

Suburb flyover report

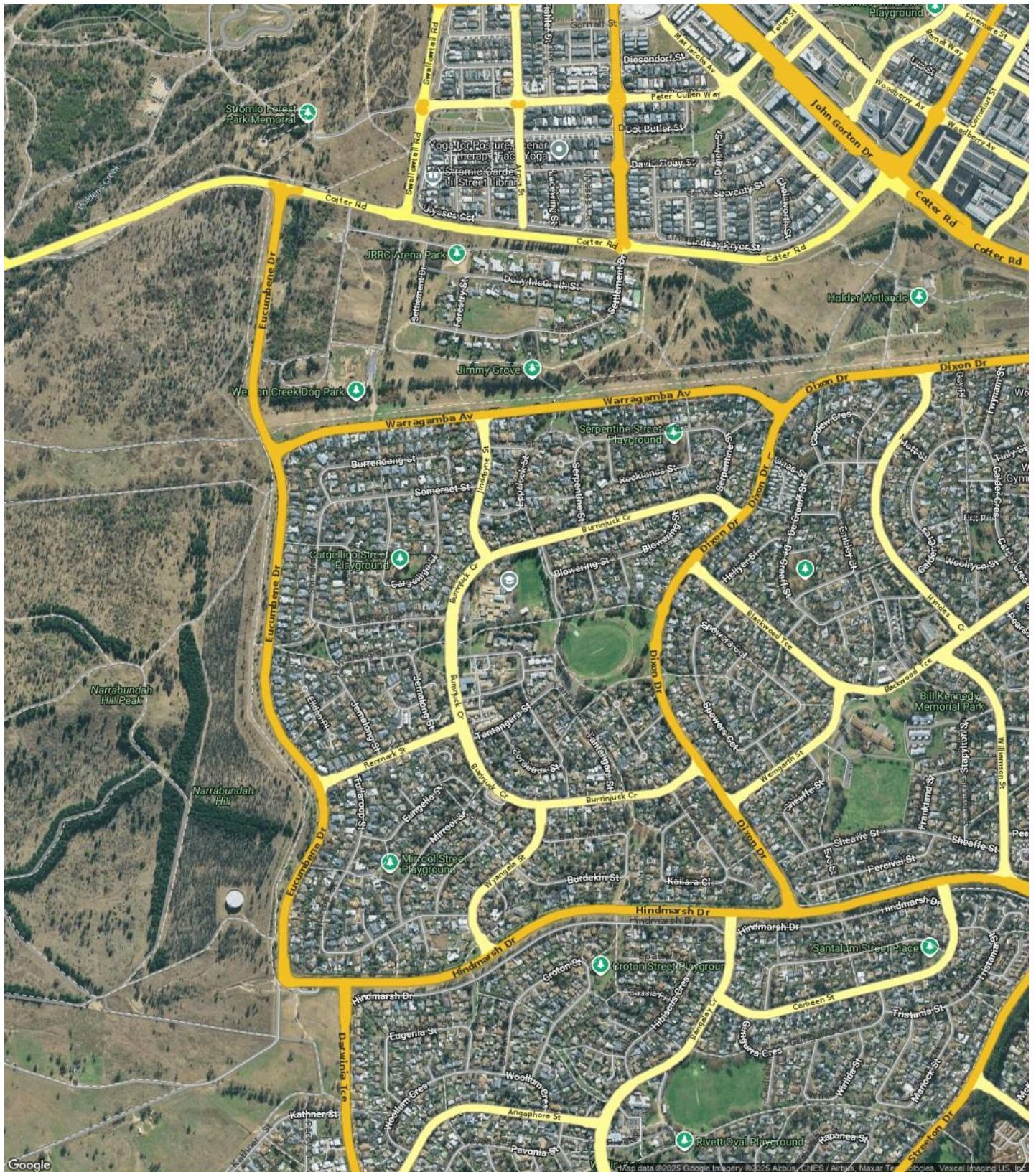
DUFFY (HOUSE)

PREPARED BY: CUSTOMER CARE VA , RAY WHITE CANBERRA

RayWhite.



DUFFY - 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 (pricefinder.com.au)

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DUFFY - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2008	46	\$ 455,000	0.0 %	\$ 220,000	\$ 1,180,000
2009	42	\$ 488,750	7.4 %	\$ 239,000	\$ 844,000
2010	44	\$ 595,500	21.8 %	\$ 455,000	\$ 1,185,000
2011	33	\$ 548,000	-8.0 %	\$ 449,000	\$ 955,000
2012	31	\$ 550,000	0.4 %	\$ 405,000	\$ 1,275,000
2013	41	\$ 545,000	-0.9 %	\$ 250,000	\$ 1,145,000
2014	46	\$ 535,500	-1.7 %	\$ 387,500	\$ 1,900,000
2015	47	\$ 595,000	11.1 %	\$ 99,000	\$ 1,000,000
2016	46	\$ 684,250	15.0 %	\$ 316,700	\$ 1,200,000
2017	41	\$ 740,000	8.1 %	\$ 300,000	\$ 2,075,000
2018	52	\$ 678,750	-8.3 %	\$ 540,000	\$ 1,500,000
2019	42	\$ 775,000	14.2 %	\$ 95,000	\$ 1,225,000
2020	46	\$ 807,250	4.2 %	\$ 550,000	\$ 2,200,000
2021	41	\$ 971,000	20.3 %	\$ 425,000	\$ 1,910,000
2022	50	\$ 1,095,000	12.8 %	\$ 135,000	\$ 2,185,000
2023	45	\$ 970,000	-11.4 %	\$ 406,397	\$ 2,700,000
2024	40	\$ 982,500	1.3 %	\$ 805,000	\$ 2,300,000
2025	27	\$ 950,000	-3.3 %	\$ 745,000	\$ 1,850,000
2026	0				

Median Sale Price

\$950k

Based on 27 recorded House sales within the last 12 months (2025)

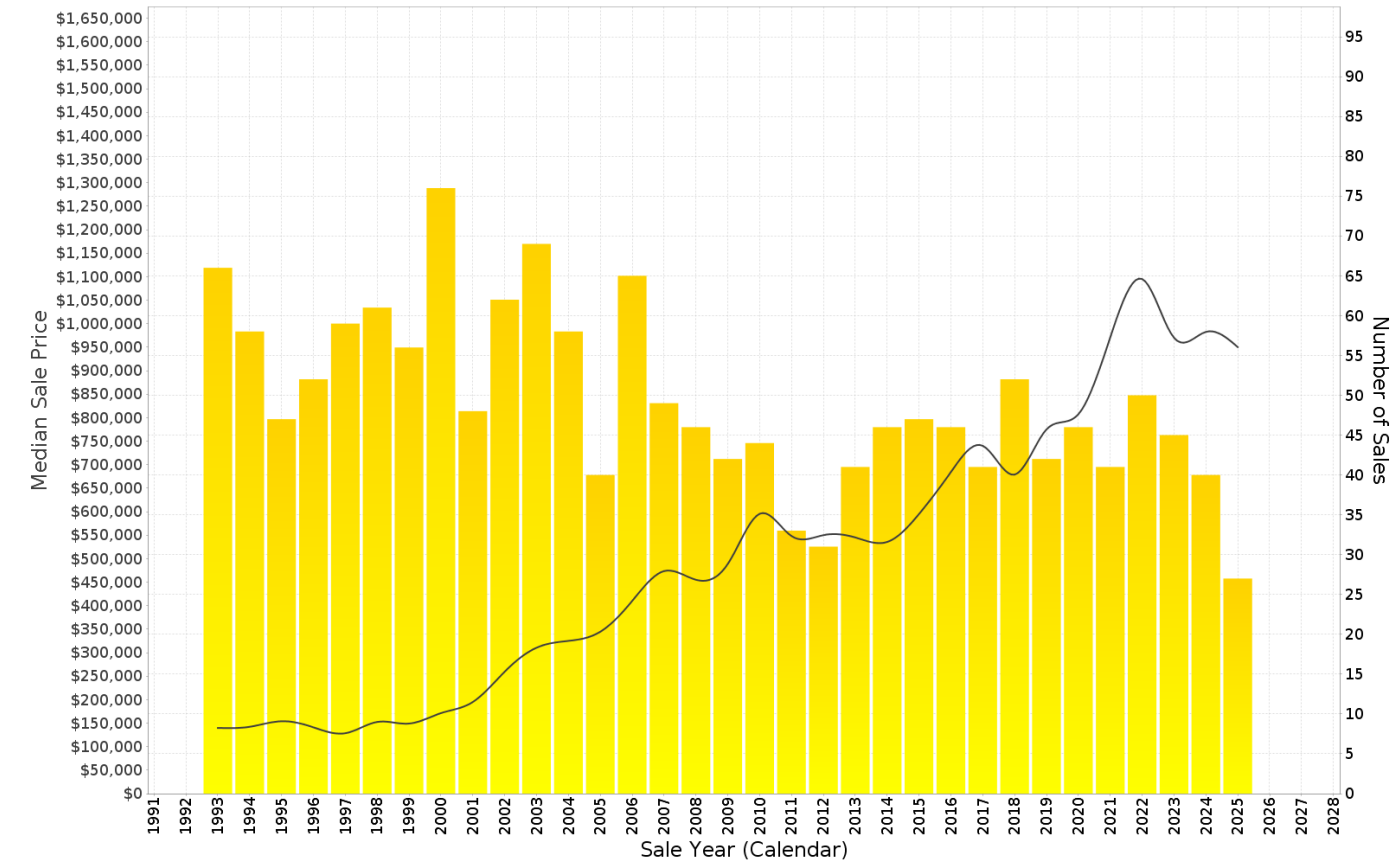
Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

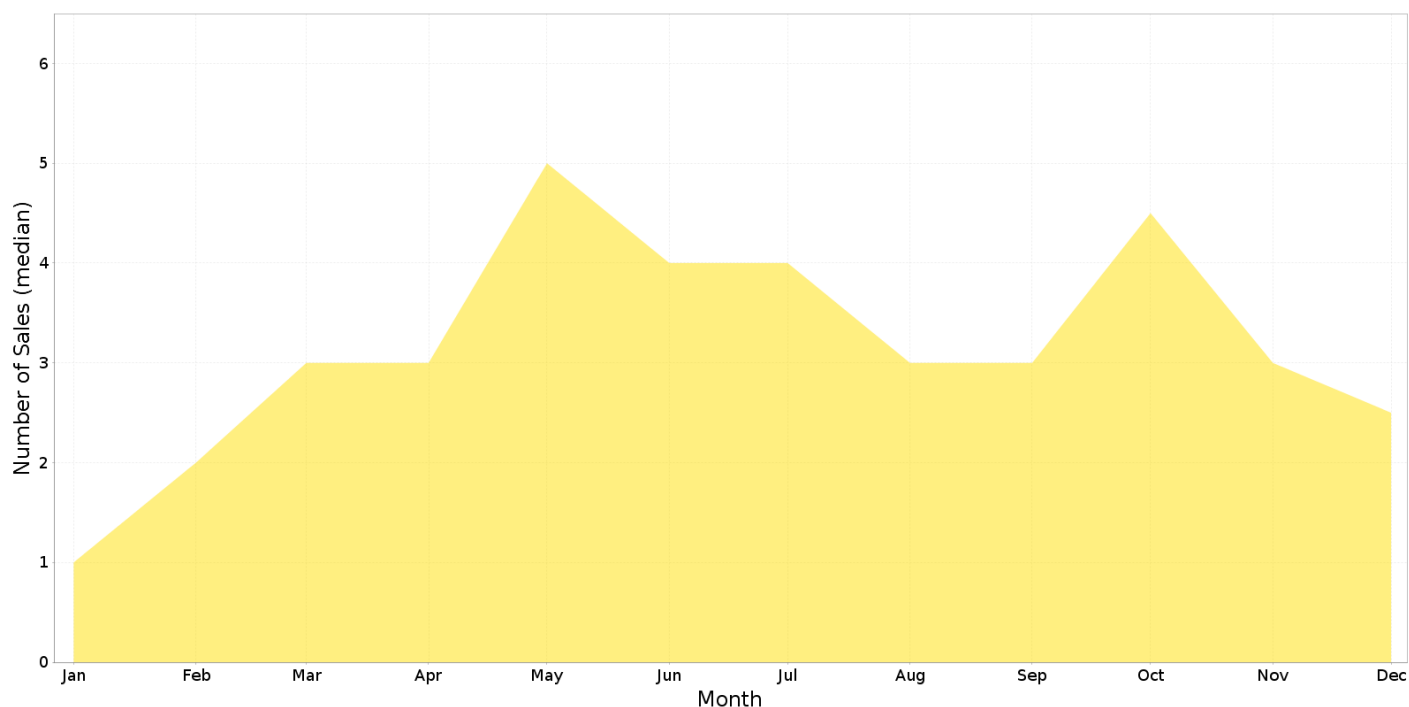
-3.3%

Current Median Price: \$950,000
Previous Median Price: \$982,500

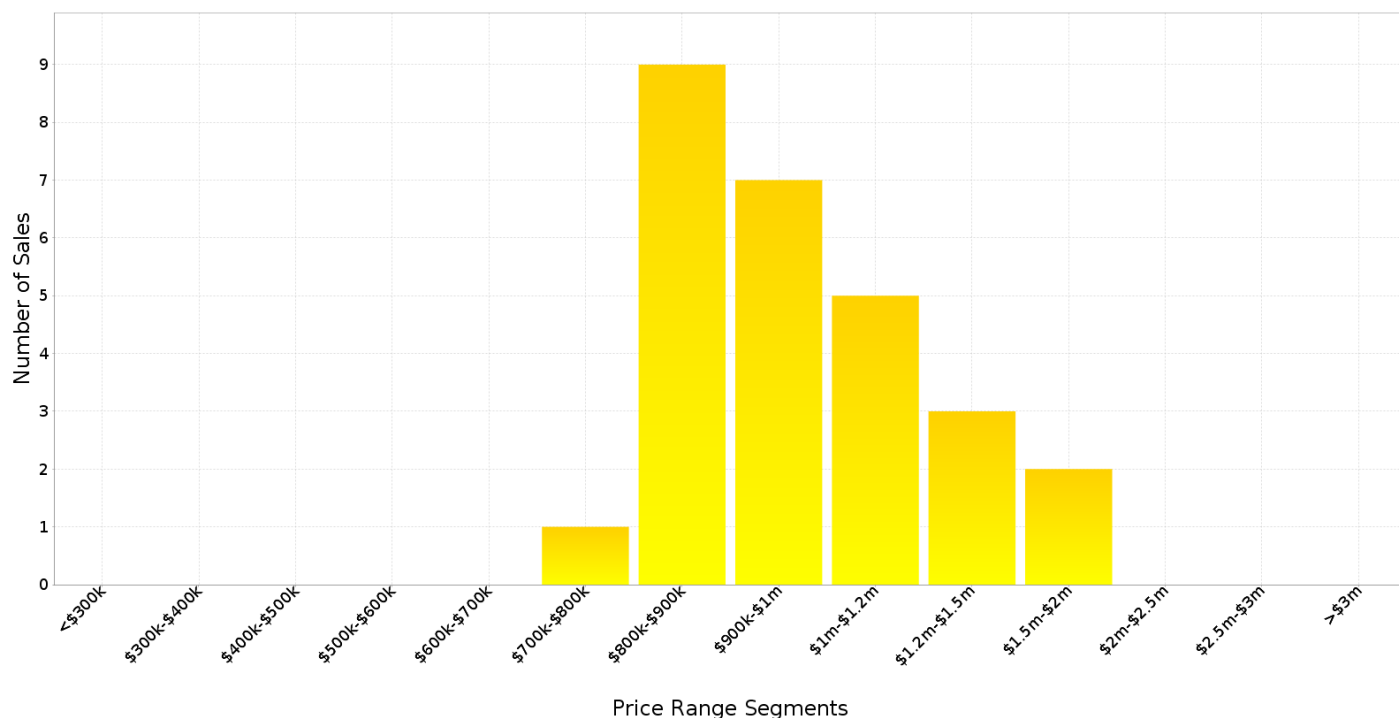
Based on 67 recorded House sales compared over the last two rolling 12 month periods



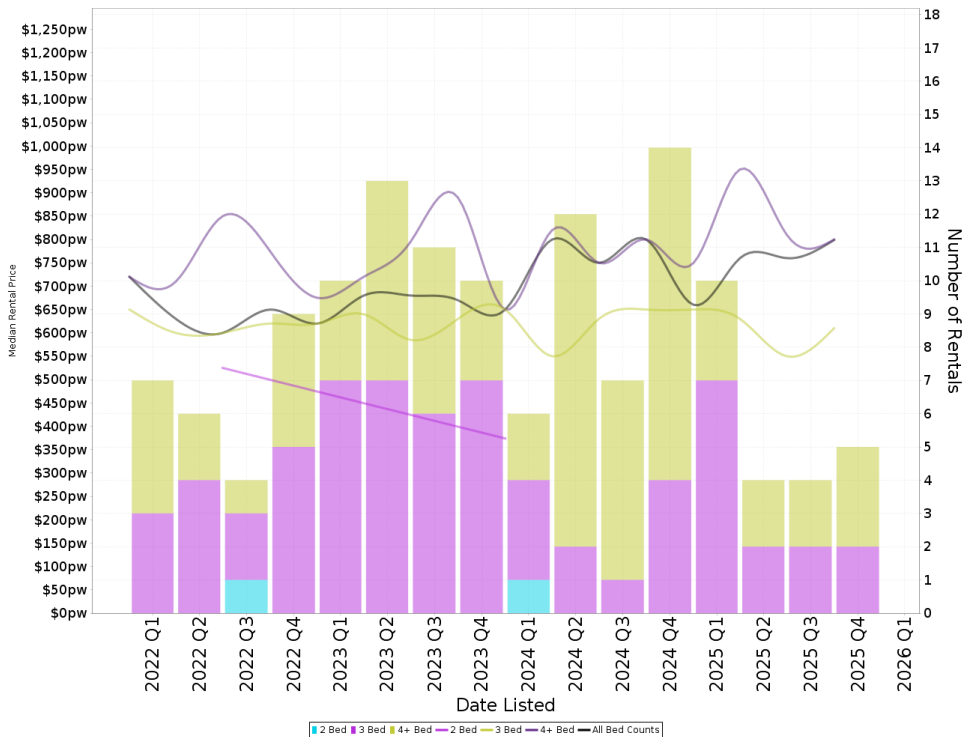
DUFFY - Peak Selling Periods (3 years)



DUFFY - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

-3.3%

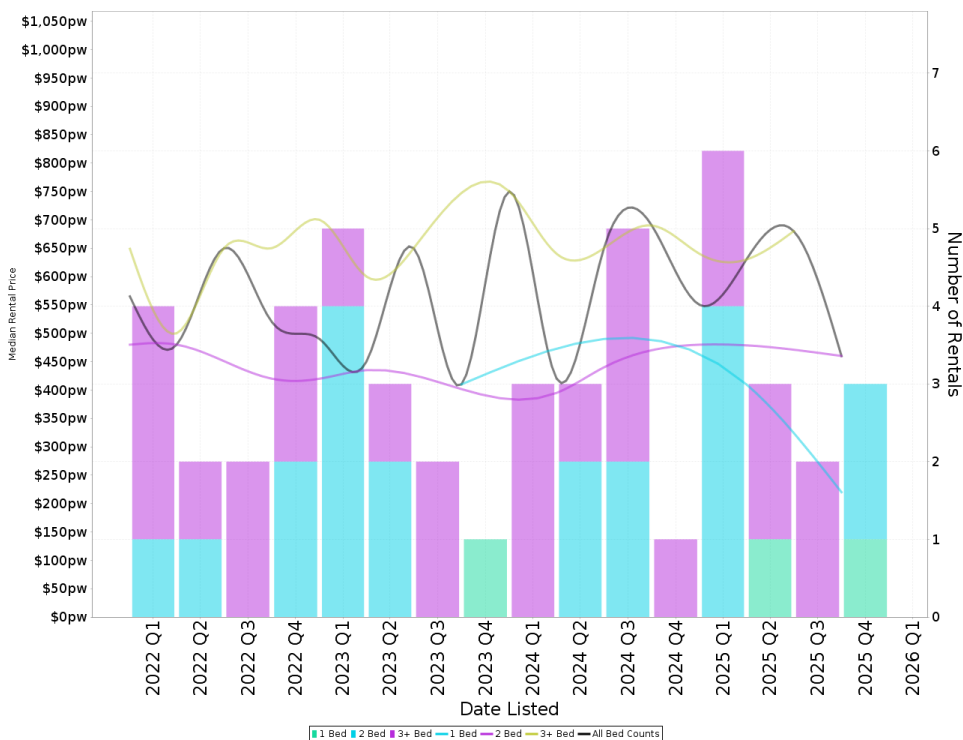
Current Median Price: \$950,000
Previous Median Price: \$982,500
 Based on 67 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+3.9%

Current Median Price: \$950,000
Current Median Rent: \$720
 Based on 23 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+0.5%

Current Median Price: \$759,000
Previous Median Price: \$755,000
 Based on 19 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+4.1%

Current Median Price: \$759,000
Current Median Rent: \$600
 Based on 14 registered Unit rentals compared over the last 12 months.

DUFFY - Recently Sold Properties

Median Sale Price

\$950k

Based on 27 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

-3.3%

Current Median Price: \$950,000
Previous Median Price: \$982,500

Based on 67 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

27

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

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

22 KALLARA CL



5 JINDABYNE ST



36 KALLARA CL



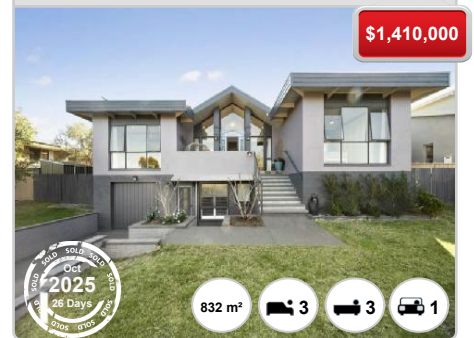
9/30 EUNGELLA ST



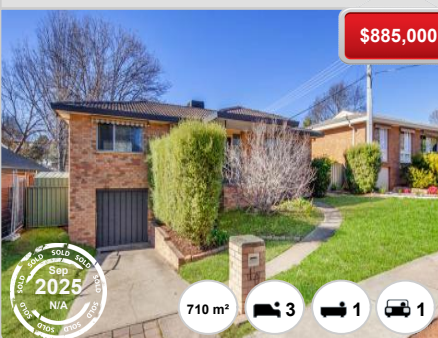
28 MIRROOL ST



6 TULLAROOP ST



10 TANTANGARA ST



13 MOKOAN PL

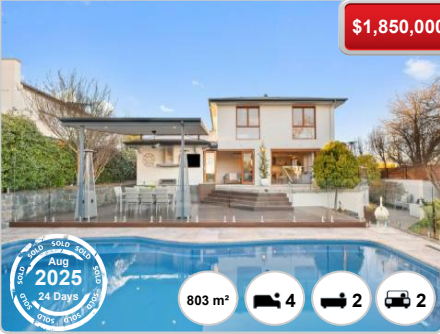


72 BURRINJUCK CRES



64 SOMERSET ST

\$1,850,000



4 KALLARA CL

\$850,000



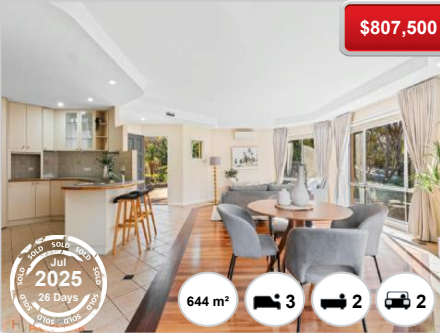
12 WYANGALA ST

\$965,000



14 EUNGELLA ST

\$807,500



DUFFY - Properties For Rent

Median Rental Price

\$720 /w

Based on 23 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: \$950,000
Current Median Rent: \$720

Based on 27 recorded House sales and 23 House rentals compared over the last 12 months

Number of Rentals

23

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

