

Suburb **INSIGHTS**

3162
CAULFIELD



Data that shapes your suburb.

**Jellis
Craig**

Property Prices

Median House Price*

Median

\$2.35m

Quarterly Price Change

0.02% ↑

Median Unit Price*

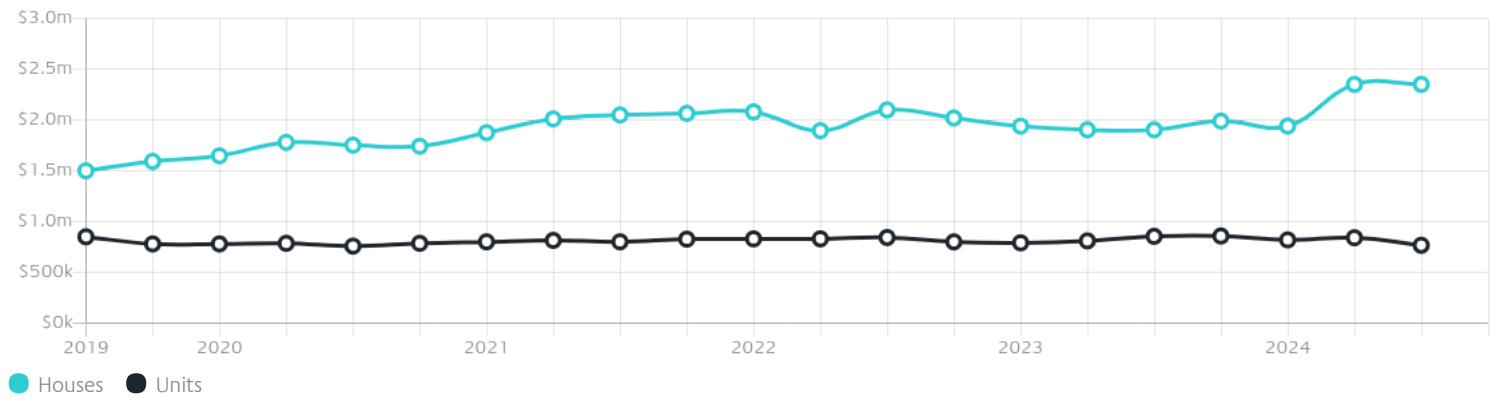
Median

\$767k

Quarterly Price Change

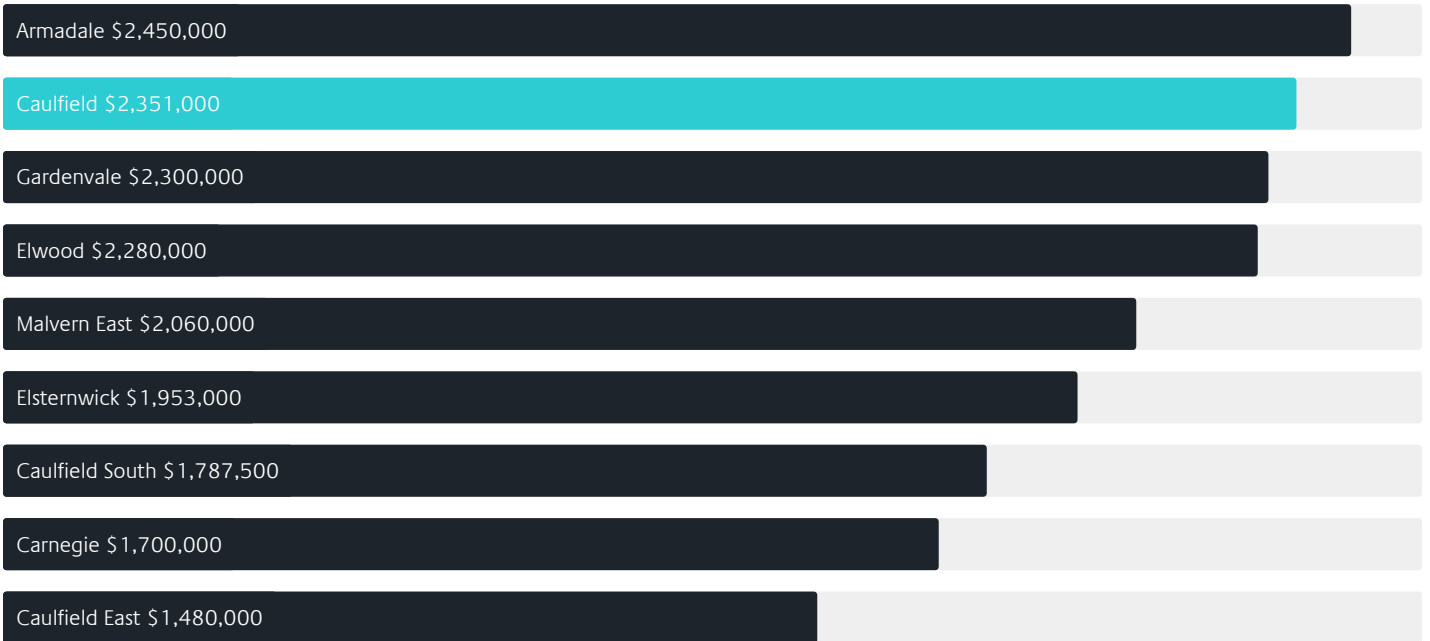
-8.79% ↓

Quarterly Price Change*

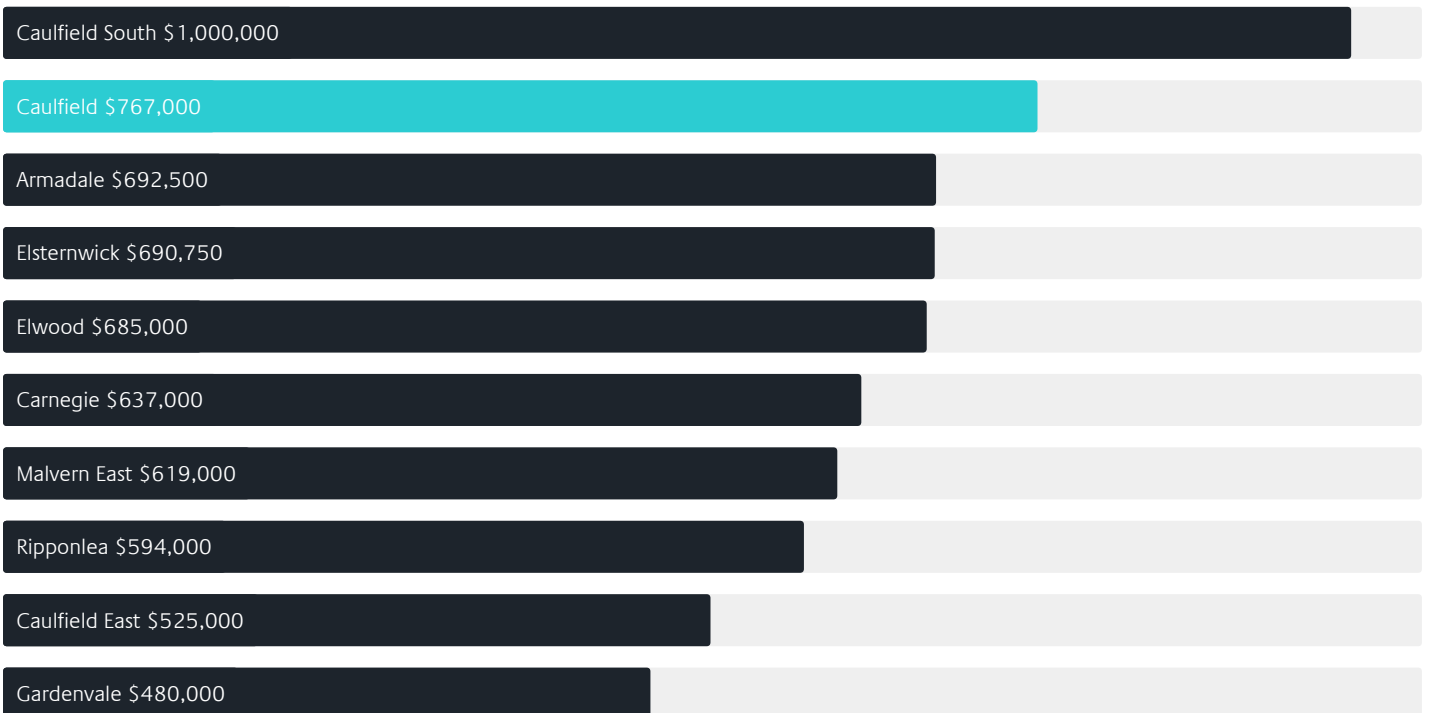


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 91%
● Private 9%

Auction Clearance Rate^{*}

68.97%

Median Days on Market[^]

26 days

Average Hold Period^{*}

8.7 years

Insights

Dwelling Type[^]



● Houses 40% ● Units 60%

Ownership[^]



● Owned Outright 41% ● Mortgaged 30% ● Rented 28%

Population[^]

5,748

Median Asking Rent per week^{*}

\$850

Population Growth[^]

2.73%

Rental Yield^{*}

1.89%

Median Age[^]







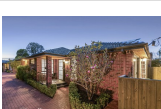
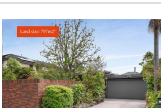


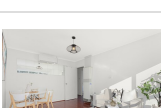
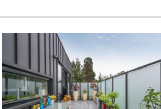
42 years

Median Household Size[^]













2.4 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
 1/97 Murray St Caulfield	2	Unit	\$964,000	27 Nov 2024
 11 Newstead St Caulfield	4	House	\$1,900,000	24 Nov 2024
 8a Alfred St Caulfield	4	House	\$1,930,000	14 Nov 2024
 3/302 Hawthorn Rd Caulfield	3	Townhouse	\$965,000	29 Oct 2024
 905 Glen Huntly Rd Caulfield	2	House	\$880,000	28 Oct 2024
 4/17 Newlyn St Caulfield	2	Unit	\$760,000	27 Oct 2024
 1/19 Hartley Av Caulfield	3	Unit	\$1,469,000	27 Oct 2024
 23 Bramerton Rd Caulfield	4	House	\$2,403,000	27 Oct 2024
 34 Newstead St Caulfield	3	House	\$1,240,000	19 Oct 2024
 7/1015 Glen Huntly Rd Caulfield	2	Apartment	\$591,000	06 Oct 2024
 10/19 Ash Gr Caulfield	2	Apartment	\$420,000	19 Sep 2024
 201/268 Hawthorn Rd Caulfield	2	Unit	\$640,000	16 Sep 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3/286 Hawthorn Rd Caulfield	2	Strata Unit/Flat	\$570,100	11 Sep 2024
 203/687 Glen Huntly Rd Caulfield	2	Unit	\$560,000	09 Sep 2024
 103/687 Glen Huntly Rd Caulfield	2	Apartment	\$545,000	07 Sep 2024
 1/162 Kambrook Rd Caulfield	3	Townhouse	\$1,150,000	01 Sep 2024
 42 Neerim Rd Caulfield	3	House	\$2,100,000	01 Sep 2024
 4/118a Murray St CAULFIELD	1	Apartment	\$400,000	29 Aug 2024
 1/9 Daniell Cr Caulfield	1	Apartment	\$370,000	23 Aug 2024
 38 Snowdon Av Caulfield	3	House	\$2,000,000	18 Aug 2024
 208/127 Murray St Caulfield	2	Unit	\$645,000	16 Aug 2024
 21b Maxwell Gr Caulfield	4	Townhouse	\$2,320,000	08 Aug 2024
 6 Lockhart St Caulfield	5	House	\$6,575,000	04 Aug 2024
 206/687 Glen Huntly Rd Caulfield	2	Unit	\$520,000	03 Aug 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 17 Clarke Av Caulfield	4	House	\$2,981,000	31 Jul 2024
 25/214 Kambrook Rd Caulfield	2	Unit	\$767,000	27 Jul 2024
 3 Miriam St Caulfield	4	House	\$1,805,000	21 Jul 2024
 1/9 Anderson St Caulfield	3	Unit	\$1,030,000	29 Jun 2024
 202/288 Hawthorn Rd Caulfield	1	Apartment	\$396,000	26 Jun 2024
 132a Bambra Rd Caulfield	4	Townhouse	\$3,000,000	20 Jun 2024
 5/305 Hawthorn Rd Caulfield	3	Unit	\$949,000	19 Jun 2024
 188 Kambrook Rd Caulfield	3	House	\$1,705,000	16 Jun 2024
 82 Murray St Caulfield	3	House	\$1,850,000	09 Jun 2024
 2/30 Briggs St Caulfield	3	Townhouse	\$1,350,000	08 Jun 2024
 8 Cadby Ct Caulfield	4	House	\$4,100,000	07 Jun 2024
 1/7 Newlyn St Caulfield	3	Unit	\$1,355,000	28 May 2024

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Data is current as of PDF generation date 01/12/2024

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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