

JellisCraig

BOX HILL NORTH

Suburb Report

Know your neighbourhood.



BOX HILL NORTH SUBURB REPORT

Median House Price*

Median

\$1.36m

Quarterly Price Change

1.26% ↑

Median Unit Price*

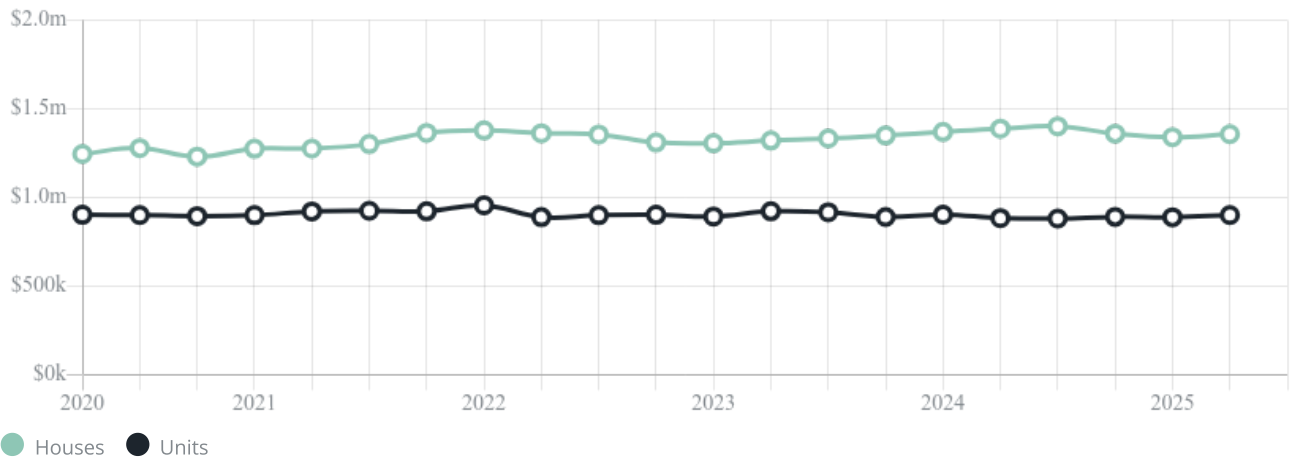
Median

\$901k

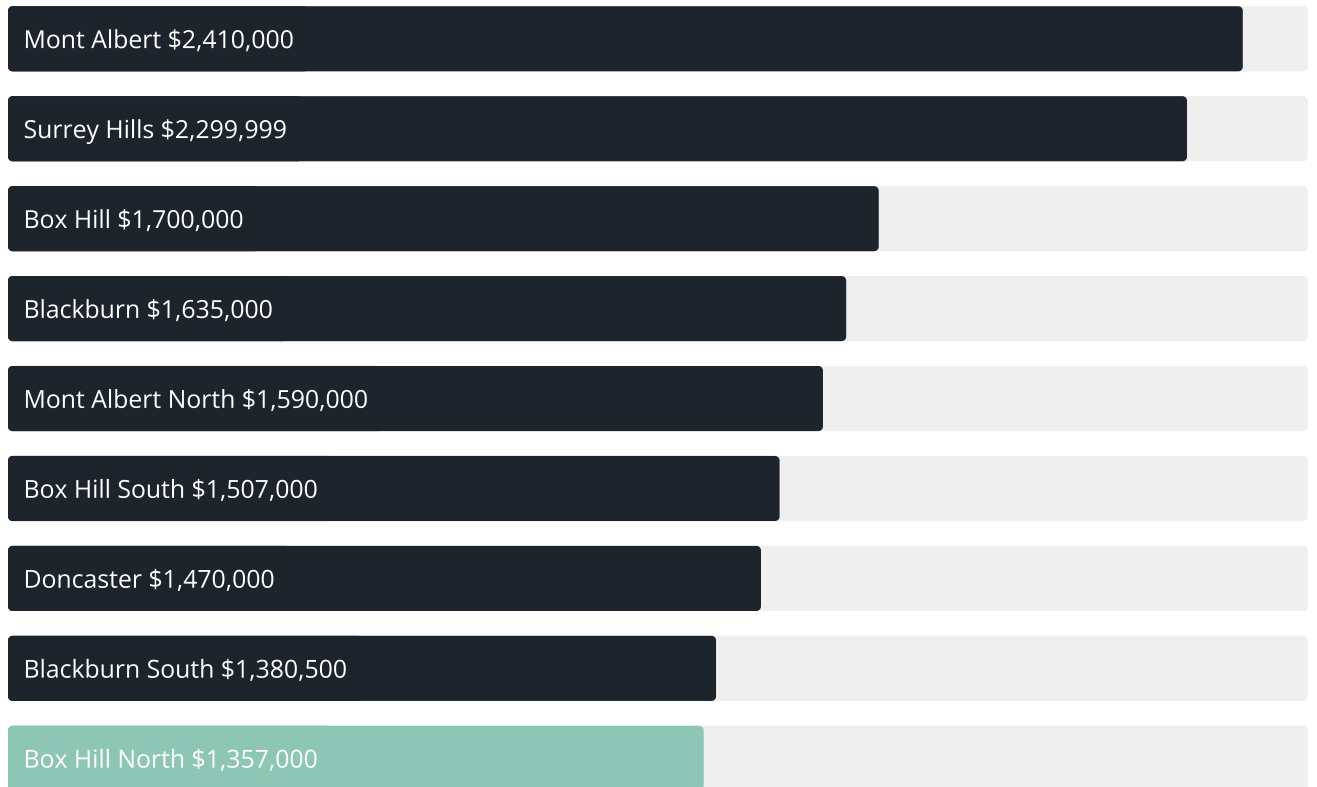
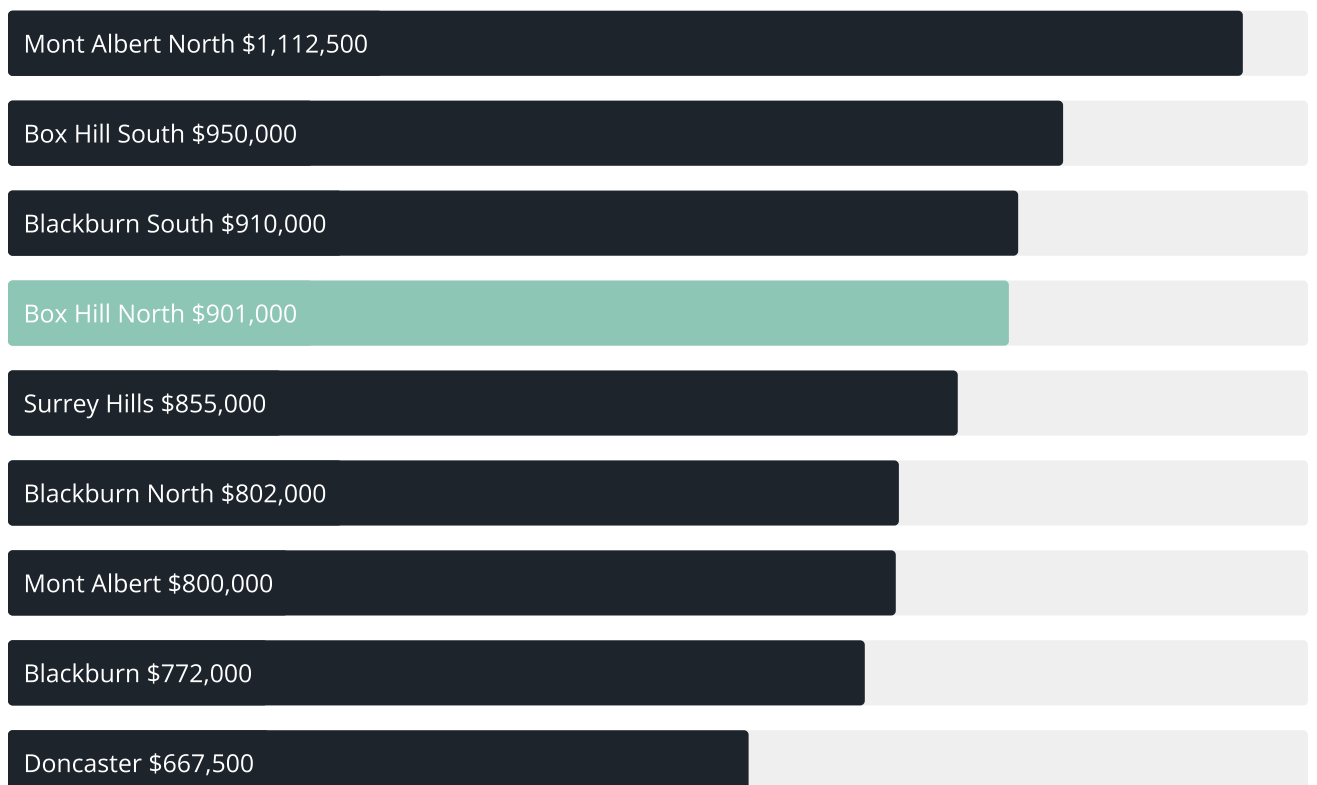
Quarterly Price Change

1.46% ↑

Quarterly Price Change*



BOX HILL NORTH SUBURB REPORT

Median House Sale Price^{*}Median Unit Sale Price^{*}

BOX HILL NORTH SUBURB REPORT

Sale Method*



● Auction 83%
● Private 17%

Auction Clearance Rate*

78.85%

Median Days on Market^

29 days

Average Hold Period*

7.0 years

Dwelling Type^



● Houses 62% ● Units 38%

Ownership^



● Owned Outright 38% ● Mortgaged 33% ● Rented 29%

Population^

12,337

Median Asking Rent per week*

\$650

Population Growth^

3.90%

Rental Yield*

2.42%

Median Age^








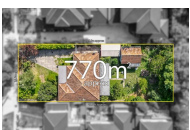


37 years

Median Household Size^









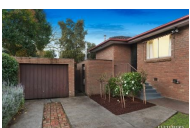

2.6 people

BOX HILL NORTH SUBURB REPORT











Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 11 Campaspe St Box Hill North	4	House	\$1,460,000	20 Sep 2025
 3 Kerr La Box Hill North	2	Unit	\$821,000	20 Sep 2025
 3/93 Harrison St Box Hill North	3	Townhouse	\$960,000	19 Sep 2025
 1/71 Peter St Box Hill North	3	Townhouse	\$1,140,000	16 Sep 2025
 130 Woodhouse Gr Box Hill North	4	House	\$2,260,000	13 Sep 2025
 51 Peter St Box Hill North	4	Townhouse	\$1,120,000	13 Sep 2025
 18 Paisley St Box Hill North	4	House	\$1,530,000	13 Sep 2025
 120 Dorking Rd Box Hill North	2	House	\$1,510,000	12 Sep 2025
 8/74 Thames St Box Hill North	1	Apartment	\$325,000	11 Sep 2025
 2 Eva Cr Box Hill North	3	House	\$1,152,000	06 Sep 2025

BOX HILL NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1/23 Tyne St Box Hill North	2	Unit	\$745,000	06 Sep 2025
 9 Paisley St Box Hill North	5	House	\$3,010,000	06 Sep 2025
 3/38 Packham St Box Hill North	3	Unit	\$1,010,000	30 Aug 2025
 40 Springfield Rd Box Hill North	4	House	\$1,310,000	30 Aug 2025
 1 Leach Av Box Hill North	5	House	\$3,326,000	30 Aug 2025
 106 Woodhouse Gr Box Hill North	4	House	\$1,350,000	30 Aug 2025
 7 Vista Ct Box Hill North	4	House	\$1,500,000	23 Aug 2025
 1/42 Peter St Box Hill North	3	Flat/Unit/Apartment	\$1,140,888	19 Aug 2025
 4/22 Tyne St Box Hill North	2	Unit	\$828,000	16 Aug 2025
 2 Third Av Box Hill North	3	House	\$1,222,000	16 Aug 2025

BOX HILL NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/5 Fortune St Box Hill North	3	Unit	\$1,291,000	16 Aug 2025
 5/93 Harrison St Box Hill North	3	Townhouse	\$980,000	16 Aug 2025
 5/5 Padgham Ct Box Hill North	2	Unit	\$650,000	13 Aug 2025
 36 Harrison St Box Hill North	3	House	\$1,430,000	13 Aug 2025
 14 Lawford St Box Hill North	3	House	\$1,082,000	02 Aug 2025
 4 Rye St Box Hill North	3	House	\$1,346,888	02 Aug 2025
 45 Mersey St Box Hill North	4	House	\$1,635,000	02 Aug 2025
 5/10 Fortune St Box Hill North	3	Flat/Unit/Apartment	\$1,165,000	29 Jul 2025
 10 Eram Rd Box Hill North	5	House	\$1,560,000	26 Jul 2025
 27 Aspinall Rd Box Hill North	1	House	\$1,291,000	26 Jul 2025



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Data is current as of PDF generation date 01/10/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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