

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

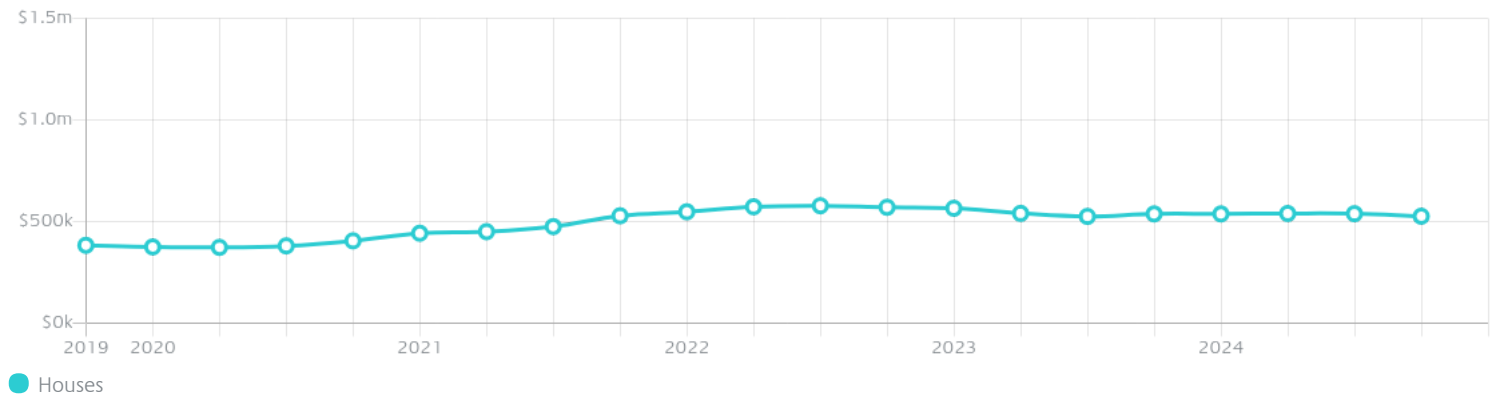
Median

\$526k

Quarterly Price Change

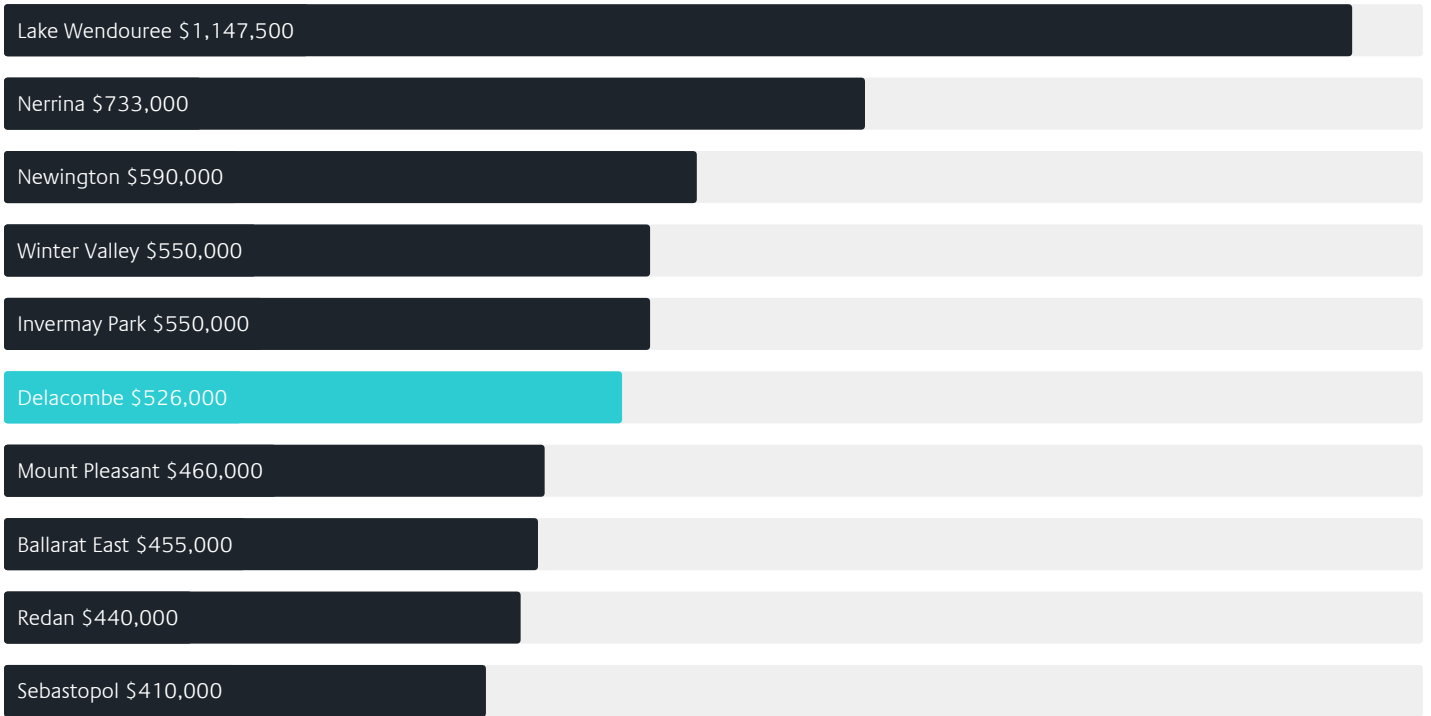
-2.32% ↓

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Private 100%

Median Days on Market[^]

71 days

Average Hold Period^{*}

5.4 years

Insights

Dwelling Type[^]



● Houses 91% ● Units 9%

Ownership[^]



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

Population[^]

5,408

Median Asking Rent per week^{*}

\$450

Population Growth[^]

-14.12%

Rental Yield^{*}

4.39%

Median Age[^]










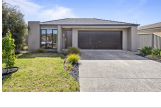


39 years

Median Household Size[^]









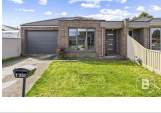
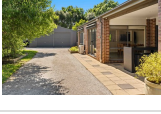


2.4 people

Sold Properties~










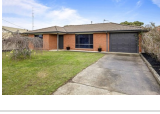
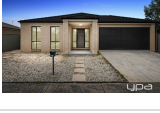

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 7 Meadow Ct Delacombe	4	House	\$805,000	13 Feb 2025
 28 Neway Av Delacombe	3	House	\$520,000	11 Feb 2025
 24 Smythes Rd Delacombe	4	House	\$631,000	07 Feb 2025
 1/491 Wiltshire La Delacombe	3	Townhouse	\$405,000	05 Feb 2025
 55 Whitelaw Av Delacombe	3	House	\$430,000	31 Jan 2025
 15 Charolais St Delacombe	4	House	\$835,000	30 Jan 2025
 6 Brahman Dr Delacombe	4	House	\$665,000	24 Jan 2025
 29 Chifley Dr Delacombe	3	House	\$460,000	23 Jan 2025
 17 Charolais St Delacombe	4	House	\$720,000	22 Jan 2025
 43 Jordan Av Delacombe	3	House	\$465,000	17 Jan 2025
 21 Deakin Dr Delacombe	3	House	\$525,000	17 Jan 2025
 4 Manna Blvd DELACOMBE	4	House	\$512,000	13 Jan 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 224 Greenhalghs Rd Delacombe	4	House	\$550,000	10 Jan 2025
 21 Shasta Dr Delacombe	3	House	\$470,000	09 Jan 2025
 3 Valerie Ct Delacombe	3	House	\$625,000	06 Jan 2025
 227 Whitelaw Av Delacombe	4	House	\$535,000	06 Jan 2025
 471 Wiltshire La Delacombe	3	House	\$445,000	30 Dec 2024
 10 Clifton St Delacombe	4	House	\$515,000	20 Dec 2024
 15 Parkside Rd Delacombe	3	House	\$550,000	19 Dec 2024
 3/4 Warratta Av Delacombe	1	Unit	\$210,000	18 Dec 2024
 1/320 Greenhalghs Rd DELACOMBE	3	Townhouse	\$415,000	18 Dec 2024
 18 Bellview Ct Delacombe	4	House	\$755,000	14 Dec 2024
 51 Grana Dr Delacombe	3	House	\$450,000	09 Dec 2024
 16 Warratta Av Delacombe	4	House	\$480,000	04 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 2 Lanita St Delacombe	4	House	\$660,000	03 Dec 2024
 105 Warrina Dr Delacombe	3	House	\$845,000	29 Nov 2024
 5 Rorey St Delacombe	3	House	\$453,000	22 Nov 2024
 11 Stella Dr Delacombe	3	House	\$507,000	21 Nov 2024
 209 Warrina Dr Delacombe	3	House	\$392,500	20 Nov 2024
 2/4 Rance Rd Delacombe	3	Townhouse	\$450,000	12 Nov 2024
 12 Jordan Av DELACOMBE	3	House	\$525,000	10 Nov 2024
 11 Deakin Dr Delacombe	4	House	\$505,000	08 Nov 2024
 13 Shari Dr Delacombe	5	House	\$615,000	07 Nov 2024
 3 Jasmine Dr DELACOMBE	3	House	\$445,500	01 Nov 2024
 24 Macquarie Cl Delacombe	4	House	\$513,000	01 Nov 2024
 6 Charolais St Delacombe	4	House	\$710,000	01 Nov 2024



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jelliscraig.com.au

Data is current as of PDF generation date 01/03/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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