

# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$1.60m**

Quarterly Price Change

**-1.99% ↓**

## Median Unit Price\*

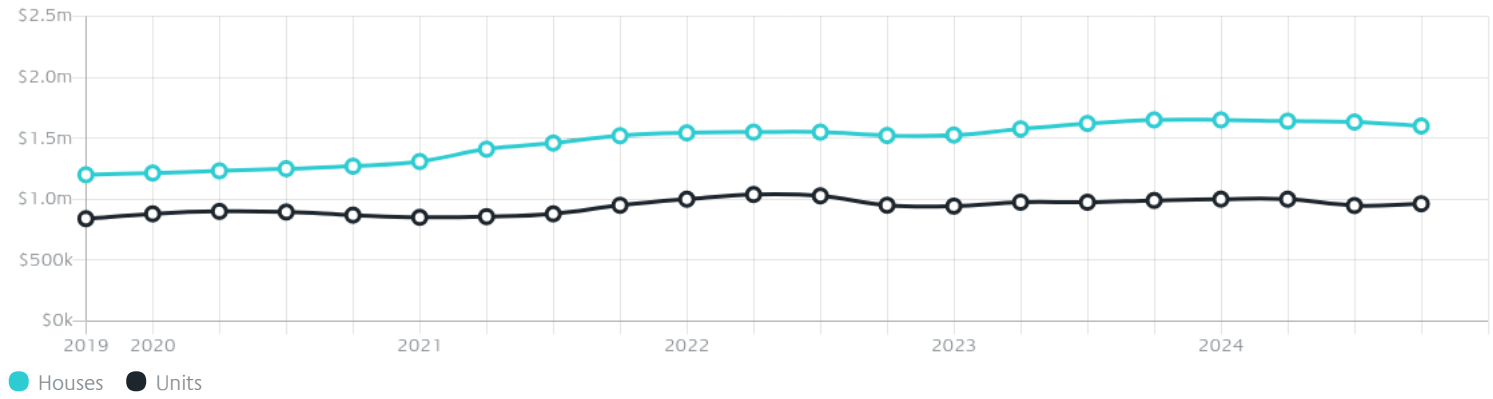
Median

**\$963k**

Quarterly Price Change

**1.52% ↑**

## Quarterly Price Change\*



# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

## Sale Method<sup>\*</sup>



● Auction 72%  
● Private 28%

## Auction Clearance Rate<sup>\*</sup>

69.62%

## Median Days on Market<sup>^</sup>

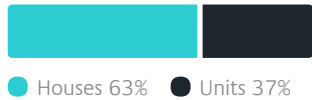
31 days

## Average Hold Period<sup>\*</sup>

6.8 years

# Insights

## Dwelling Type<sup>^</sup>



● Houses 63% ● Units 37%

## Ownership<sup>^</sup>



● Owned Outright 45% ● Mortgaged 34% ● Rented 21%

## Population<sup>^</sup>

30,926

## Median Asking Rent per week<sup>\*</sup>

\$700

## Population Growth<sup>^</sup>

9.05%

## Rental Yield<sup>\*</sup>

2.24%

## Median Age<sup>^</sup>













41 years

## Median Household Size<sup>^</sup>













2.7 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 [jellisicraig.com.au/suburbinsights](https://jellisicraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 6 Crestmont Ct Doncaster East	5	House	\$1,605,000	31 Mar 2025
 3 Ascot St Doncaster East	3	House	\$1,751,000	29 Mar 2025
 7 Gedye St Doncaster East	4	House	\$1,606,000	29 Mar 2025
 3/70 Russell Cr Doncaster East	4	Townhouse	\$1,260,000	29 Mar 2025
 4 Dilkara Ct Doncaster East	5	House	\$1,670,000	29 Mar 2025
 203/1042 Doncaster Rd Doncaster East	2	Apartment	\$455,000	26 Mar 2025
 267 Blackburn Rd Doncaster East	3	House	\$871,000	22 Mar 2025
 333 Serpells Rd Doncaster East	4	House	\$1,600,100	22 Mar 2025
 37 Bellevue Av Doncaster East	4	House	\$1,951,000	22 Mar 2025
 26 Meryl St Doncaster East	3	House	\$1,380,000	21 Mar 2025
 1036 Doncaster Rd Doncaster East	5	House	\$1,650,000	21 Mar 2025
 10/8 George St Doncaster East	2	Apartment	\$631,000	17 Mar 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3/4 Elvie St Doncaster East	3	Townhouse	\$1,018,000	15 Mar 2025
 2/77 Beverley St Doncaster East	3	Unit	\$1,056,000	15 Mar 2025
 54 Tidcombe Cr Doncaster East	4	House	\$2,000,000	15 Mar 2025
 1/25 Cavalier St Doncaster East	4	Townhouse	\$1,285,000	15 Mar 2025
 3/35 Paula Cr Doncaster East	4	Townhouse	\$1,330,000	15 Mar 2025
 2/21 Mitchell St Doncaster East	2	Unit	\$650,000	15 Mar 2025
 64 Cassowary St Doncaster East	3	House	\$1,525,000	14 Mar 2025
 43 Greendale Rd Doncaster East	3	House	\$1,680,000	14 Mar 2025
 5/61-63 George St Doncaster East	3	Unit	\$880,000	12 Mar 2025
 1/959 Doncaster Rd Doncaster East	2	Unit	\$800,000	11 Mar 2025
 37 Gedye St Doncaster East	3	House	\$1,180,000	09 Mar 2025
 6 Newstead Ct Doncaster East	4	House	\$1,477,000	08 Mar 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 1/4 Gedye St Doncaster East	5	Townhouse	\$1,006,000	08 Mar 2025
 1/63-65 Leeds St Doncaster East	2	Unit	\$745,000	06 Mar 2025
 1/7 Meryl St Doncaster East	4	House	\$1,000,000	04 Mar 2025
 2/39 Canopus Dr Doncaster East	4	Townhouse	\$1,460,000	28 Feb 2025
 8 Balinga Ct Doncaster East	4	Land	\$1,016,000	27 Feb 2025
 203/956 Doncaster Rd Doncaster East	2	Apartment	\$395,000	26 Feb 2025
 2/25 Leura St Doncaster East	3	Townhouse	\$1,180,000	25 Feb 2025
 4 Vivienne Ct Doncaster East	5	House	\$1,400,000	24 Feb 2025
 408/9 Red Hill Tce Doncaster East	2	Apartment	\$570,000	23 Feb 2025
 1/1085 Doncaster Rd Doncaster East	2	Unit	\$852,000	23 Feb 2025
 12b Morinda Cr Doncaster East	3	Townhouse	\$1,086,000	22 Feb 2025
 2/60 Beverley St Doncaster East	3	Unit	\$1,132,000	22 Feb 2025



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[jelliscraig.com.au](http://jelliscraig.com.au)

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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