

JellisCraig

CARLTON

Suburb Report

Know your neighbourhood.



CARLTON SUBURB REPORT

Median House Price*

Median

\$1.40m

Quarterly Price Change

0.79% ↑

Median Unit Price*

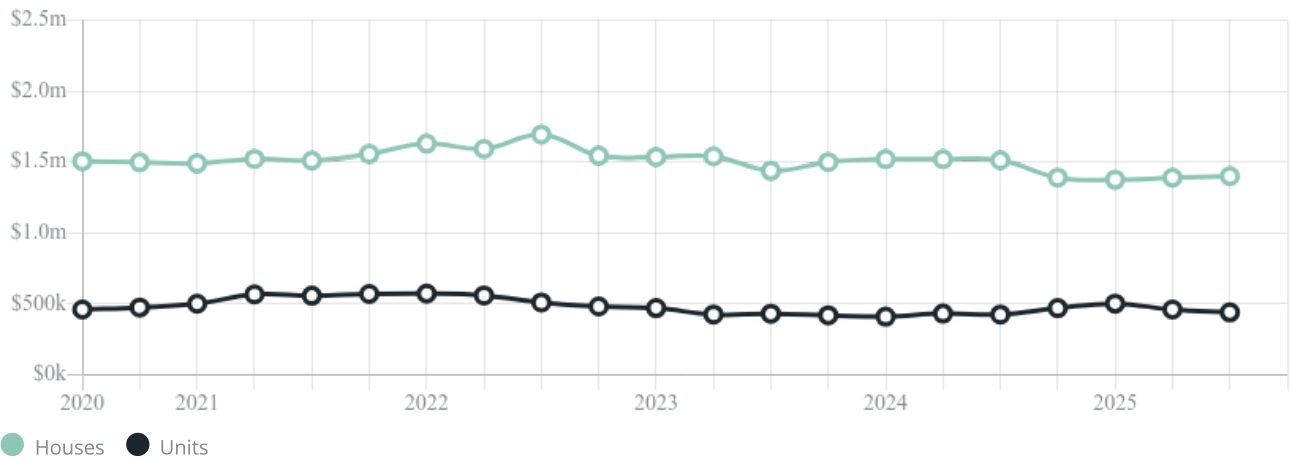
Median

\$440k

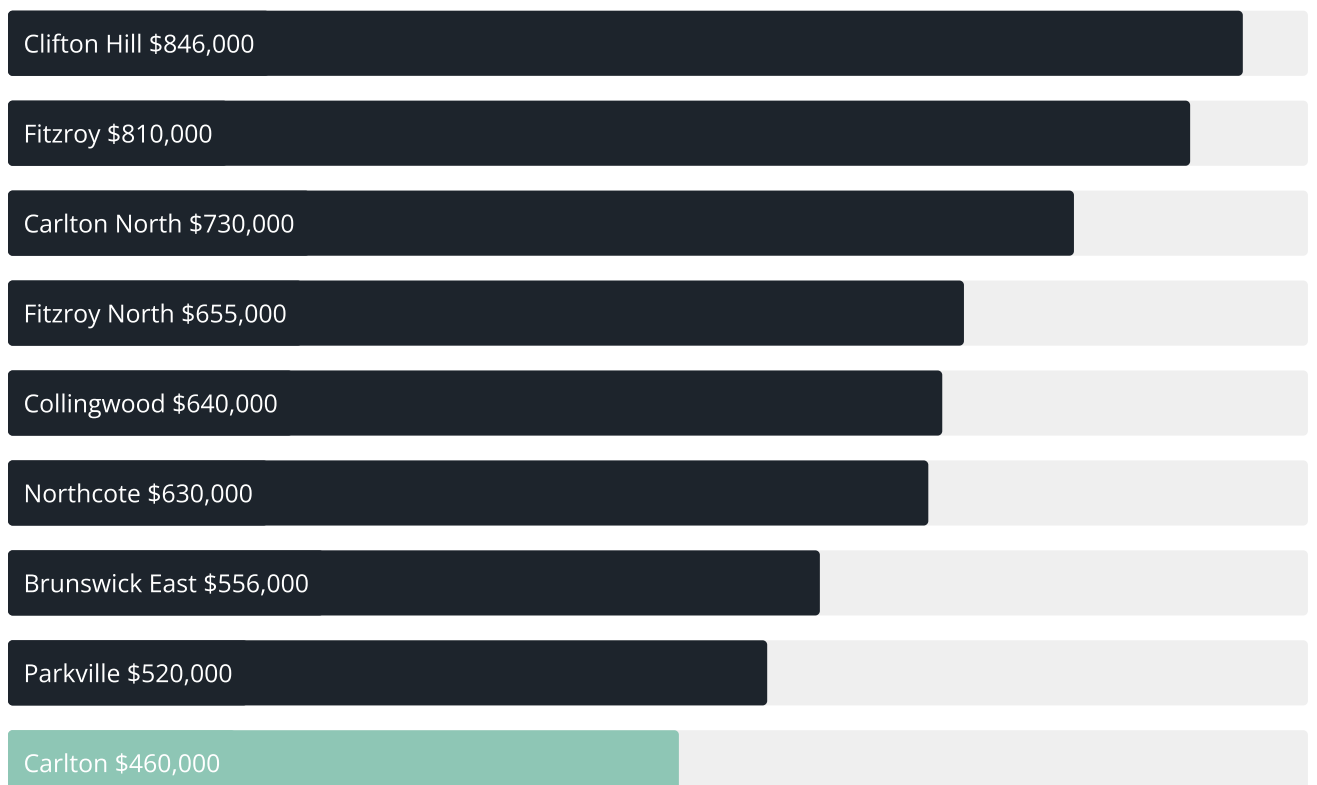
Quarterly Price Change

-4.34% ↓

Quarterly Price Change*



CARLTON SUBURB REPORT

Median House Sale Price^{*}Median Unit Sale Price^{*}

CARLTON SUBURB REPORT

Sale Method*



● Auction 31%
● Private 69%

Auction Clearance Rate*

74.36%

Median Days on Market^

28 days

Average Hold Period*

8.7 years

Dwelling Type^



● Houses 1% ● Units 99%

Ownership^



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

Population^

16,055

Median Asking Rent per week*

\$750

Population Growth^

-13.38%

Rental Yield*

2.28%

Median Age^

27 years

Median Household Size^

1.8 people

CARLTON SUBURB REPORT

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
 216/570 Swanston St Carlton	2	Apartment	\$310,000	29 Oct 2025
 407 Cardigan St Carlton	2	House	\$910,000	24 Oct 2025
 69/121 Rathdowne St Carlton	2	Apartment	\$640,000	18 Oct 2025
 24 Pitt St Carlton	2	House	\$1,230,000	18 Oct 2025
 61 Keppel St Carlton	4	House	\$2,252,000	18 Oct 2025
 186 Canning St Carlton	3	House	\$2,705,000	18 Oct 2025
 63/121 Rathdowne St Carlton	2	Apartment	\$620,000	15 Oct 2025
 10 Argyle Pl.N Carlton	4	House	\$1,200,000	15 Oct 2025
 36/75 Drummond St Carlton	2	Apartment	\$629,000	14 Oct 2025
 404/139 Bouverie St Carlton	1	Apartment	\$160,000	13 Oct 2025

CARLTON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1601/160 Victoria St Carlton	2	Apartment	\$432,000	13 Oct 2025
 5403/570 Lygon St Carlton	1	Apartment	\$195,000	11 Oct 2025
 171 Drummond St Carlton	4	House	\$3,153,000	11 Oct 2025
 6/249 Drummond St Carlton	1	Unit	\$500,000	11 Oct 2025
 3/51 Rathdowne St Carlton	1	Apartment	\$383,000	10 Oct 2025
 637/746 Swanston St Carlton	1	Strata Unit/Flat	\$138,000	10 Oct 2025
 106/94 Canning St Carlton	2	Apartment	\$740,000	04 Oct 2025
 1010A/640 Swanston St Carlton	2	Apartment	\$930,000	01 Oct 2025
 605/6 Leicester St Carlton	2	Apartment	\$360,000	01 Oct 2025
 224 Elgin St CARLTON	2	Apartment	\$670,000	01 Oct 2025

CARLTON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 110/525 Rathdowne St Carlton	2	Apartment	\$480,000	29 Sep 2025
 74/121 Rathdowne St Carlton	2	Apartment	\$620,000	20 Sep 2025
 102/139 Bouverie St Carlton	1	Apartment	\$156,000	19 Sep 2025
 404/42 Barry St Carlton	1	Strata Unit/Flat	\$151,000	19 Sep 2025
 29 Kay St Carlton	2	House	\$1,182,000	19 Sep 2025
 1917/570 Lygon St Carlton	3	Apartment	\$410,000	15 Sep 2025
 226/51 Rathdowne St Carlton	1	Flat/Unit/Apartment	\$240,000	15 Sep 2025
 709/518 Swanston St Carlton	1	Apartment	\$335,000	14 Sep 2025
 4/105 Neill St Carlton	2	Apartment	\$927,000	13 Sep 2025
 804/145 Queensberry St Carlton	2	Flat/Unit/Apartment	\$455,000	12 Sep 2025



Please contact your local Jellis Craig office

jelliscraig.com.au

Data is current as of PDF generation date 01/11/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

This publication contains data, analytics, statistics and other information supplied by PROPERTYDATAONLINE PTY LTD (PropertyData). The data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.

PropertyData relies upon data supplied by third parties and while the data is checked and reviewed, PropertyData does not warrant the accuracy or completeness of the information to the full extent permitted by the law and excludes all loss or damage howsoever arising (including through negligence) in connection with the data supplied by PropertyData. The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.