

BOX HILL

## *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$1.66m**

Quarterly Price Change

**-2.63% ↓**

## Median Unit Price\*

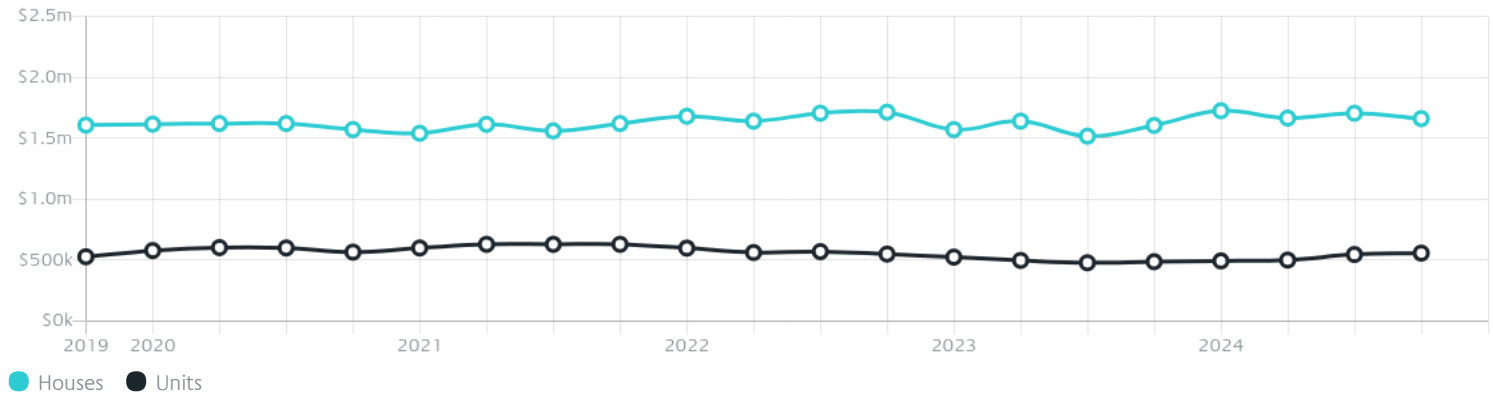
Median

**\$558k**

Quarterly Price Change

**2.08% ↑**

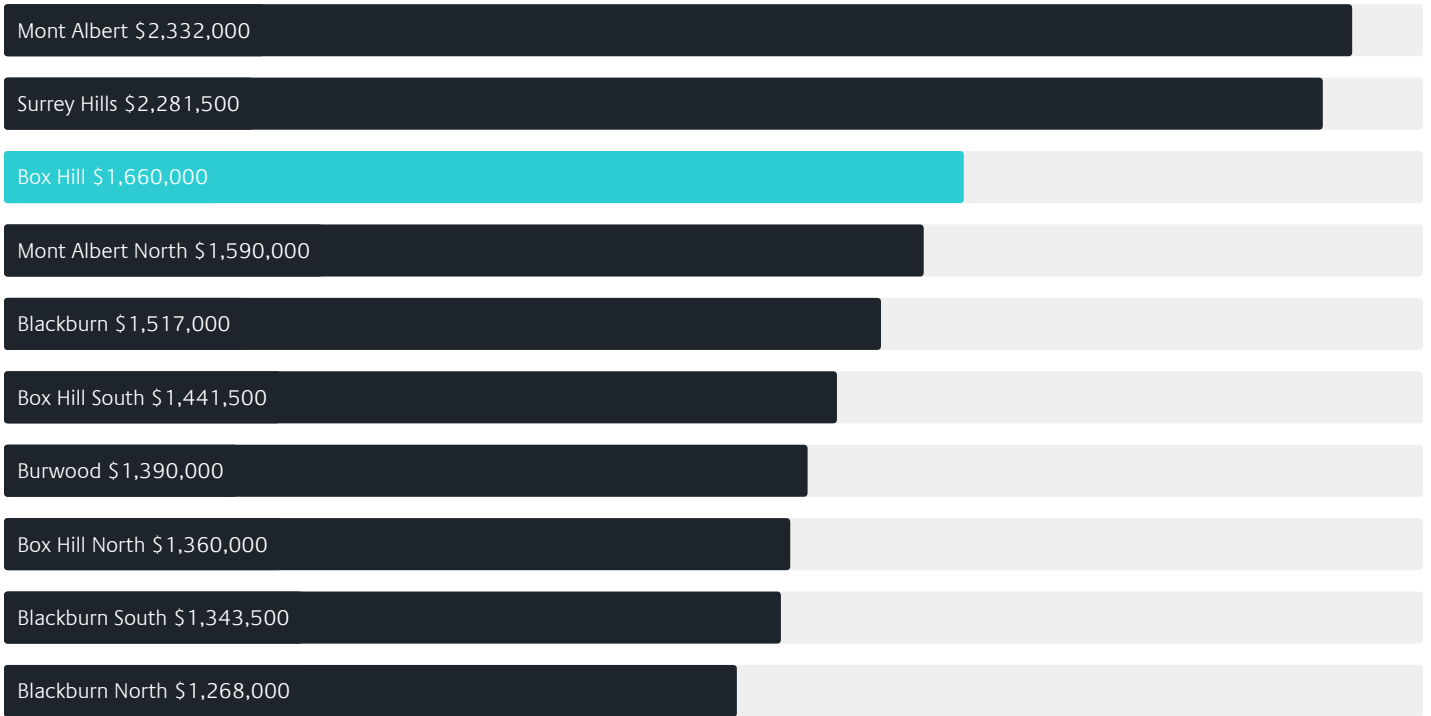
## Quarterly Price Change\*



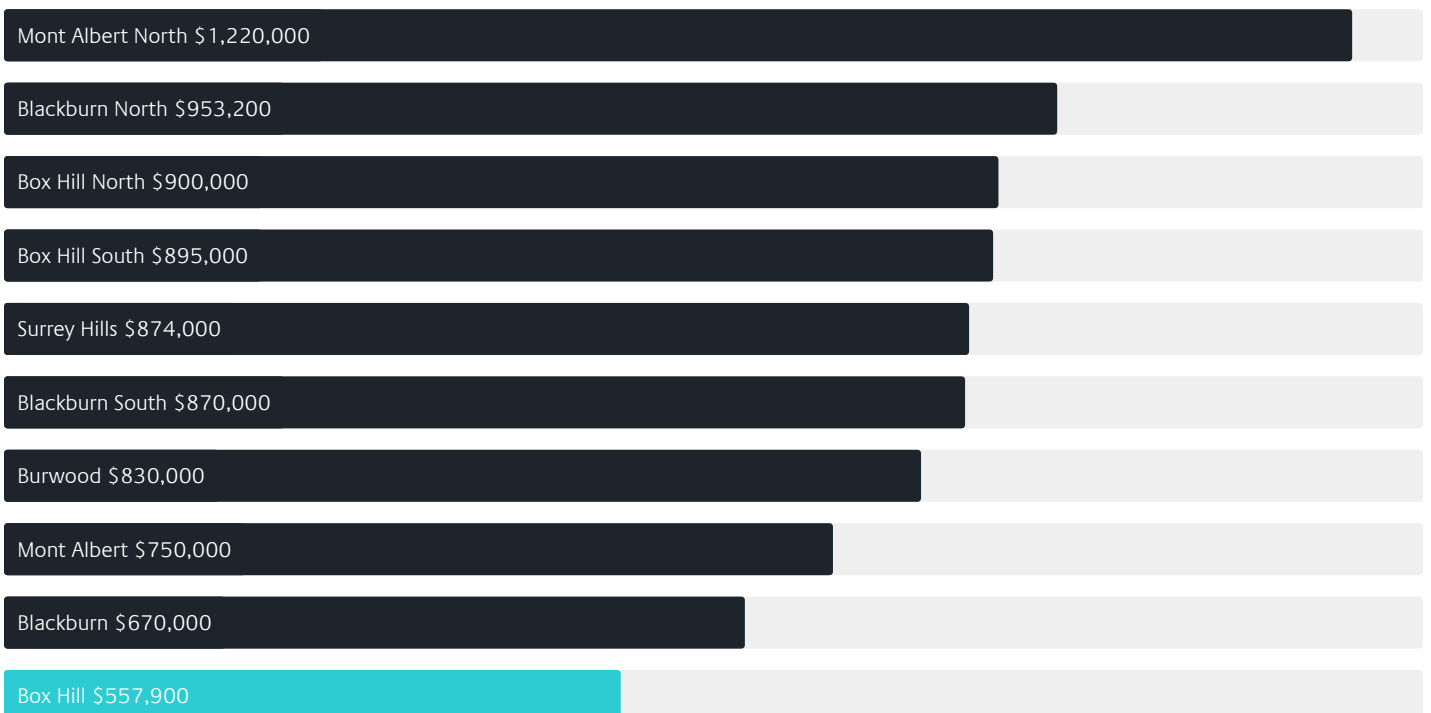
# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

## Sale Method<sup>\*</sup>



● Auction 22%  
● Private 78%

## Auction Clearance Rate<sup>\*</sup>

76.47%

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

54 days

## Average Hold Period<sup>\*</sup>

6.0 years

# Insights

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



● Houses 22% ● Units 78%

## Ownership<sup>^</sup>



● Owned Outright 23% ● Mortgaged 21% ● Rented 56%

## Population<sup>^</sup>

14,353

## Median Asking Rent per week<sup>\*</sup>

\$580

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

25.96%

## Rental Yield<sup>\*</sup>

1.71%

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













33 years

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











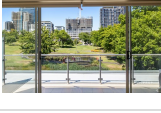

2.2 people

# 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
 503/712 Station St Box Hill	2	Apartment	\$435,000	27 Mar 2025
 315/6 John St Box Hill	1	Apartment	\$140,500	26 Mar 2025
 3/10 Simpsons Rd Box Hill	3	Townhouse	\$896,000	22 Mar 2025
 28 Collins St Box Hill	3	House	\$1,725,000	22 Mar 2025
 1509/545 Station St Box Hill	2	Apartment	\$582,000	15 Mar 2025
 10/14-16 James St Box Hill	1	Apartment	\$310,000	13 Mar 2025
 407/19-21 Poplar St Box Hill	2	Apartment	\$410,000	10 Mar 2025
 1423/850 Whitehorse Rd Box Hill	2	Apartment	\$465,000	06 Mar 2025
 35/16 Poplar St Box Hill	1	Unit	\$112,000	06 Mar 2025
 1/55 Bank St Box Hill	2	Unit	\$670,000	04 Mar 2025
 20 Standard Av Box Hill	2	House	\$850,000	27 Feb 2025
 906/36 Prospect St Box Hill	1	Strata Unit/Flat	\$500,000	25 Feb 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 7/1093 Whitehorse Rd Box Hill	4	Flat/Unit/Apartment	\$1,135,000	24 Feb 2025
 1/15 Bishop St Box Hill	2	Unit	\$805,000	22 Feb 2025
 2023/850 Whitehorse Rd Box Hill	2	Subdivided Flat - Single OYO Flat	\$450,000	21 Feb 2025
 2709/850 Whitehorse Rd Box Hill	2	Apartment	\$670,000	19 Feb 2025
 1402/11 Prospect St Box Hill	3	Subdivided Flat - Single OYO Flat	\$655,790	19 Feb 2025
 4/21 Thames St Box Hill	2	Unit	\$682,000	15 Feb 2025
 1/95 Albion Rd Box Hill	2	Unit	\$700,000	15 Feb 2025
 50/5 Archibald St Box Hill	1	Apartment	\$95,000	12 Feb 2025
 3/9-11 Kent Rd Box Hill	1	Unit	\$275,000	12 Feb 2025
 LG2/1 Archibald St Box Hill	2	Subdivided Flat - Single OYO Flat	\$439,000	12 Feb 2025
 204/95 Thames St Box Hill	2	Apartment	\$490,000	11 Feb 2025
 802/15 Irving Av Box Hill	2	Subdivided Flat - Single OYO Flat	\$525,000	11 Feb 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 312/712 Station St Box Hill	2	Apartment	\$430,000	10 Feb 2025
 1505/6 Wellington Rd Box Hill	2	Strata Unit/Flat	\$499,000	08 Feb 2025
 113/6 John St Box Hill	1	Unit	\$132,000	07 Feb 2025
 404/9 Ellingworth Pde Box Hill	2	Subdivided Flat - Single OYO Flat	\$538,000	03 Feb 2025
 603/17 Arnold St Box Hill	3	Subdivided Flat - Single OYO Flat	\$755,000	03 Feb 2025
 3/30 Simpsons Rd Box Hill	2	Unit	\$718,000	01 Feb 2025
 604/1 Watts St Box Hill	2	Apartment	\$470,000	31 Jan 2025
 5/28 Ashted Rd Box Hill	2	Strata Flat - Single OYO Flat	\$380,000	22 Jan 2025
 404/1 Wellington Rd Box Hill	1	Apartment	\$127,000	21 Jan 2025
 19 Poplar St Box Hill	2	House	\$510,000	20 Jan 2025
 101/17 Poplar St Box Hill	2	Subdivided Flat - Single OYO Flat	\$430,000	20 Jan 2025
 17/41-45 Harrow St Box Hill	2	Apartment	\$555,000	19 Jan 2025

# Jellis Craig

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[jelliscraig.com.au](http://jelliscraig.com.au)

Data is current as of PDF generation date 01/04/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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