

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.77m

Quarterly Price Change

0.00% ↓

Median Unit Price*

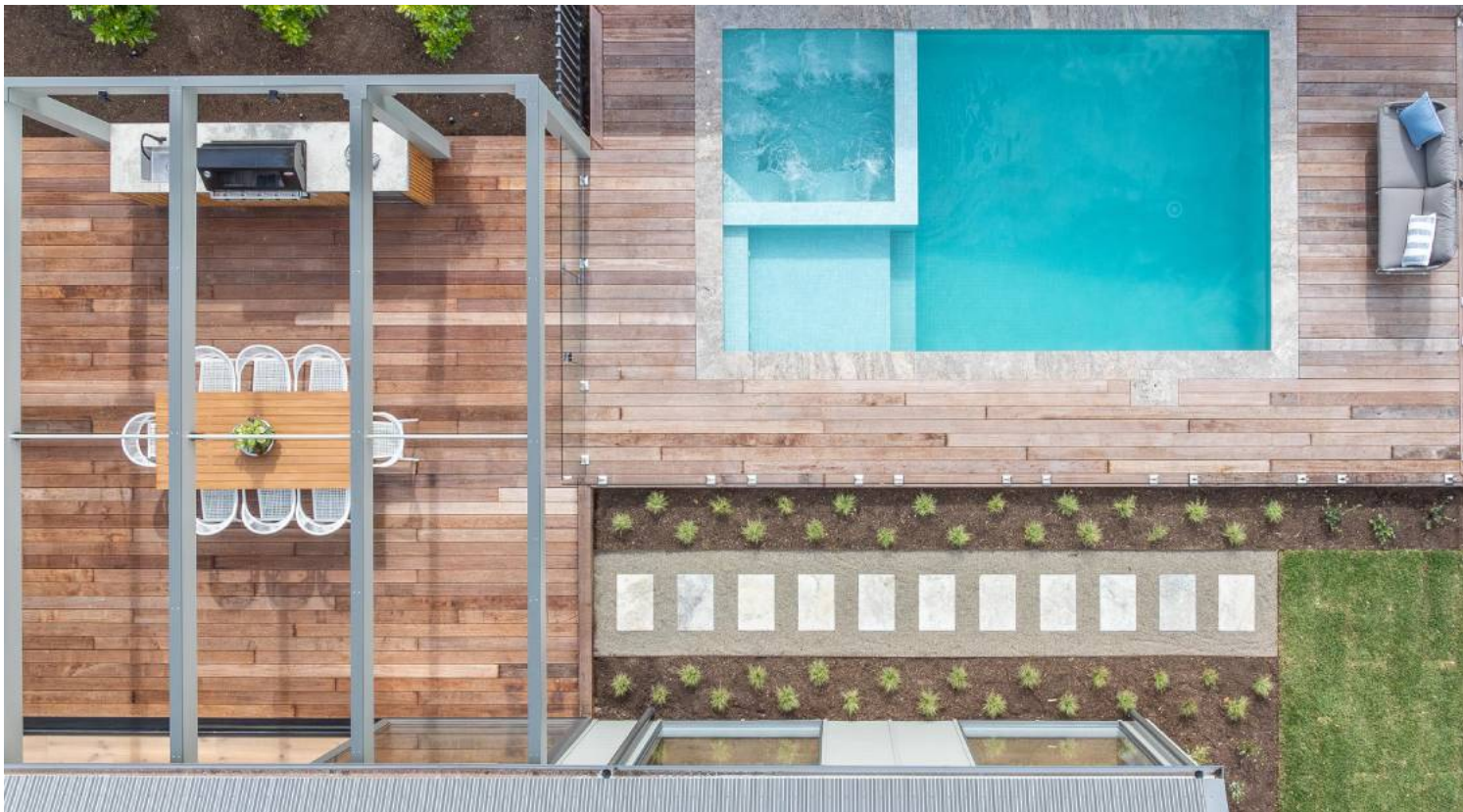
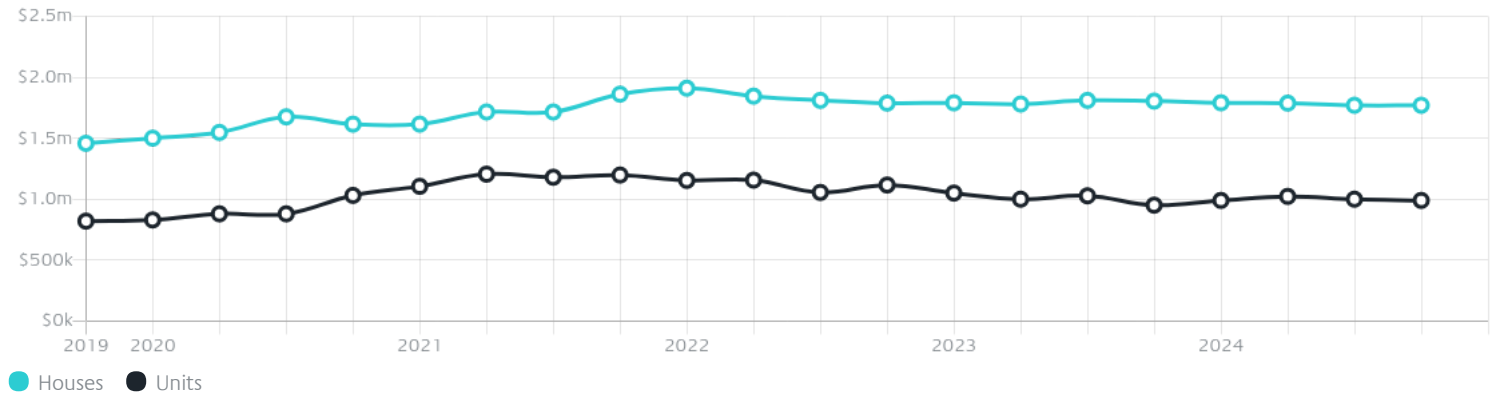
Median

\$990k

Quarterly Price Change

-1.00% ↓

Quarterly Price Change*

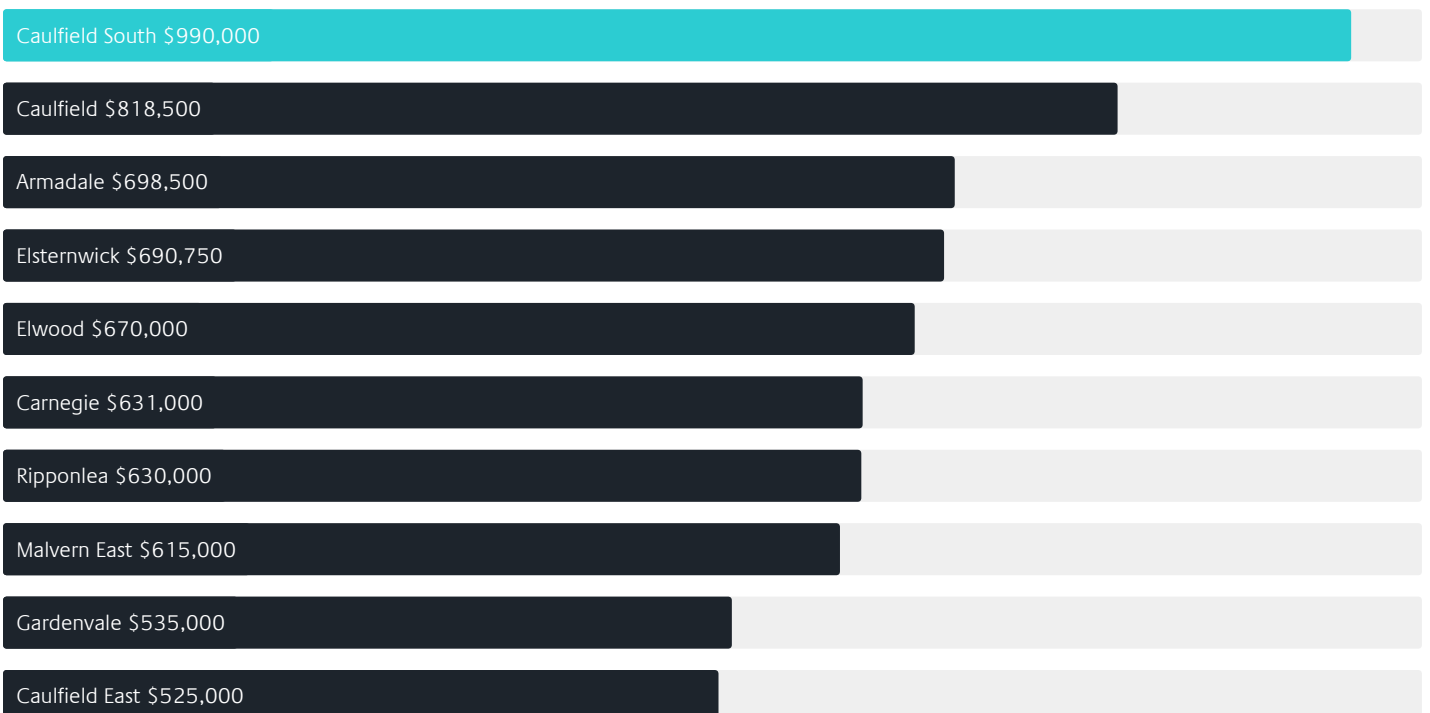


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 73%
● Private 27%

Auction Clearance Rate*

90.91%

Median Days on Market^

26 days

Average Hold Period*

7.7 years

Insights

Dwelling Type^



● Houses 55% ● Units 45%

Ownership^



● Owned Outright 40% ● Mortgaged 38% ● Rented 22%

Population^

12,328

Median Asking Rent per week*

\$820

Population Growth^

4.00%

Rental Yield*

2.4%

Median Age^







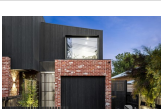
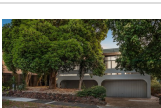
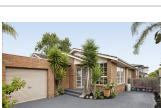
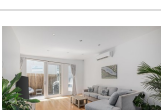

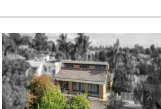
41 years

Median Household Size^











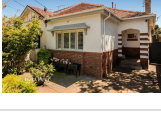

2.6 people

Sold Properties~









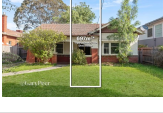



Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

| Address | Bedrooms | Type | Price | Sold |
|--|----------|-----------|-------------|-------------|
|  10 Olive St Caulfield South | 3 | House | \$1,178,500 | 29 Mar 2025 |
|  6/15-17 Bundeera Rd Caulfield South | 2 | Townhouse | \$946,000 | 18 Mar 2025 |
|  28 Bokhara Rd Caulfield South | 4 | House | \$2,501,000 | 16 Mar 2025 |
|  2/1 Takapuna St Caulfield South | 3 | Unit | \$1,366,000 | 15 Mar 2025 |
|  27 Frederick St Caulfield South | 4 | House | \$1,755,000 | 15 Mar 2025 |
|  10 Frederick St CAULFIELD SOUTH | 3 | House | \$1,785,000 | 15 Mar 2025 |
|  38b Cedar St Caulfield South | 4 | Townhouse | \$1,910,000 | 12 Mar 2025 |
|  5 Takapuna St Caulfield South | 4 | House | \$2,600,000 | 12 Mar 2025 |
|  2/193 Bambra Rd Caulfield South | 3 | Villa | \$1,170,000 | 01 Mar 2025 |
|  3/648 Glen Huntly Rd Caulfield South | 2 | Townhouse | \$755,000 | 01 Mar 2025 |
|  3a Jupiter St Caulfield South | 3 | House | \$1,233,000 | 23 Feb 2025 |
|  7 Trevascus St Caulfield South | 4 | House | \$2,451,000 | 23 Feb 2025 |

Sold Properties~

| Address | Bedrooms | Type | Price | Sold |
|--|----------|------------------|-------------|-------------|
|  38A Cedar St Caulfield South | 3 | Townhouse | \$1,882,000 | 22 Feb 2025 |
|  3/25 Saturn St Caulfield South | 3 | Unit | \$1,250,000 | 22 Feb 2025 |
|  3/25 Eumeralla Rd Caulfield South | 2 | Unit | \$811,000 | 19 Feb 2025 |
|  4/440 Kooyong Rd Caulfield South | 2 | Apartment | \$870,000 | 19 Feb 2025 |
|  104/449 Hawthorn Rd Caulfield South | 2 | Strata Unit/Flat | \$825,000 | 16 Feb 2025 |
|  16 Sea View St Caulfield South | 5 | House | \$2,655,000 | 13 Dec 2024 |
|  15/28 Eumeralla Rd Caulfield South | 2 | Apartment | \$405,000 | 13 Dec 2024 |
|  4/462 Hawthorn Rd Caulfield South | 2 | Strata Unit/Flat | \$645,000 | 12 Dec 2024 |
|  1/976-978 Glen Huntly Rd Caulfield South | 2 | Unit | \$655,000 | 12 Dec 2024 |
|  15 Jenkins St Caulfield South | 3 | House | \$1,575,000 | 10 Dec 2024 |
|  15 Larch St Caulfield South | 3 | House | \$1,215,000 | 09 Dec 2024 |
|  9 Alder St Caulfield South | 3 | House | \$1,137,500 | 07 Dec 2024 |

Sold Properties~

| Address | Bedrooms | Type | Price | Sold |
|---|----------|-----------------------|-------------|-------------|
|  30 Lygon St Caulfield South | 4 | Strata Unit/Townhouse | \$1,400,000 | 06 Dec 2024 |
|  310/348 Hawthorn Rd Caulfield South | 2 | Strata Unit/Flat | \$905,000 | 05 Dec 2024 |
|  9A Steele St Caulfield South | 4 | Unit | \$1,770,000 | 03 Dec 2024 |
|  8 Sussex Rd Caulfield South | 3 | House | \$1,315,000 | 01 Dec 2024 |
|  58 Bealiba Rd Caulfield South | 3 | House | \$1,660,000 | 01 Dec 2024 |
|  8 Royal Pde Caulfield South | 4 | House | \$2,510,000 | 30 Nov 2024 |
|  411 North Rd Caulfield South | 5 | House | \$1,500,000 | 29 Nov 2024 |
|  18/28 Eumeralla Rd Caulfield South | 1 | Apartment | \$280,000 | 28 Nov 2024 |
|  70 Burrindi Rd Caulfield South | 3 | House | \$1,838,000 | 27 Nov 2024 |
|  103/466 Kooyong Rd Caulfield South | 1 | Strata Unit/Flat | \$620,000 | 27 Nov 2024 |
|  35 Omar St Caulfield South | 5 | House | \$3,945,000 | 26 Nov 2024 |
|  202/462 Hawthorn Rd Caulfield South | 2 | Apartment | \$590,000 | 24 Nov 2024 |

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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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