

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.39m

Quarterly Price Change

-8.09% ↓

Median Unit Price*

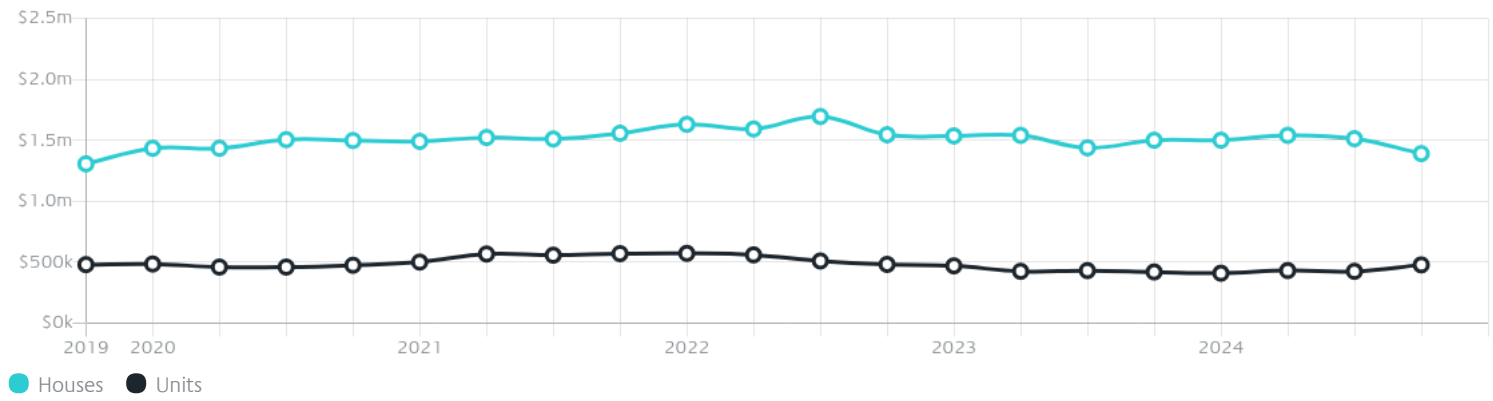
Median

\$478k

Quarterly Price Change

12.47% ↑

Quarterly Price Change*

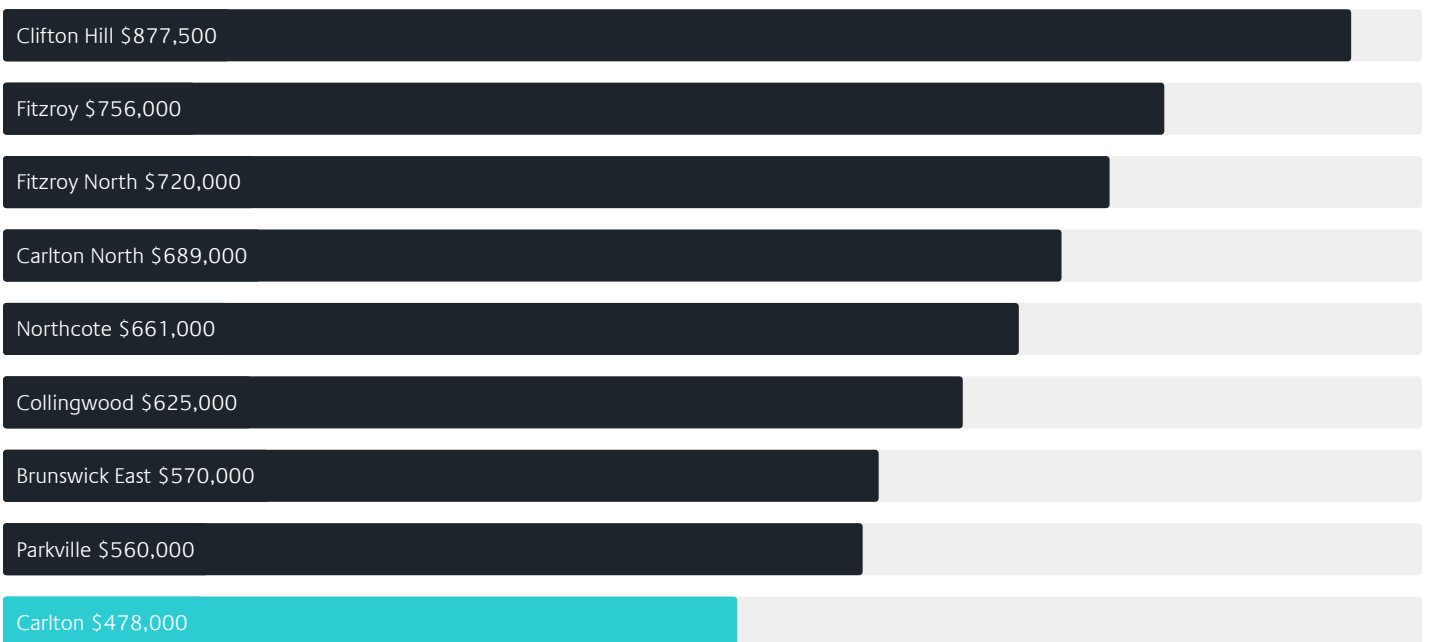


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 18%
● Private 82%

Auction Clearance Rate^{*}

63.16%

Median Days on Market[^]

36 days

Average Hold Period^{*}

8.7 years

Insights

Dwelling Type[^]



● Houses 1% ● Units 99%

Ownership[^]



● Owned Outright 16% ● Mortgaged 12% ● Rented 72%

Population[^]

16,055

Median Asking Rent per week^{*}

\$730

Population Growth[^]

-13.38%

Rental Yield^{*}

2.28%

Median Age[^]





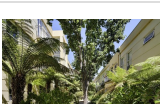

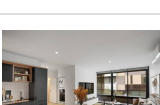
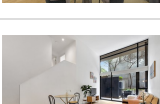
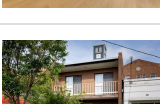


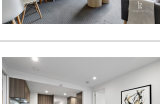
27 years

Median Household Size[^]













1.8 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
 88 Carlton St Carlton	6	House	\$3,517,000	29 Mar 2025
 302A/640 Swanston St Carlton	2	Apartment	\$692,500	28 Mar 2025
 922/528 Swanston St Carlton	1	Apartment	\$230,000	25 Mar 2025
 307/22 Orr St Carlton	2	Strata Unit/Flat	\$295,000	25 Mar 2025
 26/116-140 Drummond St Carlton	2	Apartment	\$770,000	21 Mar 2025
 213/528 Swanston St Carlton	1	Apartment	\$215,000	20 Mar 2025
 101/112 Keppel St Carlton	1	Apartment	\$440,000	19 Mar 2025
 102B/640 Swanston St Carlton	1	Apartment	\$505,000	18 Mar 2025
 257 Drummond St Carlton	3	House	\$1,520,000	15 Mar 2025
 83 Faraday St Carlton	3	House	\$2,900,000	13 Mar 2025
 18/25 Barkly St Carlton	1	Apartment	\$385,000	07 Mar 2025
 1507/160 Victoria St Carlton	2	Apartment	\$538,800	04 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 6314/570 Lygon St Carlton	1	Apartment	\$178,000	04 Mar 2025
 91 Nicholson St Carlton	4	House	\$1,388,000	01 Mar 2025
 6/108 Elgin St Carlton	1	Apartment	\$530,000	01 Mar 2025
 409A/640 Swanston St Carlton	1	Apartment	\$340,000	28 Feb 2025
 441/746 Swanston St Carlton	1	Strata Unit/Flat	\$141,500	28 Feb 2025
 12/406 Cardigan St Carlton	2	Townhouse	\$895,000	26 Feb 2025
 307/24 Barkly Pl Carlton	1	Apartment	\$133,000	26 Feb 2025
 45 Palmerston St Carlton	2	Apartment	\$675,000	25 Feb 2025
 25 Palmerston Pl Carlton	1	House	\$812,500	22 Feb 2025
 308D/604 Swanston St Carlton	1	Flat/Unit/Apartment	\$320,000	21 Feb 2025
 213/570 Swanston St Carlton	2	Flat/Unit/Apartment	\$230,000	21 Feb 2025
 201/151 Princes St Carlton	1	Flat/Unit/Apartment	\$370,000	21 Feb 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 605/668 Swanston St Carlton	2	Apartment	\$565,000	20 Feb 2025
 4/249 Rathdowne St Carlton	3	Apartment	\$1,925,000	20 Feb 2025
 21 Elgin St Carlton	3	House	\$1,370,000	19 Feb 2025
 702/668 Swanston St Carlton	2	Unit	\$830,000	18 Feb 2025
 213/800 Swanston St Carlton	1	Strata Unit/Flat	\$165,000	18 Feb 2025
 3106/590 Lygon St Carlton	1	Apartment	\$190,000	17 Feb 2025
 802/613 Swanston St Carlton	1	Apartment	\$326,000	17 Feb 2025
 330/800 Swanston St Carlton	1	Strata Unit/Flat	\$165,000	17 Feb 2025
 515/131 Pelham St Carlton	1	Apartment	\$160,000	15 Feb 2025
 5/475 Cardigan St Carlton	2	Flat/Unit/Apartment	\$595,000	14 Feb 2025
 604/800 Swanston St Carlton	1	Strata Unit/Flat	\$160,000	13 Feb 2025
 501/800 Swanston St Carlton	1	Strata Unit/Flat	\$155,000	13 Feb 2025



Please contact your local Jellis Craig office

jelliscraig.com.au

Data is current as of PDF generation date 01/04/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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