

JellisCraig

DELACOMBE

Suburb Report

Know your neighbourhood.



DELACOMBE SUBURB REPORT

Median House Price*

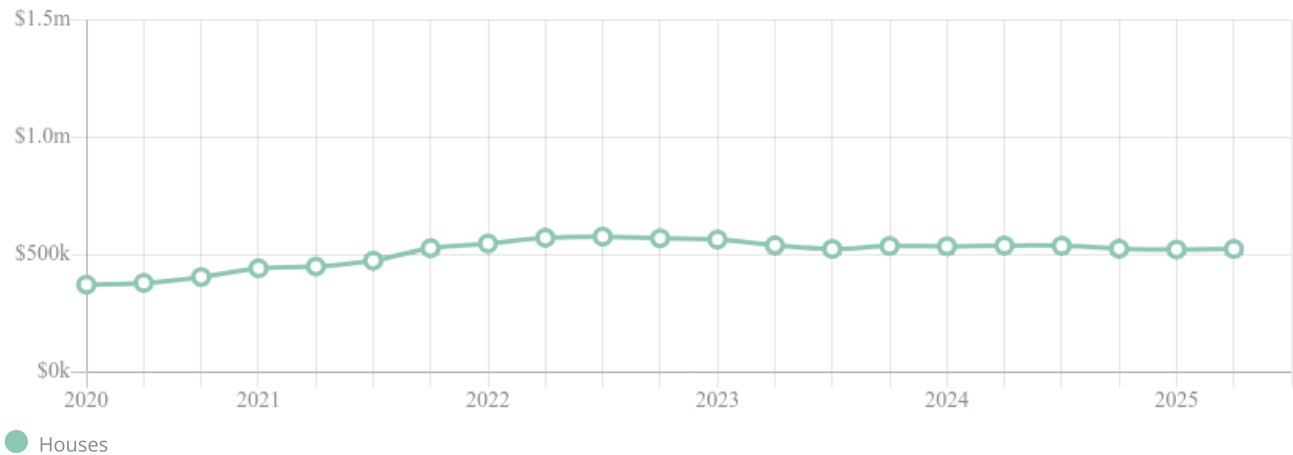
Median

\$525k

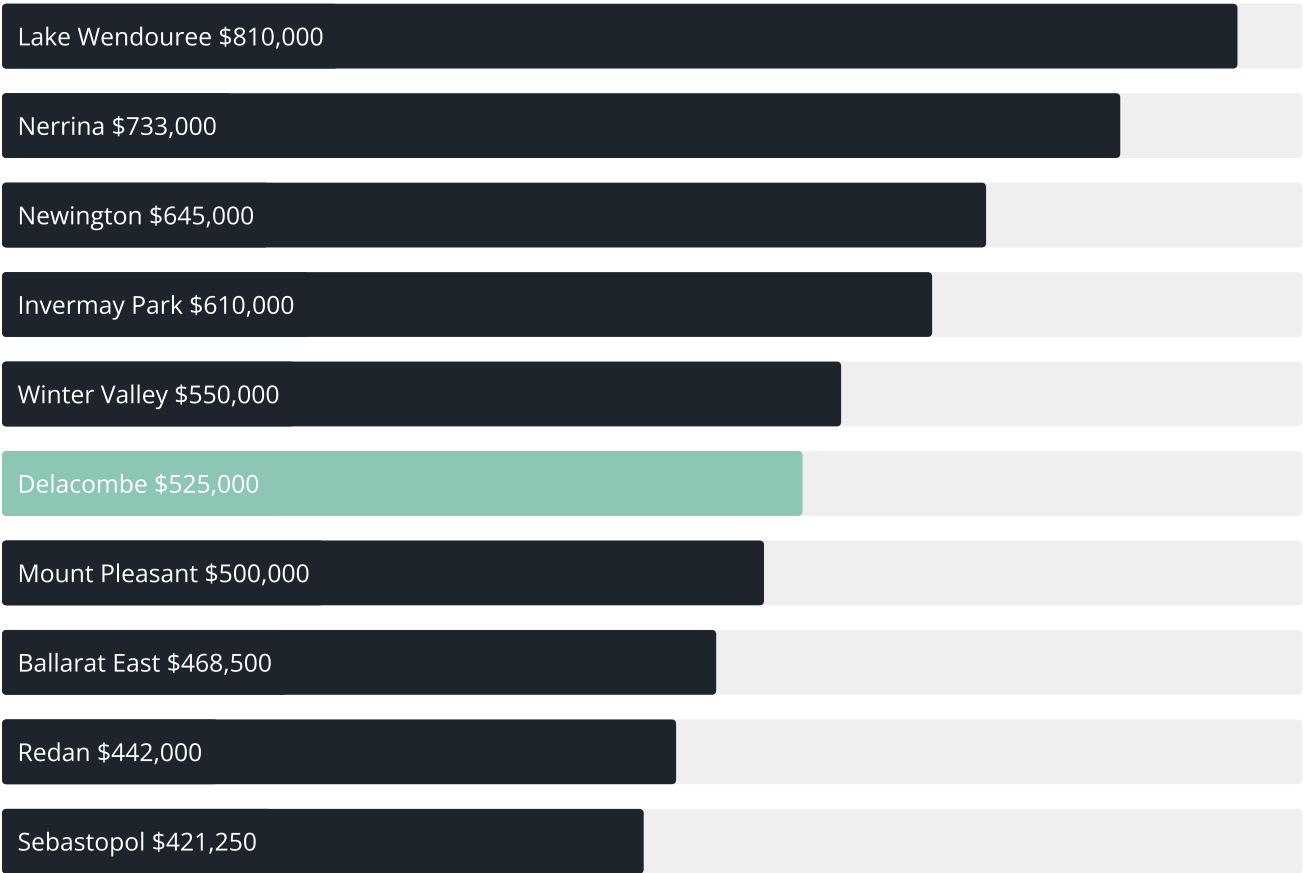
Quarterly Price Change

0.47% ↑

Quarterly Price Change*



Median House Sale Price*



Median Unit Sale Price*



DELACOMBE SUBURB REPORT

Sale Method^{*}

● Private 100%

Median Days on Market[^]

94 days

Average Hold Period^{*}

5.4 years

Dwelling Type[^]

● Houses 91% ● Units 9%

Ownership[^]

● Owned Outright 37% ● Mortgaged 40% ● Rented 23%

Population[^]

5,408

Median Asking Rent per week^{*}

\$420

Population Growth[^]

-14.12%

Rental Yield^{*}

4.39%

Median Age[^]











39 years

Median Household Size[^]











2.4 people

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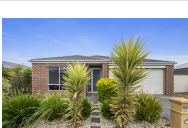
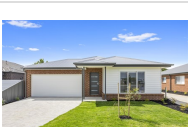
Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 5/491 Wiltshire La Delacombe	2	Unit	\$400,000	21 Jul 2025
 5 Scotcher Ct Delacombe	4	House	\$520,000	23 Jun 2025
 9 Tudor Av Delacombe	4	House	\$600,000	20 Jun 2025
 20 Nimble Dr Delacombe	4	House	\$640,000	19 Jun 2025
 10/316 Smythes Rd Delacombe	2	Strata Unit/Flat	\$430,000	17 Jun 2025
 11 Techaven St Delacombe	4	House	\$550,000	13 Jun 2025
 12 Brahman Dr Delacombe	3	House	\$595,000	10 Jun 2025
 8 Muraban Ct Delacombe	3	House	\$465,000	06 Jun 2025
 10 Nimble Dr Delacombe	4	House	\$648,000	30 May 2025
 1 Aminya Av Delacombe	2	House	\$405,000	26 May 2025

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Address	Bedrooms	Type	Price	Sold
 8 Rorey St Delacombe	2	House	\$378,000	22 May 2025
 453 Wiltshire La Delacombe	4	House	\$630,000	12 May 2025
 7 Lanita St Delacombe	3	House	\$540,000	12 May 2025
 12 Ascot Gardens Dr Delacombe	3	House	\$486,000	05 May 2025
 79 Ascot Gardens Dr Delacombe	3	House	\$590,000	17 Apr 2025
 1 Bourbon St Delacombe	4	House	\$565,000	11 Apr 2025
 1a Ascot Gardens Dr Delacombe	3	House	\$495,000	08 Apr 2025
 11/316 Smythes Rd Delacombe	1	Strata Unit/Flat	\$420,000	04 Apr 2025
 10 Jasmine Dr Delacombe	4	House	\$670,000	03 Apr 2025
 21 Macquarie Cl Delacombe	4	House	\$599,000	01 Apr 2025

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Address	Bedrooms	Type	Price	Sold
 2 Hanwood Cl Delacombe	3	House	\$480,000	29 Mar 2025
 45 Whitelaw Av Delacombe	3	House	\$445,000	25 Mar 2025
 6 The Avenue Delacombe	4	House	\$850,000	25 Mar 2025
 11 The Avenue Delacombe	5	House	\$775,000	21 Mar 2025
 20 Panorama Dr Delacombe	3	House	\$555,000	19 Mar 2025
 12 Warrina Dr Delacombe	3	House	\$465,000	19 Mar 2025
 47 Greenhalghs Rd Delacombe	3	House	\$457,250	18 Mar 2025
 24 Charolais St Delacombe	3	House	\$635,000	18 Mar 2025
 21 Chifley Dr DELACOMBE	4	House	\$507,000	17 Mar 2025
 1/316 Smythes Rd Delacombe	2	Flat/Unit/Apartment	\$490,000	13 Mar 2025



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jellisraig.com.au

Data is current as of PDF generation date 01/08/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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