

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median
\$1.47m

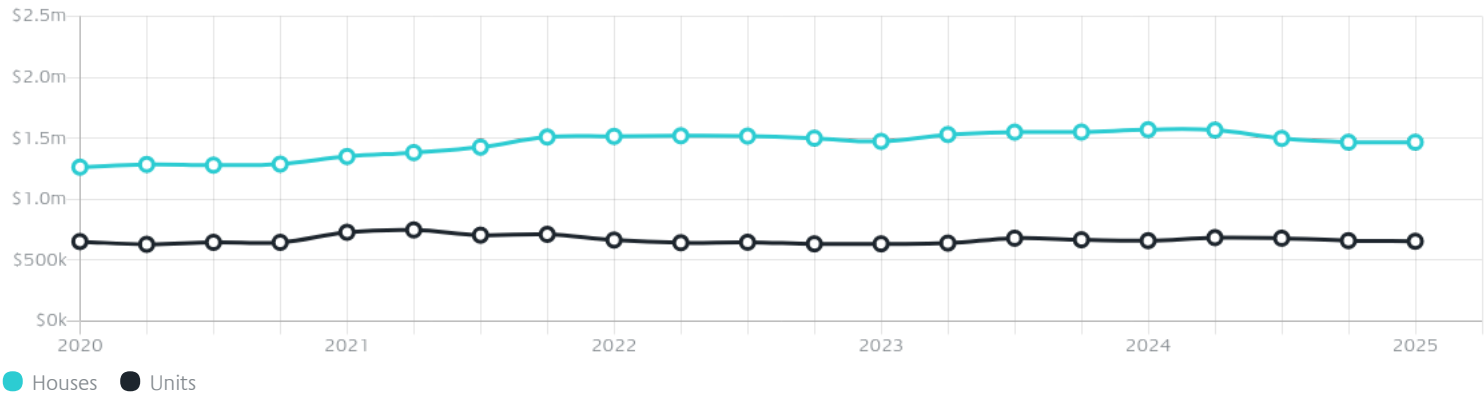
Quarterly Price Change
0.00% ↓

Median Unit Price*

Median
\$655k

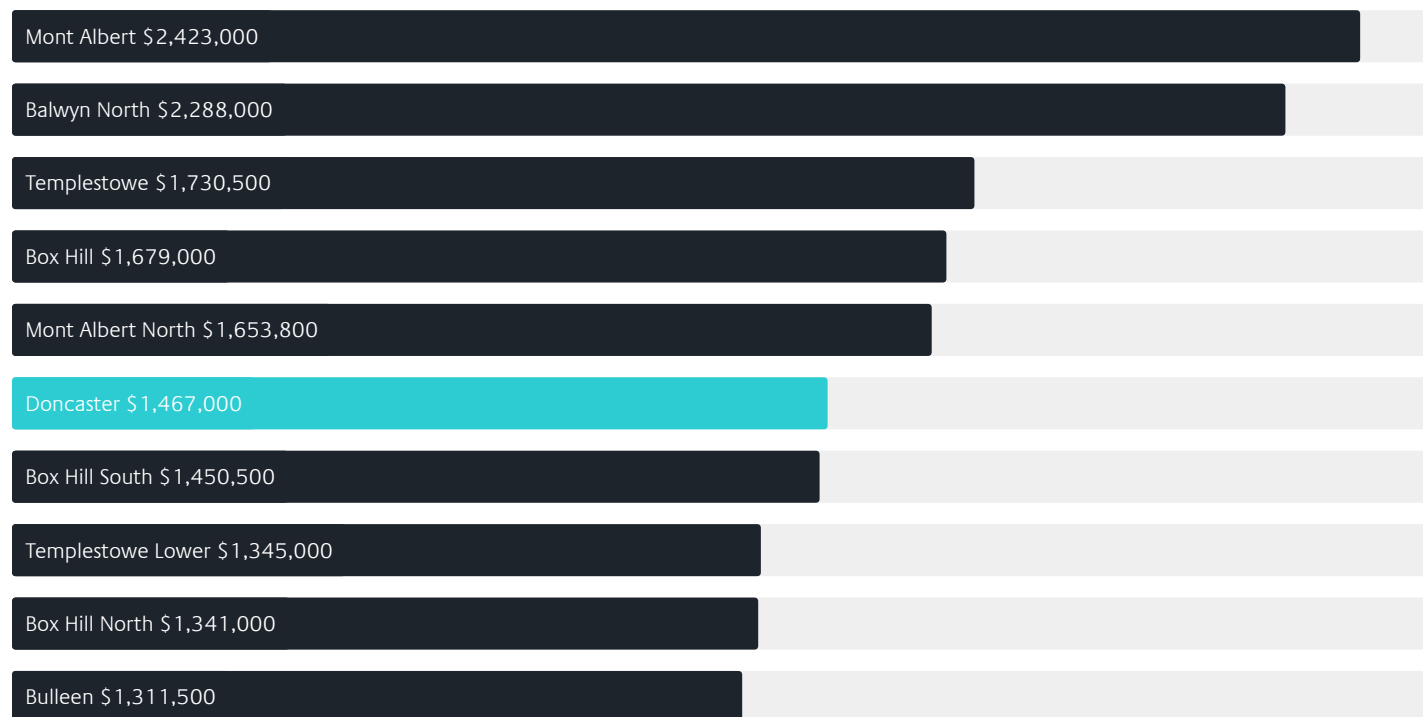
Quarterly Price Change
-0.75% ↓

Quarterly Price Change*

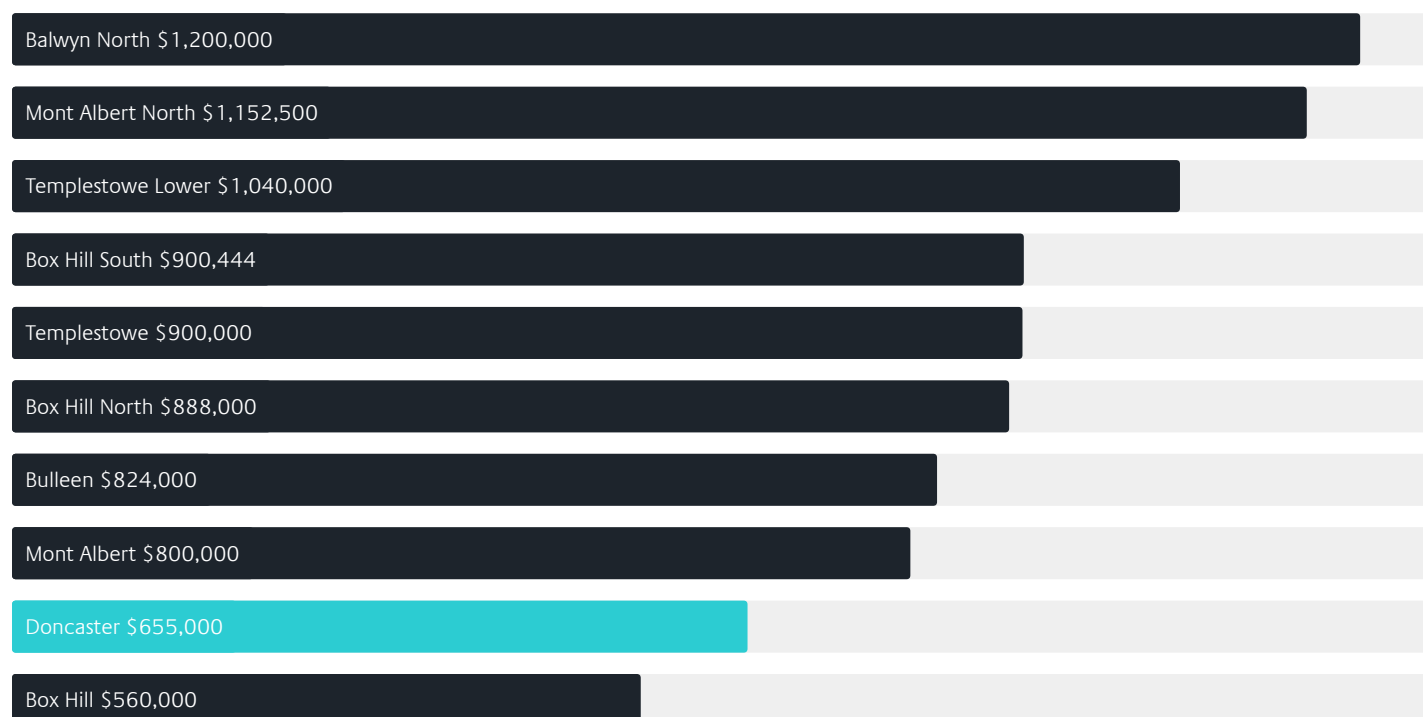


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



Auction Clearance Rate*

71.08%

Median Days on Market^

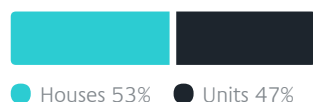
30 days

Average Hold Period*

5.3 years

Insights

Dwelling Type^



Ownership^



Population^

25,020

Median Asking Rent per week*

\$750

Population Growth^

19.45%

Rental Yield*

2.51%

Median Age^













40 years

Median Household Size^













2.4 people

Sold Properties~








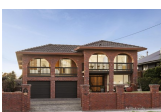




Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 17a Lauer St Doncaster	5	Townhouse	\$2,202,000	31 May 2025
 217/8 Berkeley St Doncaster	3	Apartment	\$714,500	31 May 2025
 42 Stanton St DONCASTER	4	Townhouse	\$1,272,000	31 May 2025
 1/736 Doncaster Rd Doncaster	2	Townhouse	\$769,999	30 May 2025
 6 Park Av DONCASTER	5	House	\$1,951,888	30 May 2025
 2/1 Ruda St Doncaster	3	Townhouse	\$1,045,000	29 May 2025
 117/101 Tram Rd Doncaster	3	Apartment	\$580,000	28 May 2025
 903/5 Elgar Ct Doncaster	2	Apartment	\$585,000	27 May 2025
 9 Phar Lap Dr Doncaster	4	Townhouse	\$1,605,000	24 May 2025
 3/32 Ballamore Cr Doncaster	3	Unit	\$752,000	24 May 2025
 35 Pettys La Doncaster	4	House	\$1,546,000	24 May 2025
 17 Caladenia Cirt Doncaster	4	House	\$2,105,000	24 May 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 5 Leyte Cl Doncaster	4	House	\$1,630,000	24 May 2025
 210/5 Elgar Ct Doncaster	2	Apartment	\$430,000	23 May 2025
 303/6 Thiele St Doncaster	2	Apartment	\$505,500	23 May 2025
 507/101 Tram Rd Doncaster	2	Apartment	\$487,000	23 May 2025
 48 Winston Dr Doncaster	4	House	\$1,630,000	22 May 2025
 2 Ruffey Lake Ct Doncaster	4	House	\$2,300,000	21 May 2025
 22 Anthony Av DONCASTER	4	House	\$1,680,000	20 May 2025
 4/2 Paul St Doncaster	4	Townhouse	\$1,110,000	18 May 2025
 27a Winters Way Doncaster	4	Townhouse	\$1,990,000	17 May 2025
 5 Capri Ct DONCASTER	4	House	\$1,640,000	17 May 2025
 49 Church Rd Doncaster	3	House	\$1,255,000	17 May 2025
 3/69 Tram Rd Doncaster	2	Townhouse	\$635,000	15 May 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3/41 Massey St Doncaster	3	Unit	\$918,000	14 May 2025
 2/10 Curlew Ct Doncaster	3	Unit	\$1,000,000	13 May 2025
 310/9 Williamsons Rd Doncaster	2	Apartment	\$590,000	12 May 2025
 17/9-13 Wetherby Rd Doncaster	2	Unit	\$685,000	10 May 2025
 208/18 Berkeley St Doncaster	3	Apartment	\$565,000	09 May 2025
 5 Libere Ct Doncaster	3	House	\$1,305,000	07 May 2025
 8/2 Mcleod St Doncaster	3	Townhouse	\$905,000	07 May 2025
 807 Elgar Rd Doncaster	4	House	\$1,500,000	03 May 2025
 28 Dunoon St Doncaster	4	House	\$2,200,000	03 May 2025
 19 Hender St Doncaster	3	Unit	\$917,000	30 Apr 2025
 803/101 Tram Rd Doncaster	2	Apartment	\$425,000	30 Apr 2025
 4/21-23 Outhwaite Av Doncaster	3	Unit	\$790,000	30 Apr 2025



Doncaster Office
Level 1 / 1006 Doncaster Road, Doncaster
03 8841 4888

jelliscraig.com.au

Data is current as of PDF generation date 01/06/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

This publication contains data, analytics, statistics and other information supplied by PROPERTYDATAONLINE PTY LTD (PropertyData). The data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.

PropertyData relies upon data supplied by third parties and while the data is checked and reviewed, PropertyData does not warrant the accuracy or completeness of the information to the full extent permitted by the law and excludes all loss or damage howsoever arising (including through negligence) in connection with the data supplied by PropertyData. The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.