

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.45m

Quarterly Price Change

0.62% ↑

Median Unit Price*

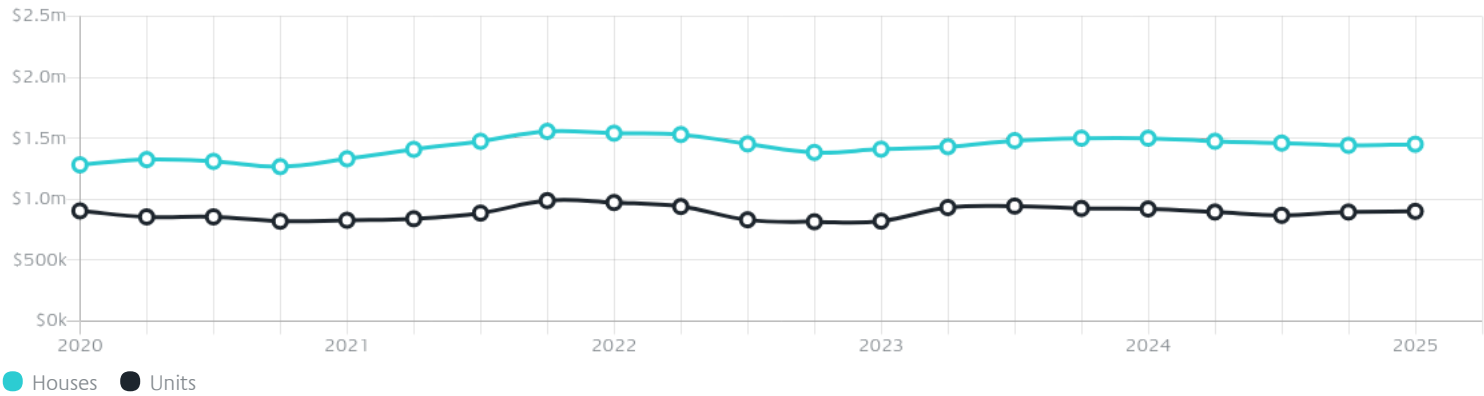
Median

\$900k

Quarterly Price Change

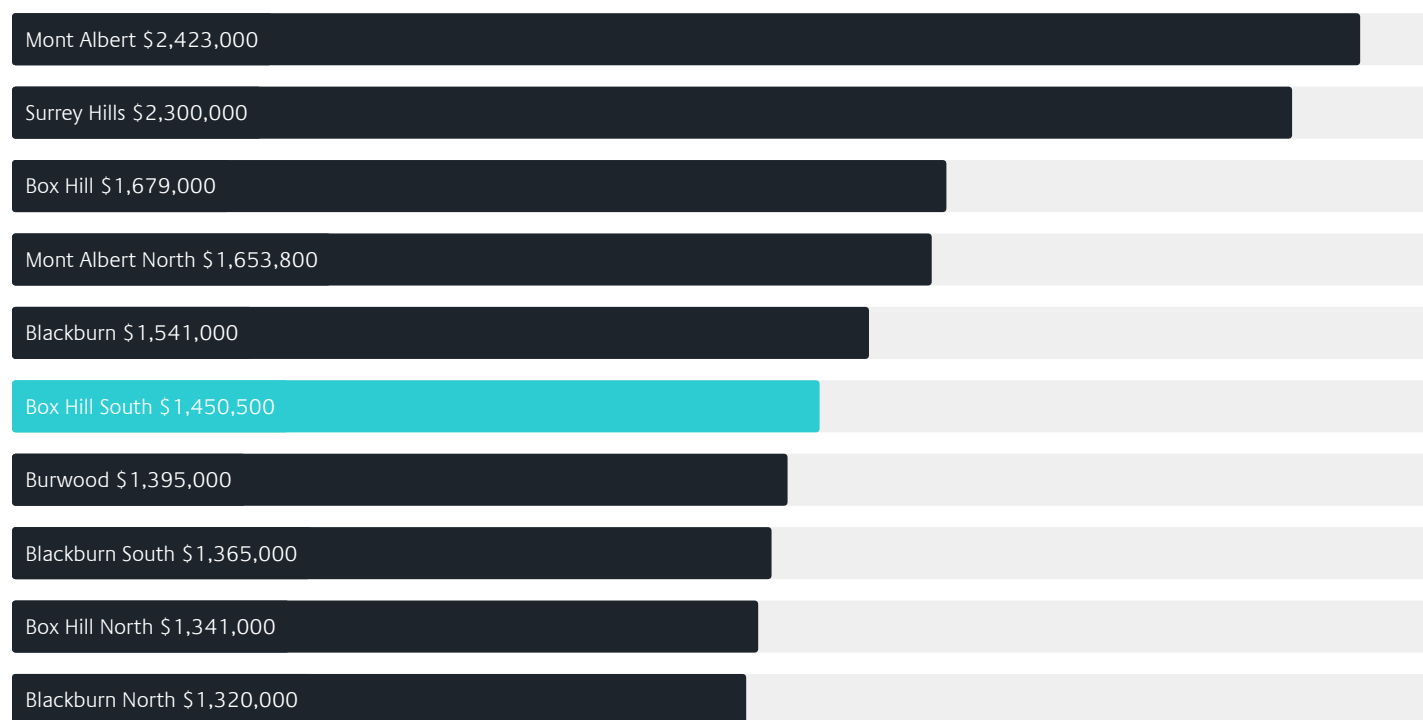
0.60% ↑

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 65%
● Private 35%

Auction Clearance Rate*

74.19%

Median Days on Market^

29 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*

\$613

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 jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 38a Stott St Box Hill South	3	Townhouse	\$1,280,000	19 Apr 2025
 46 Monash St Box Hill South	4	House	\$1,765,000	12 Apr 2025
 24a Cadorna St Box Hill South	3	House	\$1,261,000	11 Apr 2025
 1/18 Cadorna St Box Hill South	3	House	\$1,201,000	05 Apr 2025
 2/18 Cadorna St Box Hill South	3	Townhouse	\$985,000	05 Apr 2025
 34 Hill St Box Hill South	4	House	\$1,610,000	03 Apr 2025
 1/2 Asquith St Box Hill South	3	House	\$910,000	02 Apr 2025
 39 Stott St Box Hill South	2	House	\$900,000	01 Apr 2025
 67 Haig St Box Hill South	4	House	\$1,201,000	29 Mar 2025
 41 Stott St Box Hill South	3	House	\$935,000	29 Mar 2025
 108/3 Hay St Box Hill South	2	Apartment	\$478,000	28 Mar 2025
 64 Kitchener St Box Hill South	5	House	\$1,562,500	27 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 4 Venice St Box Hill South	4	House	\$3,020,800	22 Mar 2025
 19/7 Hay St Box Hill South	4	Strata Unit/Villa Unit/Townhouse	\$915,000	21 Mar 2025
 2/9 Grandview Rd Box Hill South	2	Flat/Unit/Apartment	\$820,000	21 Mar 2025
 8/910-916 Canterbury Rd Box Hill South	1	Villa	\$305,000	21 Mar 2025
 8/916-918 Canterbury Rd Box Hill South	1	Apartment	\$305,000	20 Mar 2025
 9 Peace St Box Hill South	3	Townhouse	\$1,165,000	18 Mar 2025
 6 Inverloch St Box Hill South	3	House	\$1,320,000	15 Mar 2025
 11 Melaleuca Way BOX HILL SOUTH	2	Apartment	\$952,500	08 Mar 2025
 3/10 Houston Ct Box Hill South	3	Townhouse	\$830,000	06 Mar 2025
 34 Asquith St Box Hill South	4	House	\$2,152,000	01 Mar 2025
 1/1215 Riversdale Rd Box Hill South	2	Unit	\$685,000	01 Mar 2025
 4 Birdwood St Box Hill South	5	House	\$1,980,000	28 Feb 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3 Richardson St Box Hill South	5	Unit	\$1,670,000	28 Feb 2025
 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
 1213 Riversdale Rd Box Hill South	2	House	\$1,550,000	18 Feb 2025
 2/22 Frank St Box Hill South	4	Townhouse	\$1,660,000	15 Feb 2025
 36 Hill St Box Hill South	0	Land	\$1,417,000	08 Feb 2025
 956 Canterbury Rd Box Hill South	3	House	\$950,500	07 Feb 2025
 1/15 Cornfield Gr Box Hill South	4	Townhouse	\$1,300,000	04 Feb 2025
 5/45 Begonia St Box Hill South	4	Strata Unit/Villa Unit/Townhouse	\$1,518,000	04 Feb 2025
 3/228 Elgar Rd Box Hill South	3	Flat/Unit/Apartment	\$935,000	29 Jan 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



Whitehorse Office
166 Whitehorse Road, Blackburn
03 9908 5700

jelliscraig.com.au

Data is current as of PDF generation date 01/05/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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