

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.58m

Quarterly Price Change

4.47% ↑

Median Unit Price*

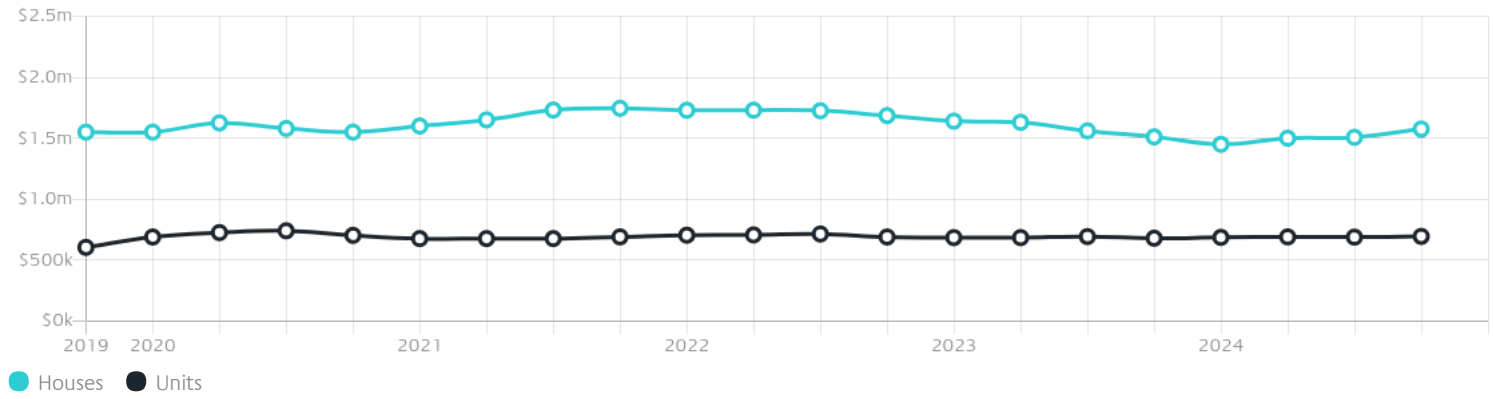
Median

\$695k

Quarterly Price Change

0.87% ↑

Quarterly Price Change*

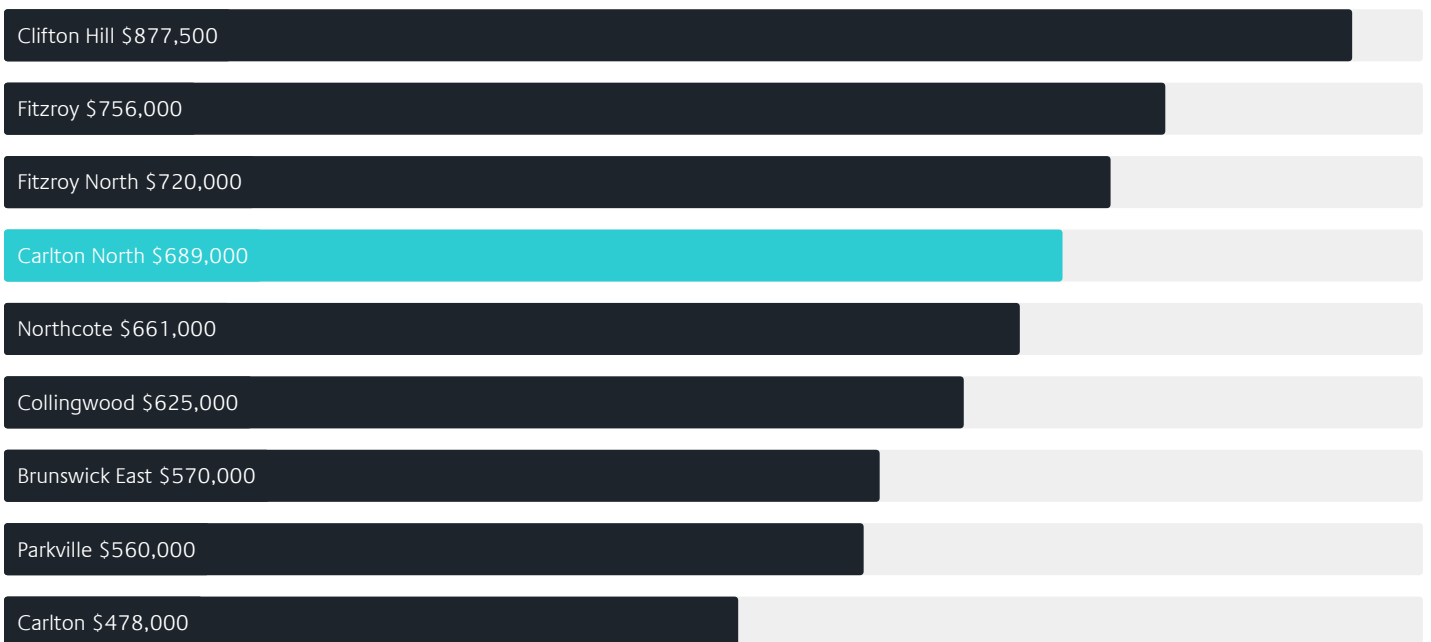


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 58%
● Private 42%

Auction Clearance Rate^{*}

63.64%

Median Days on Market[^]

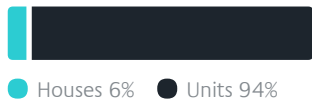
26 days

Average Hold Period^{*}

9.9 years

Insights

Dwelling Type[^]



● Houses 6% ● Units 94%

Ownership[^]



● Owned Outright 32% ● Mortgaged 22% ● Rented 45%

Population[^]

6,177

Median Asking Rent per week^{*}

\$793

Population Growth[^]

-1.95%

Rental Yield^{*}

2.59%

Median Age[^]












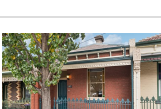
33 years

Median Household Size[^]










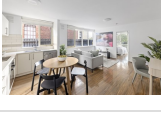
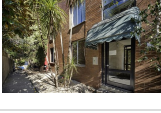

2.3 people

Sold Properties~









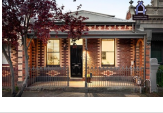
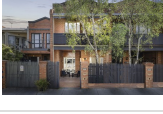


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 78 Newry St Carlton North	2	House	\$1,236,000	22 Feb 2025
 54 Davis St Carlton North	2	House	\$1,185,000	15 Feb 2025
 278 Station St Carlton North	4	House	\$2,240,000	15 Feb 2025
 89 Fenwick St Carlton North	3	House	\$1,375,000	08 Feb 2025
 25/174 Lee St Carlton North	1	Apartment	\$451,500	30 Jan 2025
 280 Canning St Carlton North	4	House	\$2,589,000	25 Jan 2025
 244 Amess St Carlton North	3	House	\$1,480,000	17 Jan 2025
 628 Rathdowne St Carlton North	2	House	\$1,525,000	11 Jan 2025
 133 Fenwick St Carlton North	2	House	\$1,375,000	09 Jan 2025
 960 Drummond St Carlton North	3	House	\$2,235,000	23 Dec 2024
 127 Amess St Carlton North	3	House	\$2,265,000	17 Dec 2024
 95 Macpherson St Carlton North	2	House	\$1,300,000	16 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 6/623 Drummond St Carlton North	2	Unit	\$740,000	07 Dec 2024
 73 Macpherson St Carlton North	3	House	\$1,200,000	03 Dec 2024
 624 Canning St CARLTON NORTH	3	House	\$1,940,000	23 Nov 2024
 17 Amess St Carlton North	3	House	\$1,610,000	23 Nov 2024
 329 Nicholson St Carlton North	2	House	\$1,055,000	13 Nov 2024
 352 Rathdowne St Carlton North	3	House	\$1,700,000	12 Nov 2024
 1/718 Lygon St Carlton North	2	Apartment	\$665,000	09 Nov 2024
 1/700 Lygon St Carlton North	2	Apartment	\$665,000	09 Nov 2024
 246 Richardson St Carlton North	2	House	\$1,740,000	06 Nov 2024
 2/844 Lygon St Carlton North	1	Apartment	\$509,000	04 Nov 2024
 10/869 Drummond St Carlton North	2	Unit	\$622,000	04 Nov 2024
 854 Lygon St Carlton North	2	House	\$1,165,000	28 Oct 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 129 Curtain St Carlton North	3	House	\$1,150,000	26 Oct 2024
 630 Rathdowne St Carlton North	4	House	\$2,856,000	26 Oct 2024
 565 Canning St Carlton North	4	House	\$2,925,000	26 Oct 2024
 10/1102 Lygon St Carlton North	2	Apartment	\$700,000	23 Oct 2024
 355 Nicholson St Carlton North	3	House	\$1,060,000	21 Oct 2024
 335 Station St Carlton North	3	House	\$2,580,000	15 Oct 2024
 58 Amess St Carlton North	4	House	\$1,400,000	15 Oct 2024
 2/311 Pigdon St Carlton North	2	Apartment	\$850,000	12 Oct 2024
 70 Fenwick St Carlton North	3	House	\$1,815,000	12 Oct 2024
 9 Henry St Carlton North	3	House	\$1,335,000	12 Oct 2024
 329 Station St Carlton North	4	House	\$4,150,000	12 Oct 2024
 325 Nicholson St CARLTON NORTH	2	House	\$1,087,000	11 Oct 2024



Please contact your local Jellis Craig office

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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