

# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$1.95m**

Quarterly Price Change

**2.63% ↑**

## Median Unit Price\*

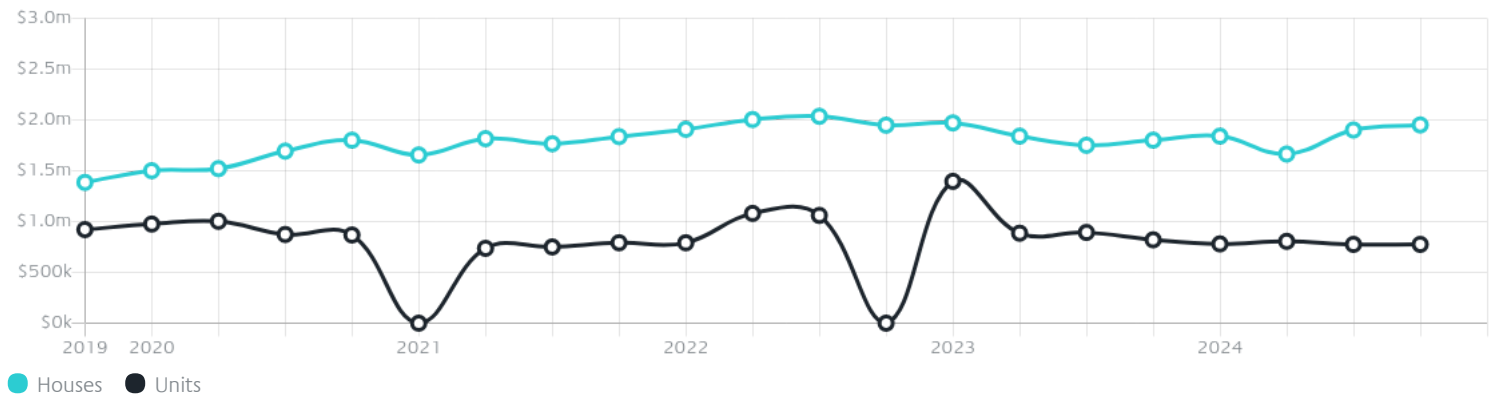
Median

**\$775k**

Quarterly Price Change

**0.00% ↓**

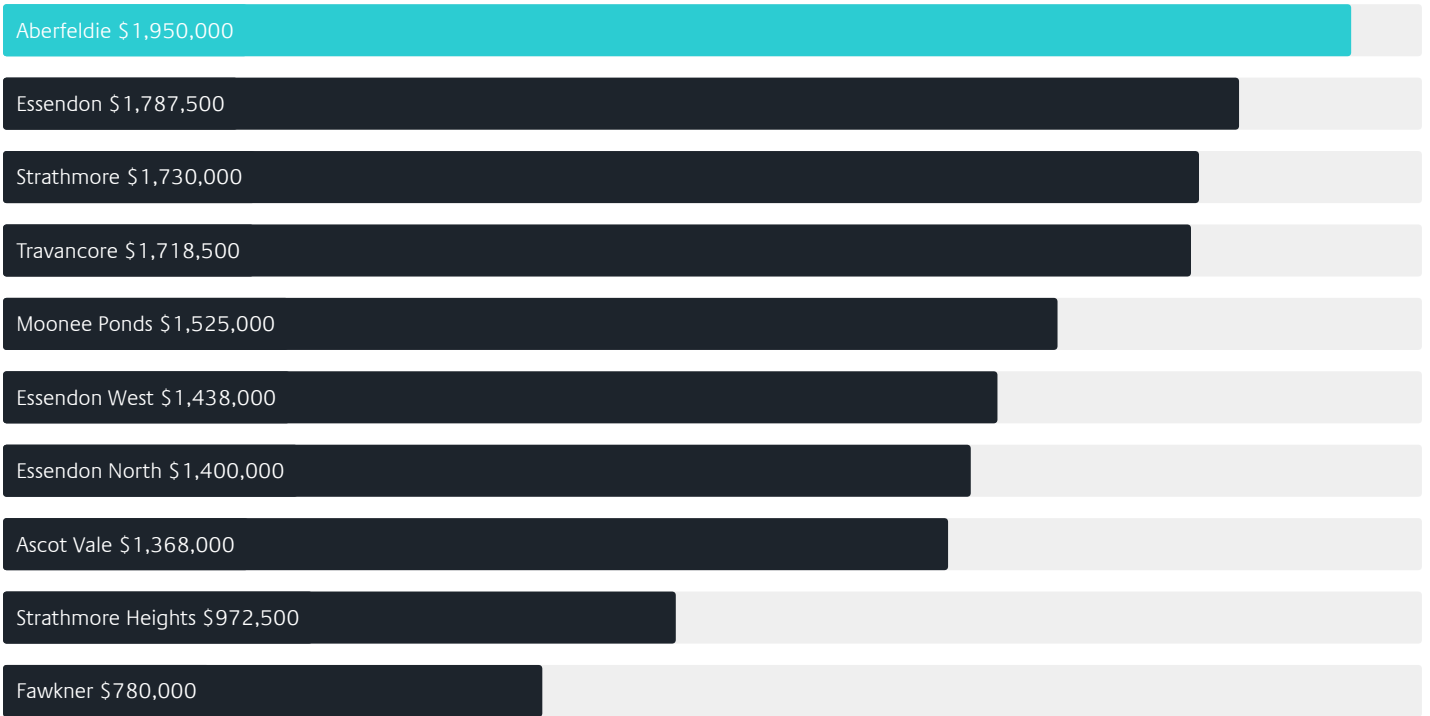
## Quarterly Price Change\*



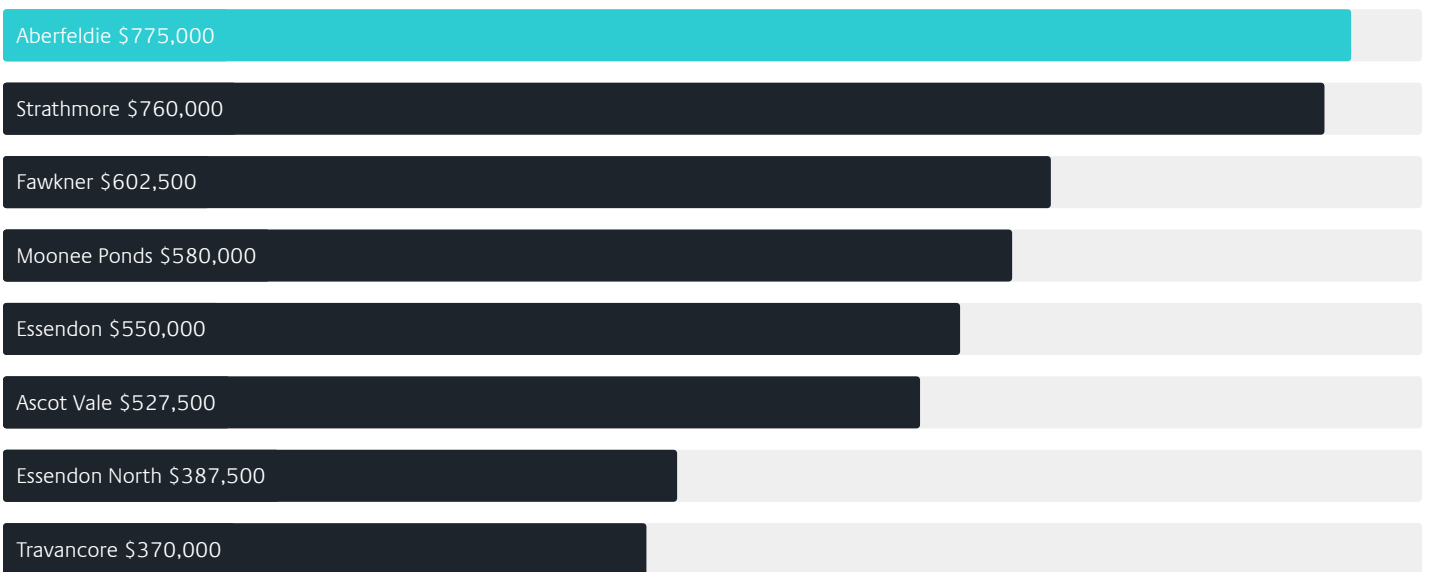
# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

## Sale Method\*



● Auction 100%

## Auction Clearance Rate\*

46.67%

## Median Days on Market<sup>^</sup>

42 days

## Average Hold Period\*

5.0 years

# Insights

## Dwelling Type<sup>^</sup>



● Houses 67% ● Units 33%

## Ownership<sup>^</sup>



● Owned Outright 42% ● Mortgaged 40% ● Rented 18%

## Population<sup>^</sup>

3,925

## Median Asking Rent per week\*

\$675

## Population Growth<sup>^</sup>

0.72%

## Rental Yield\*

1.65%

## Median Age<sup>^</sup>













41 years

## Median Household Size<sup>^</sup>













2.8 people

# Sold Properties~













Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburbinsights](http://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 36 Aberdeen St Aberfeldie	5	House	\$2,200,000	07 Dec 2024
 3/39 Caroline St Aberfeldie	4	Townhouse	\$1,400,000	29 Nov 2024
 14a St Kinnord St Aberfeldie	2	House	\$1,505,000	27 Nov 2024
 16 Tilba St Aberfeldie	3	House	\$2,055,000	26 Nov 2024
 3/7 Derry St Aberfeldie	3	Villa	\$745,000	22 Nov 2024
 1/31 Ramsay St Aberfeldie	2	Flat/Unit/Apartment	\$325,000	21 Nov 2024
 17 Brunel St Aberfeldie	4	House	\$1,930,000	09 Nov 2024
 35 Caroline St Aberfeldie	3	House	\$1,430,000	04 Nov 2024
 69 Fawkner St ABERFELDIE	4	House	\$1,510,000	30 Oct 2024
 63 Brunel St Aberfeldie	3	House	\$1,710,000	19 Oct 2024
 2/51 Brunel St Aberfeldie	3	Unit	\$1,000,000	12 Oct 2024
 12 May St Aberfeldie	4	House	\$1,393,000	21 Sep 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 5 Alma St ABERFELDIE	3	House	\$2,700,000	11 Sep 2024
 14 Caroline St Aberfeldie	1	Land	\$1,975,000	05 Sep 2024
 3/389 Buckley St Aberfeldie	2	Unit	\$612,500	10 Aug 2024
 3/37 Afton St Aberfeldie	3	Townhouse	\$798,000	09 Aug 2024
 11 Brunel St Aberfeldie	4	House	\$2,010,000	05 Aug 2024
 1/11 Caroline St Aberfeldie	2	Villa	\$700,000	02 Aug 2024
 2/411 Buckley St Aberfeldie	2	Unit	\$650,000	27 Jul 2024
 17 Beaver St Aberfeldie	4	House	\$4,900,000	27 Jul 2024
 10 Combermere St Aberfeldie	4	House	\$2,640,000	18 Jul 2024
 25 Aberdeen St Aberfeldie	3	House	\$1,900,000	18 Jul 2024
 3/313 Buckley St Aberfeldie	3	House	\$890,000	15 Jul 2024
 102 Fawkner St Aberfeldie	5	House	\$2,700,000	04 Jul 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 11 Derry St Aberfeldie	4	House	\$1,725,000	29 Jun 2024
 1/34 Arthur St Aberfeldie	2	House	\$920,000	26 Jun 2024
 3/15 St Kinnord St Aberfeldie	4	Townhouse	\$1,235,500	22 Jun 2024
 30 Aberfeldie St Aberfeldie	3	House	\$2,050,000	14 Jun 2024
 73 Fawkner St Aberfeldie	5	House	\$2,950,000	01 Jun 2024
 4/8 Alma St Aberfeldie	2	Flat/Unit/Apartment	\$846,000	23 May 2024
 48 Allan St Aberfeldie	2	House	\$1,400,000	23 May 2024
 1a Vida St Aberfeldie	3	House	\$1,240,000	23 May 2024
 2c Batman St Aberfeldie	4	House	\$1,475,000	08 May 2024
 104/305 Buckley St Aberfeldie	2	Unit	\$477,500	06 May 2024
 8/257 Buckley St Aberfeldie	2	Apartment	\$607,000	04 May 2024
 3/46 Arthur St Aberfeldie	3	Townhouse	\$1,160,000	02 May 2024



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Data is current as of PDF generation date 20/01/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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