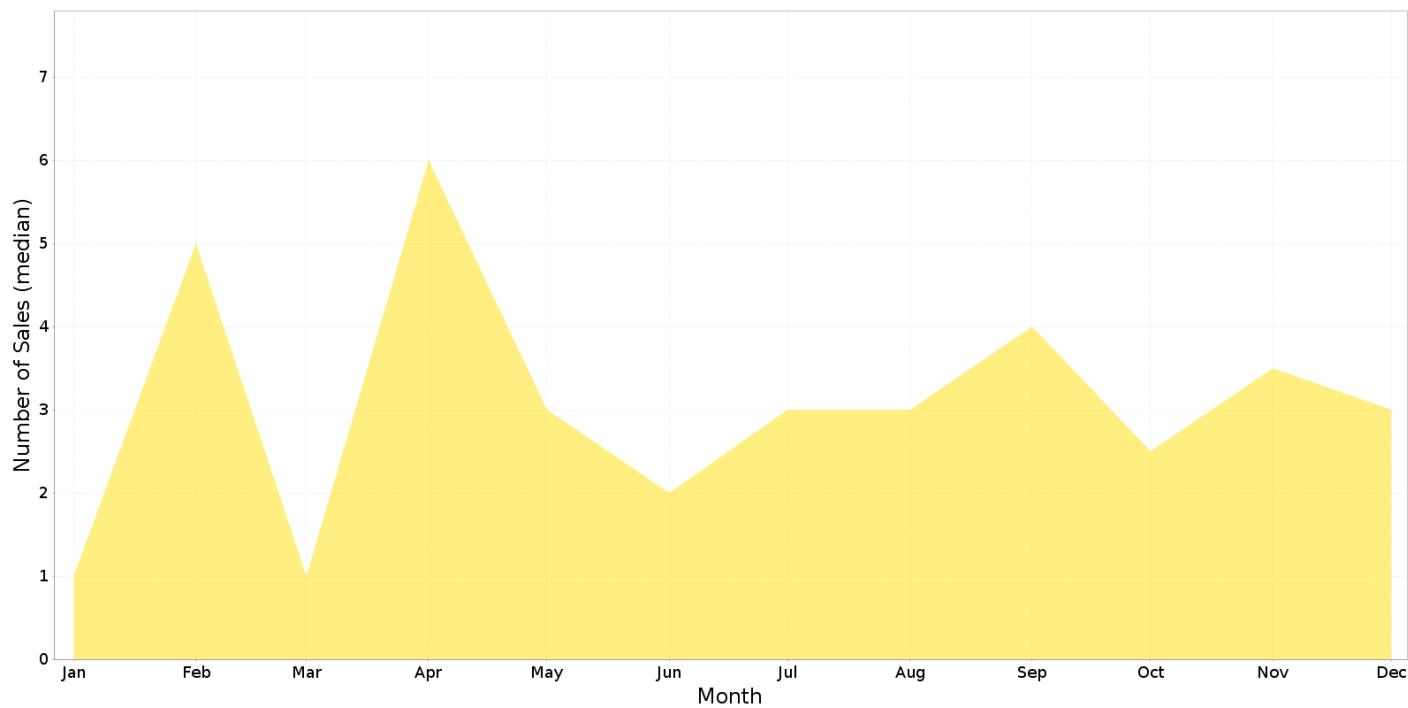
-0.8%

Current Median Price: \$1,805,000
Previous Median Price: \$1,820,000

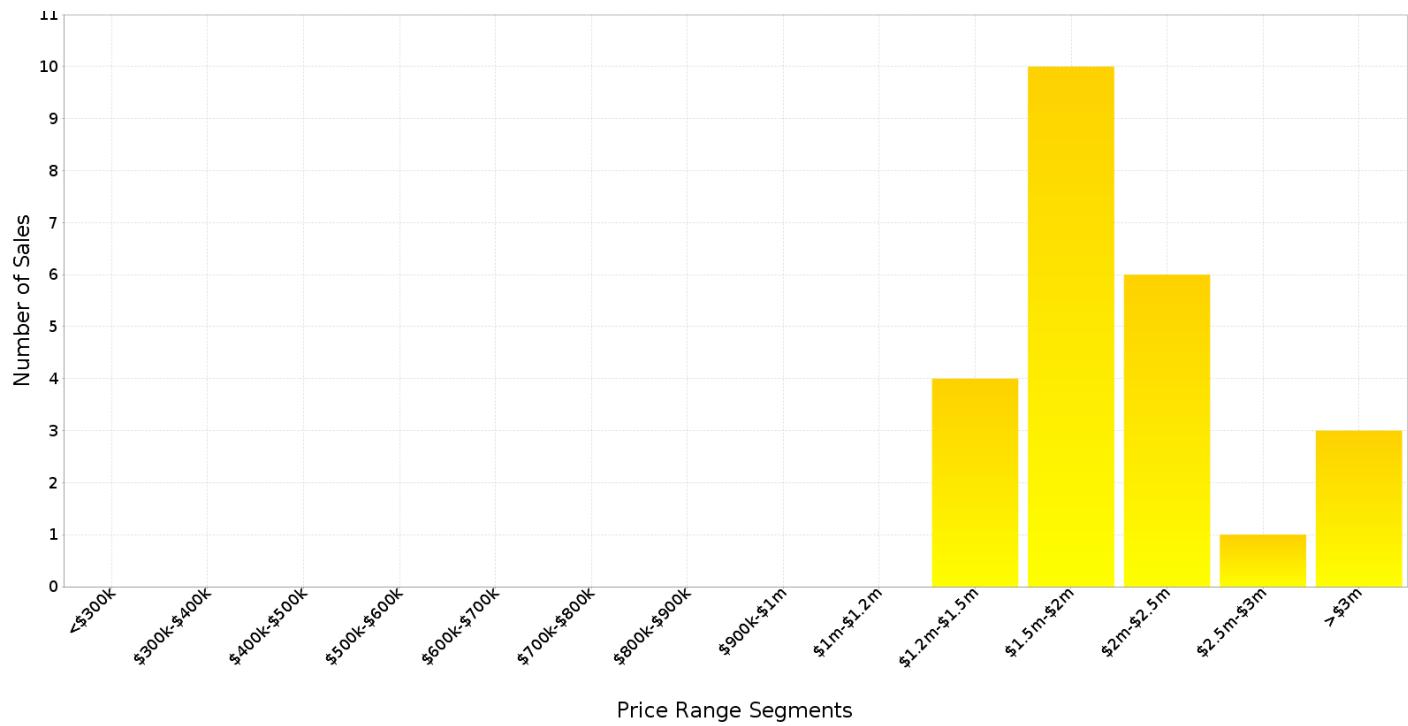
Based on 61 recorded House sales compared over the last two rolling 12 month periods



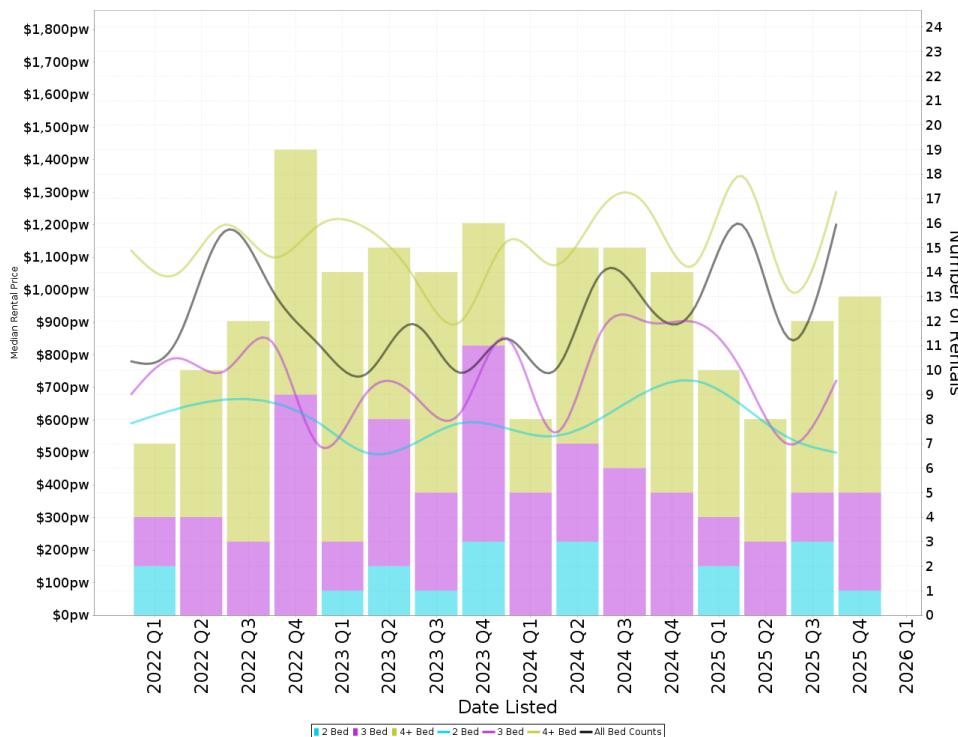
DEAKIN - Peak Selling Periods (3 years)



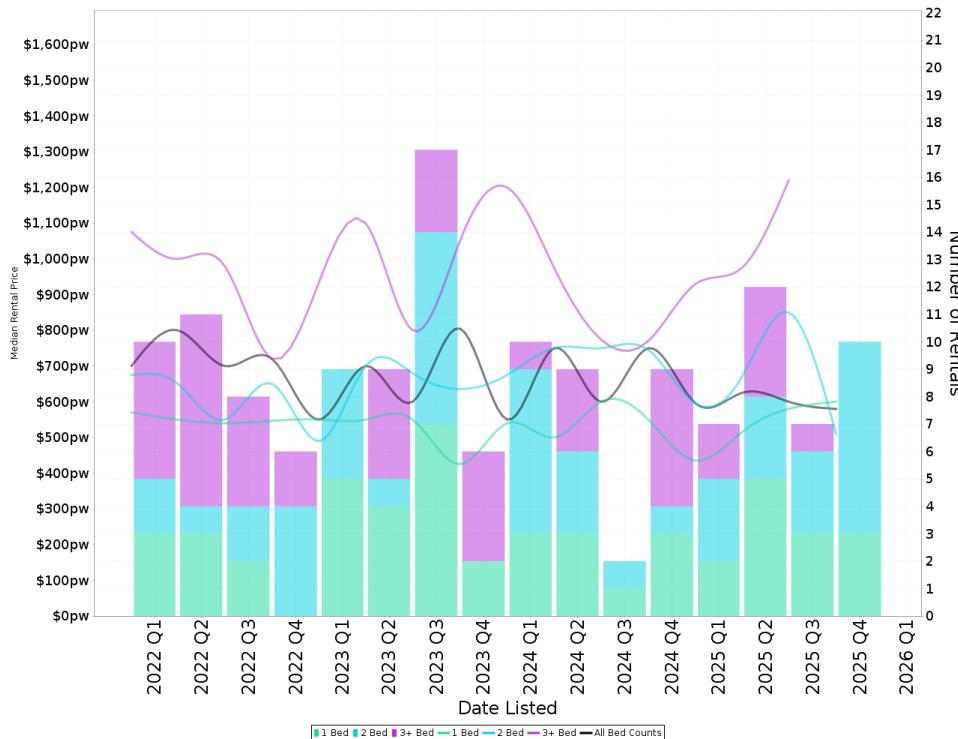
DEAKIN - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Median Weekly Rents (Units)



DEAKIN - Recently Sold Properties

Median Sale Price

\$1.8m

Based on 24 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

-0.8%

Current Median Price: \$1,805,000
Previous Median Price: \$1,820,000

Based on 61 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

24

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

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

46 BEAUCHAMP ST



\$2,495,000

4 NORMANBY CRES



\$3,062,500

11 ROBE ST



\$2,300,000

28 CARRINGTON ST



\$1,596,000

71 KENT ST



\$1,820,000

27 GORMANSTON CRES



\$2,350,000

10 DALY ST



\$1,800,000

17 GORMANSTON CRES



\$2,200,000

78 JERVOIS ST



\$1,465,000

22 DUGAN ST



12 NORMAN ST



72 NATIONAL CCT



27 NORMAN ST



DEAKIN - Properties For Rent

Median Rental Price

\$990 /w

Based on 43 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

+2.9%

Current Median Price: \$1,805,000
Current Median Rent: \$990

Based on 24 recorded House sales and 43 House rentals compared over the last 12 months

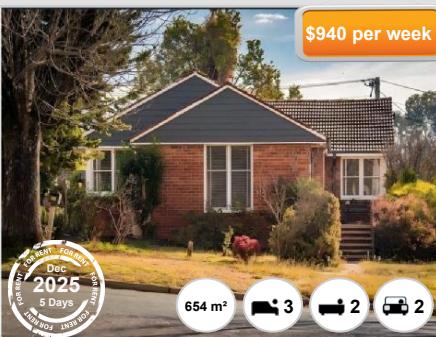
Number of Rentals

43

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

43 NEWDEGATE STREET



14 Nathan Street



14 Gawler Crescent



16 Beauchamp Street



69 Kent Street



8 B - Lawley Street



67 KENT STREET



1/43 GAWLER CRESCENT

