

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.68m

Quarterly Price Change

6.66% ↑

Median Unit Price*

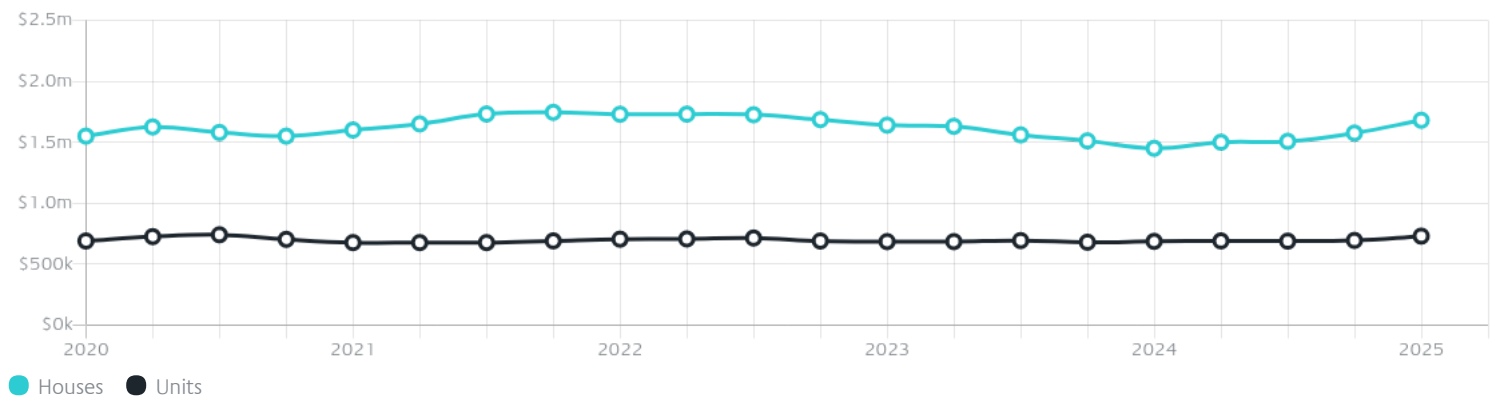
Median

\$730k

Quarterly Price Change

5.03% ↑

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 88%
● Private 13%

Auction Clearance Rate*

60.71%

Median Days on Market^

24 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*

\$800

Population Growth^

-1.95%

Rental Yield*

2.59%

Median Age^










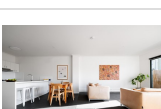

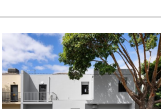
33 years

Median Household Size^










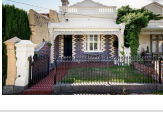


2.3 people

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
 6/844 Lygon St Carlton North	1	Apartment	\$440,000	11 Apr 2025
 662 Drummond St Carlton North	2	House	\$1,180,000	05 Apr 2025
 882 Lygon St Carlton North	3	House	\$1,550,000	05 Apr 2025
 789 Drummond St CARLTON NORTH	4	House	\$2,390,000	02 Apr 2025
 740 Lygon St CARLTON NORTH	2	House	\$1,010,000	29 Mar 2025
 591 Rathdowne St Carlton North	3	House	\$1,915,000	14 Mar 2025
 3/635 Drummond St Carlton North	1	Subdivided Unit/Villa/Townhouse	\$580,000	07 Mar 2025
 245a Richardson St CARLTON NORTH	3	House	\$2,050,000	04 Mar 2025
 11/1023 Rathdowne St Carlton North	2	Apartment	\$730,000	03 Mar 2025
 24/999 Rathdowne St CARLTON NORTH	2	Unit	\$861,000	01 Mar 2025
 80 Amess St Carlton North	3	House	\$2,200,000	01 Mar 2025
 1044 Drummond St CARLTON NORTH	3	Townhouse	\$1,270,000	01 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 690 Canning St Carlton North	4	House	\$1,939,000	26 Feb 2025
 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
 614 Rathdowne St Carlton North	3	House	\$1,850,000	07 Feb 2025
 85 Newry St Carlton North	3	House	\$625,000	06 Feb 2025
 32/1066 Lygon St Carlton North	1	Subdivided Unit/Villa/Townhouse	\$640,000	31 Jan 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

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 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
 7/912 Drummond St Carlton North	1	Subdivided Unit/Villa/Townhouse	\$402,000	14 Dec 2024
 9/491 Nicholson St Carlton North	3	Unit	\$1,175,000	13 Dec 2024
 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
 734 Drummond St Carlton North	3	House	\$2,461,000	30 Nov 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
 17 Davis st Carlton North	2	House	\$1,155,000	23 Nov 2024



Please contact your local Jellis Craig office

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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