

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.44m

Quarterly Price Change

-1.26% ↓

Median Unit Price*

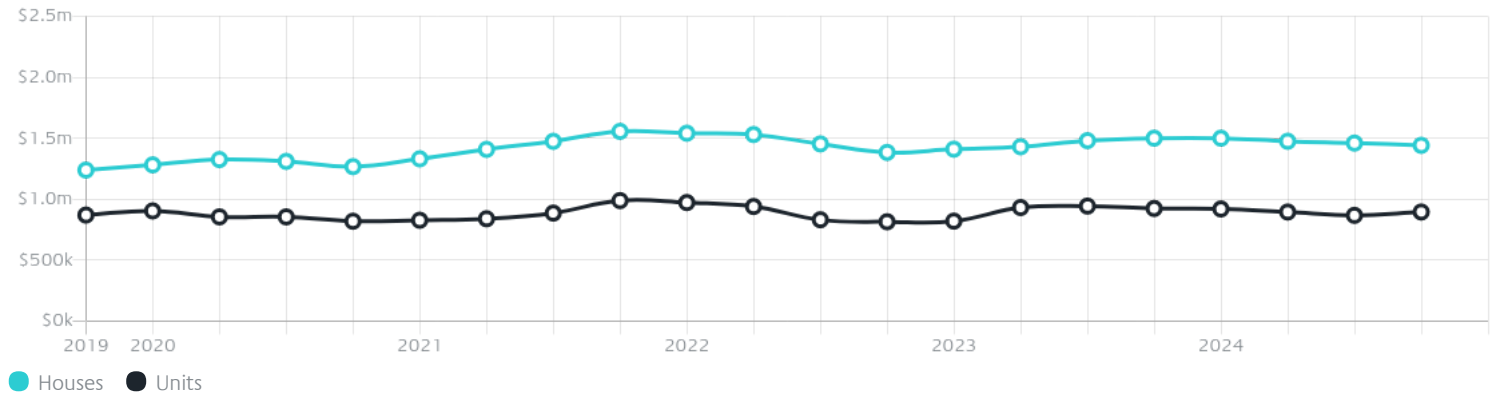
Median

\$895k

Quarterly Price Change

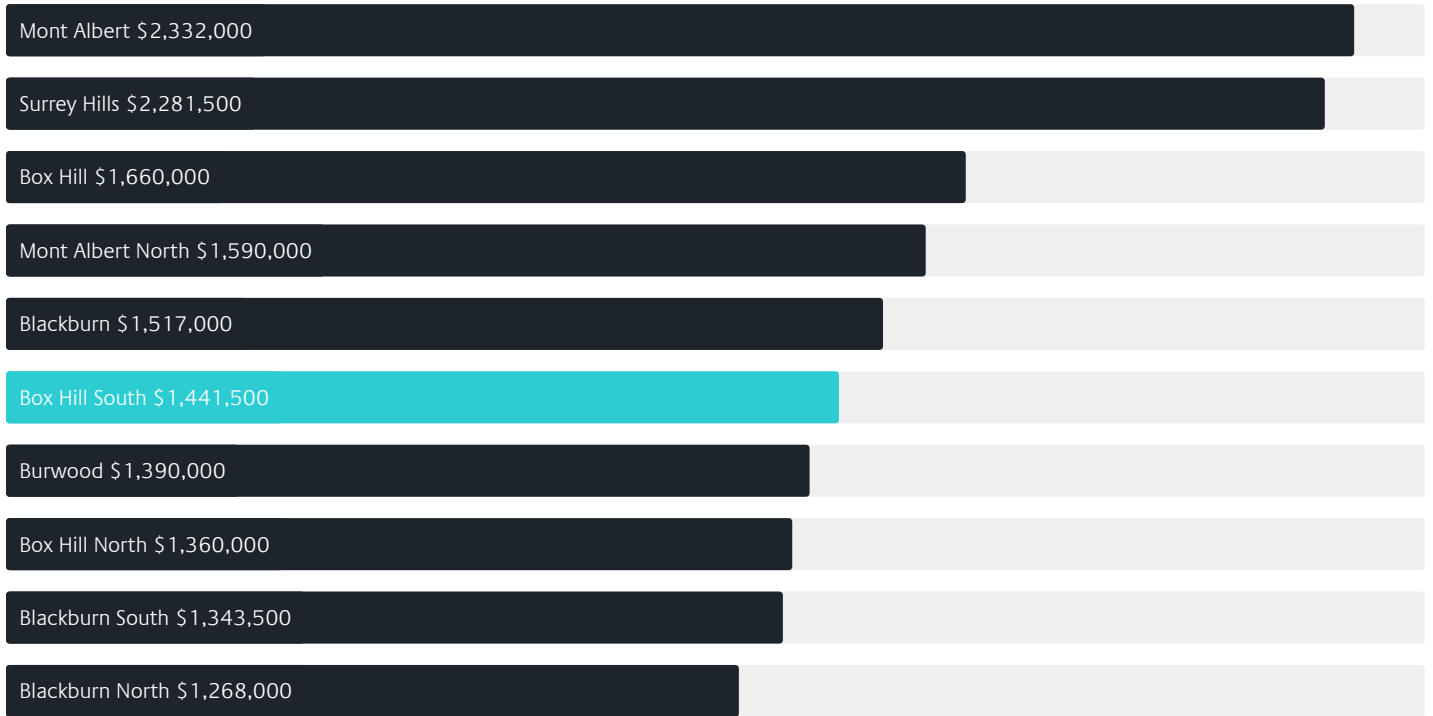
3.17% ↑

Quarterly Price Change*

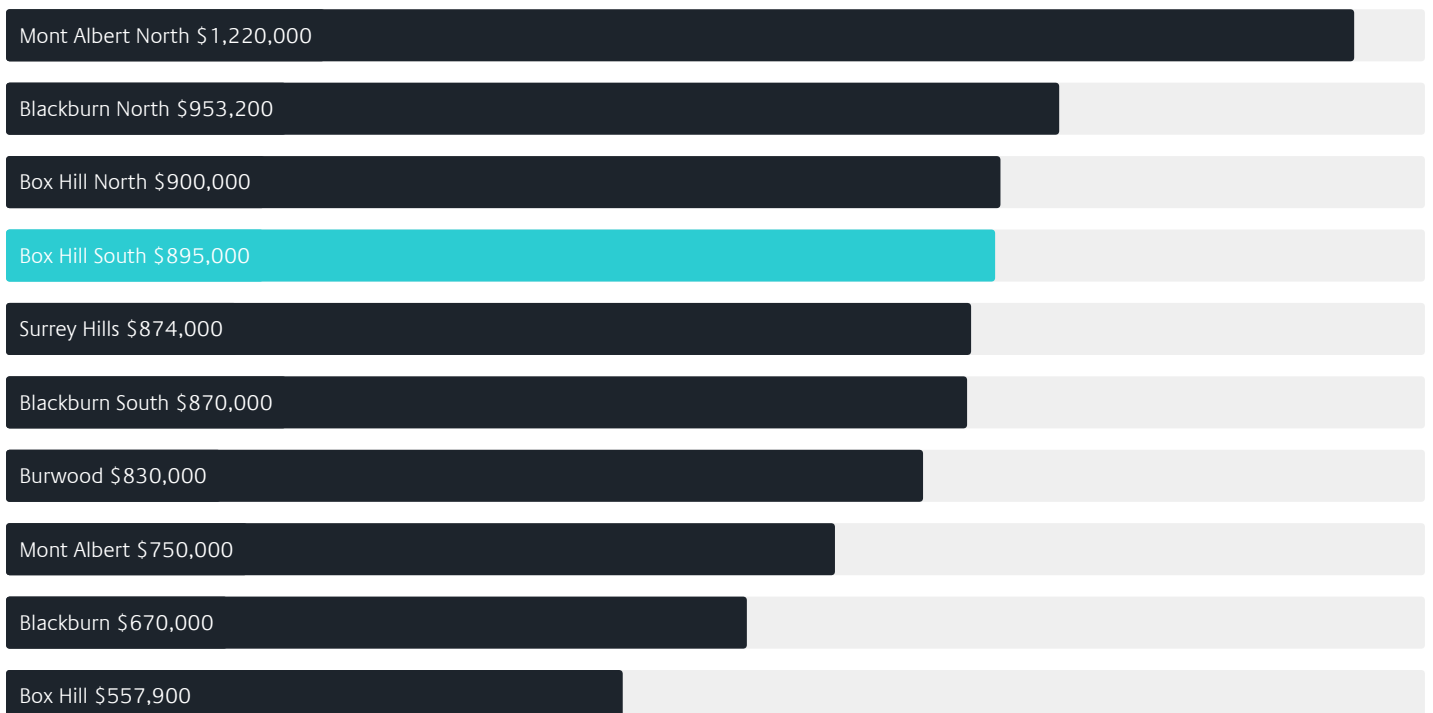


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 52%
● Private 48%

Auction Clearance Rate^{*}

78.57%

Median Days on Market[^]

40 days

Average Hold Period^{*}

7.6 years

Insights

Dwelling Type[^]



● Houses 66% ● Units 34%

Ownership[^]



● Owned Outright 36% ● Mortgaged 40% ● Rented 24%

Population[^]

8,491

Median Asking Rent per week^{*}

\$650

Population Growth[^]

0.68%

Rental Yield^{*}

2.14%

Median Age[^]













39 years

Median Household Size[^]









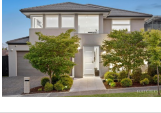
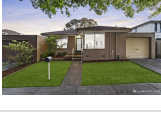


2.6 people

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

Address	Bedrooms	Type	Price	Sold
 23 Kingswood Rise Box Hill South	3	Townhouse	\$1,125,000	26 Feb 2025
 2a Grandview Rd BOX HILL SOUTH	2	House	\$822,000	22 Feb 2025
 2/22 Frank St Box Hill South	4	Townhouse	\$1,660,000	15 Feb 2025
 36 Hill St Box Hill South	0	House	\$1,417,000	08 Feb 2025
 17 Duncan St Box Hill South	3	House	\$1,550,000	01 Jan 2025
 1/18 Foch St Box Hill South	4	Townhouse	\$1,272,000	20 Dec 2024
 26 Penrose St Box Hill South	4	House	\$1,750,000	18 Dec 2024
 30 Boardman Cl Box Hill South	3	House	\$911,000	18 Dec 2024
 1/1 Verona St Box Hill South	2	Unit	\$655,000	14 Dec 2024
 922 Canterbury Rd Box Hill South	3	House	\$2,400,000	14 Dec 2024
 102/154 Elgar Rd Box Hill South	1	Subdivided Flat - Single OYO Flat	\$315,000	13 Dec 2024
 36/916 Canterbury Rd Box Hill South	2	Flat/Unit/Apartment	\$515,000	11 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 5 Gibson St Box Hill South	3	House	\$1,550,000	10 Dec 2024
 33 Massey St BOX HILL SOUTH	5	House	\$1,412,500	07 Dec 2024
 5 Nash Rd Box Hill South	4	House	\$1,451,000	02 Dec 2024
 12 Begonia St Box Hill South	3	House	\$1,250,000	30 Nov 2024
 31 Brook Cr Box Hill South	4	House	\$1,890,000	30 Nov 2024
 1/380 Station St Box Hill South	3	Flat/Unit/Apartment	\$1,668,000	23 Nov 2024
 12 Roberts Av Box Hill South	4	House	\$1,665,000	23 Nov 2024
 29 Haig St Box Hill South	3	House	\$1,423,000	23 Nov 2024
 2 Houghton Ct Box Hill South	4	House	\$2,450,000	23 Nov 2024
 3/52 Birdwood St Box Hill South	2	Unit	\$687,000	19 Nov 2024
 16 Nash Rd Box Hill South	3	House	\$1,411,000	16 Nov 2024
 20 Surrey St Box Hill South	5	House	\$3,231,000	09 Nov 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 1a Asquith St Box Hill South	3	Townhouse	\$950,000	09 Nov 2024
 51 Roberts Av Box Hill South	3	House	\$1,305,000	09 Nov 2024
 15 Chaucer St Box Hill South	3	House	\$1,680,000	09 Nov 2024
 2/89 Eley Rd Box Hill South	2	Unit	\$870,000	06 Nov 2024
 2a Arcadia St Box Hill South	3	House	\$957,500	02 Nov 2024
 17 Cadorna St Box Hill South	4	House	\$1,470,000	31 Oct 2024
 2/7 Halsey St Box Hill South	4	Townhouse	\$1,518,000	26 Oct 2024
 5 Kingswood Rise Box Hill South	4	Townhouse	\$1,243,000	26 Oct 2024
 810 Canterbury Rd Box Hill South	3	House	\$1,365,000	26 Oct 2024
 3 Nash Rd Box Hill South	4	House	\$1,310,000	26 Oct 2024
 45 Monash St Box Hill South	2	House	\$3,160,000	25 Oct 2024
 17/7 Hay St Box Hill South	3	Townhouse	\$630,000	24 Oct 2024



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166 Whitehorse Road, Blackburn
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jelliscraig.com.au

Data is current as of PDF generation date 01/03/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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