

# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median  
**\$2.55m**

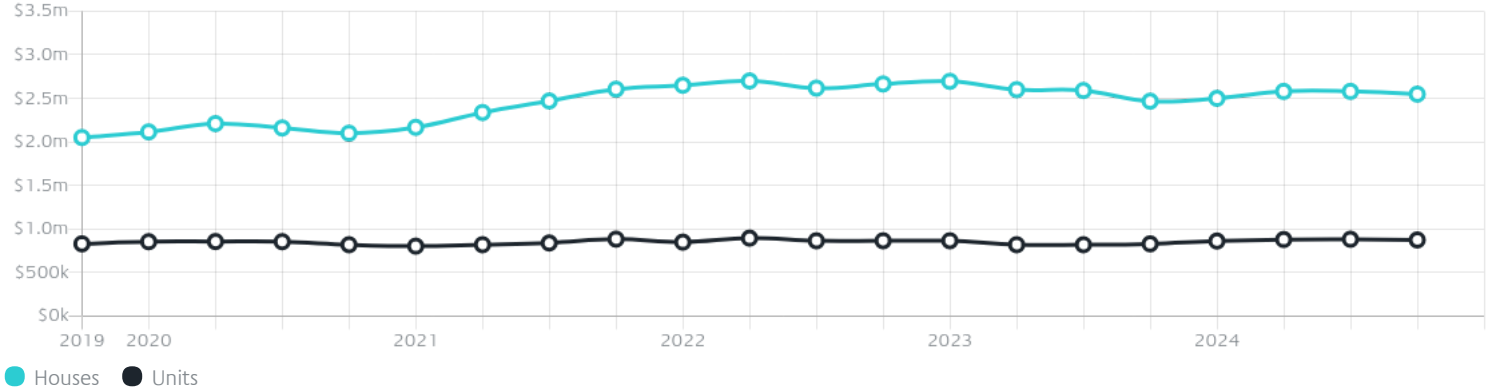
Quarterly Price Change  
**-1.24% ↓**

## Median Unit Price\*

Median  
**\$875k**

Quarterly Price Change  
**-0.90% ↓**

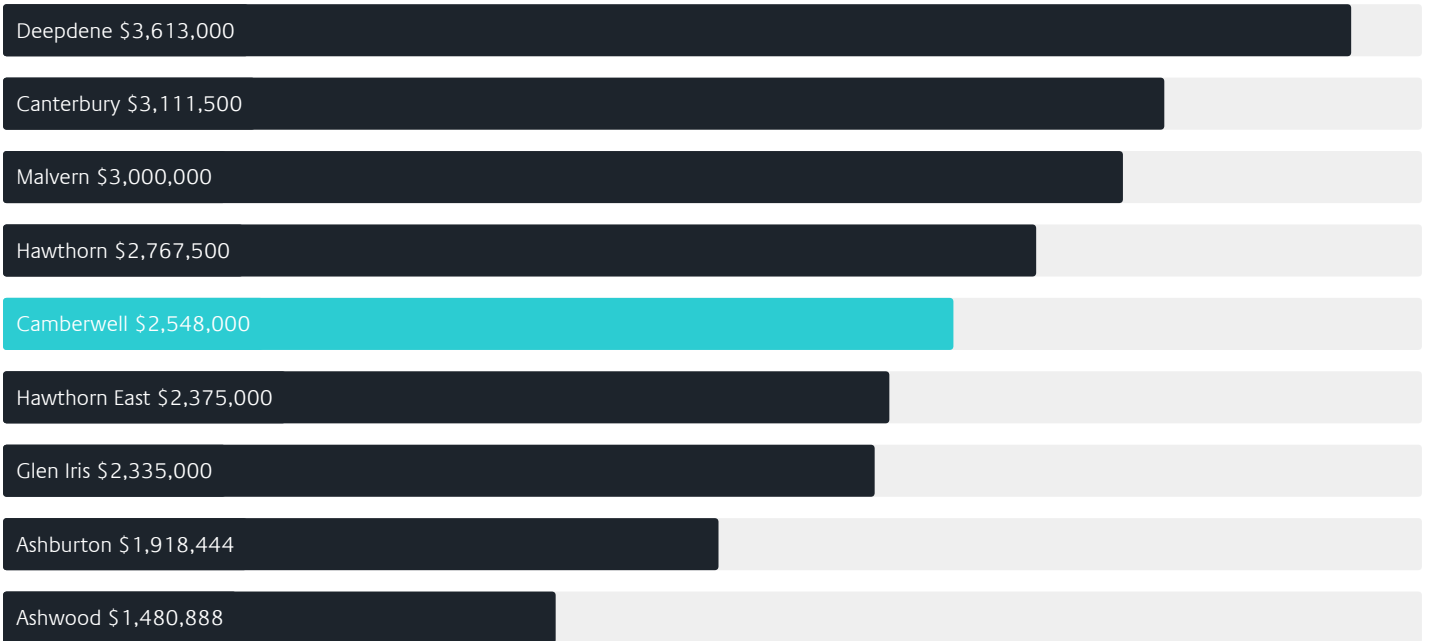
## Quarterly Price Change\*



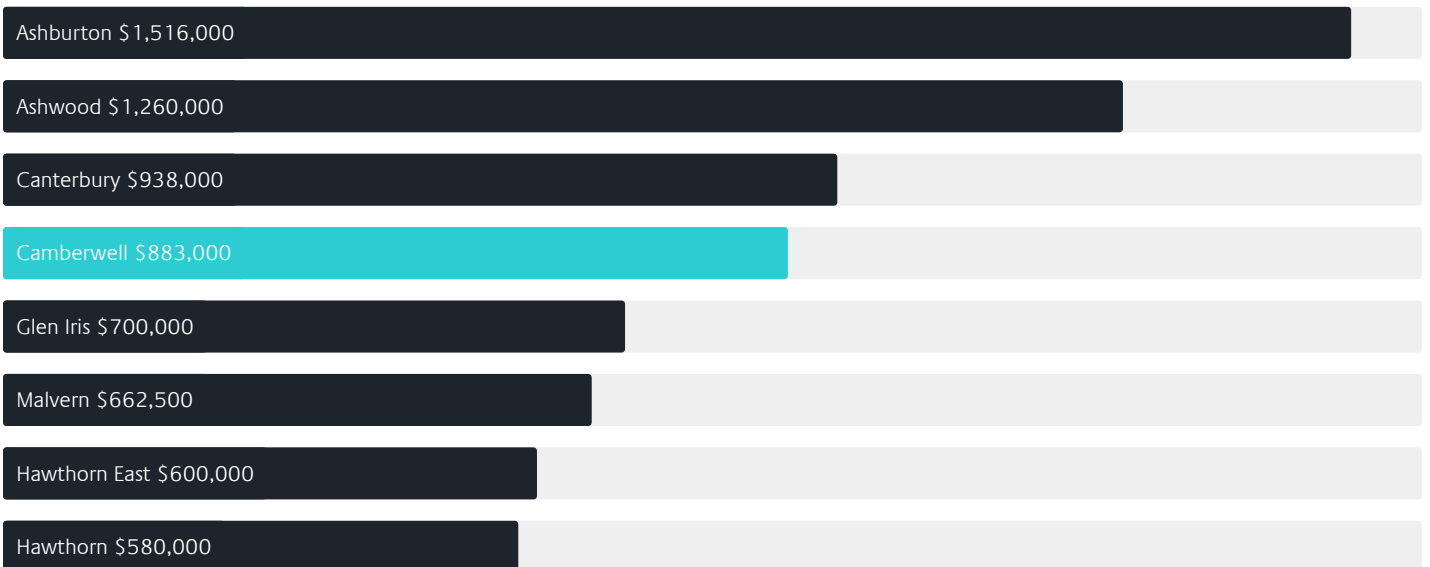
# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

## Sale Method\*



● Auction 75%  
● Private 25%

## Auction Clearance Rate\*

65.08%

## Median Days on Market^

29 days

## Average Hold Period\*

6.5 years

# Insights

## Dwelling Type^



● Houses 60% ● Units 40%

## Ownership^



● Owned Outright 46% ● Mortgaged 32% ● Rented 23%

## Population^

21,965

## Median Asking Rent per week\*

\$950

## Population Growth^

-0.53%

## Rental Yield\*

1.92%

## Median Age^













43 years

## Median Household Size^



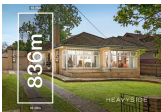









2.6 people

# 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](https://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 19b Warburton Rd Camberwell	4	Townhouse	\$1,600,000	30 Dec 2024
 431 Camberwell Rd Camberwell	5	House	\$2,350,000	25 Dec 2024
 103/1101 Toorak Rd Camberwell	2	Apartment	\$500,000	24 Dec 2024
 19 Callanish Rd Camberwell	3	House	\$1,820,000	23 Dec 2024
 37 Hunter Rd Camberwell	2	House	\$1,760,000	17 Dec 2024
 6/5 Hazel St Camberwell	3	Unit	\$895,000	07 Dec 2024
 144 Through Rd Camberwell	3	House	\$2,110,000	07 Dec 2024
 25 Nevis St Camberwell	4	House	\$2,937,000	07 Dec 2024
 515/347 Camberwell Rd Camberwell	2	Apartment	\$490,000	03 Dec 2024
 2/24 Russell St Camberwell	3	Flat/Unit/Apartment	\$800,000	27 Nov 2024
 1/684 Riversdale Rd Camberwell	4	House	\$1,175,000	23 Nov 2024
 205/347 Camberwell Rd Camberwell	2	Apartment	\$500,000	22 Nov 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 12 Nicholsdale Rd Camberwell	4	House	\$3,010,000	16 Nov 2024
 1/39 Donna Buang St Camberwell	2	Townhouse	\$1,097,500	16 Nov 2024
 22 Derby St Camberwell	3	House	\$3,160,000	16 Nov 2024
 2/34 Allambee Av Camberwell	2	Strata Unit/Flat	\$715,000	15 Nov 2024
 103/439 Camberwell Rd Camberwell	3	Apartment	\$1,255,000	13 Nov 2024
 315/1101 Toorak Rd Camberwell	2	Apartment	\$450,000	10 Nov 2024
 304/1101 Toorak Rd Camberwell	2	Unit	\$452,500	10 Nov 2024
 3/38 Bringa Av Camberwell	3	Unit	\$1,590,000	10 Nov 2024
 1/22 Carramar Av Camberwell	3	Townhouse	\$1,615,000	09 Nov 2024
 6 Wilson Gr Camberwell	3	House	\$2,120,000	09 Nov 2024
 2/1 Bellett St Camberwell	2	Unit	\$660,000	07 Nov 2024
 2/22 Nevis St Camberwell	3	Unit	\$1,175,000	02 Nov 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 7/43 Inglesby Rd Camberwell	2	Apartment	\$600,000	01 Nov 2024
 1/17 Regent St Camberwell	3	Flat/Unit/Apartment	\$770,000	31 Oct 2024
 7 Trumper St Camberwell	3	House	\$1,565,000	31 Oct 2024
 516/347 Camberwell Rd Camberwell	2	Unit	\$516,000	27 Oct 2024
 17 Trafalgar Rd Camberwell	5	House	\$4,100,000	26 Oct 2024
 12 Range St Camberwell	6	House	\$4,811,000	26 Oct 2024
 29 Glyndon Rd Camberwell	4	House	\$2,103,000	26 Oct 2024
 4/250 Highfield Rd Camberwell	2	Unit	\$725,000	26 Oct 2024
 2/8 Cooloongatta Rd Camberwell	2	Villa	\$980,000	19 Oct 2024
 16 Rowell Av Camberwell	4	House	\$3,570,000	19 Oct 2024
 1/1295 Toorak Rd Camberwell	2	Apartment	\$681,000	19 Oct 2024
 2C Mabel St Camberwell	3	House	\$1,570,000	19 Oct 2024

# Jellis Craig

Hawthorn Office  
Level 4, 248 Burwood Road, Hawthorn  
03 9810 5000

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

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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