

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$950k

Quarterly Price Change

-0.52% ↓

Median Unit Price*

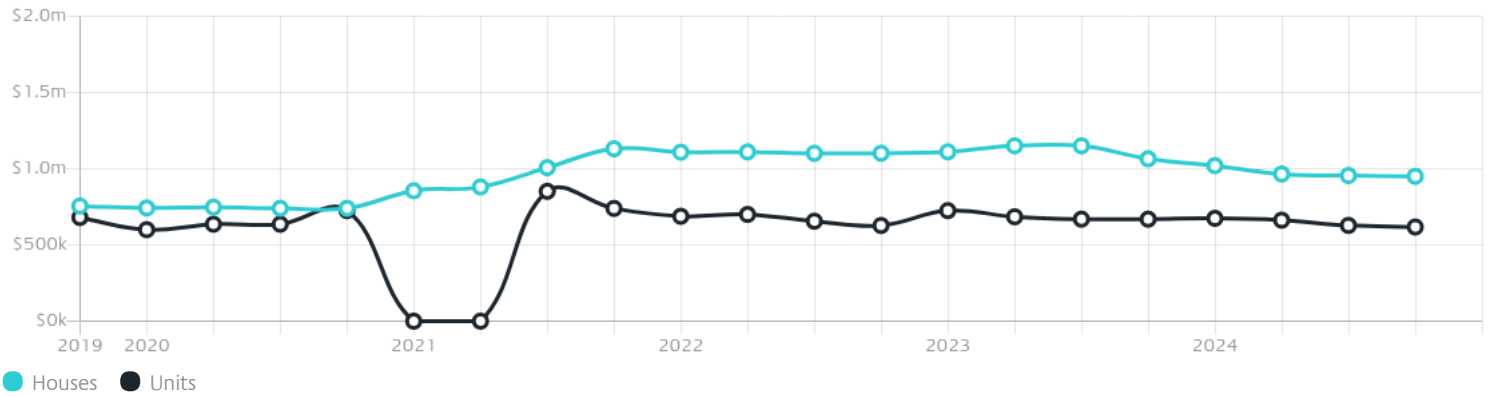
Median

\$618k

Quarterly Price Change

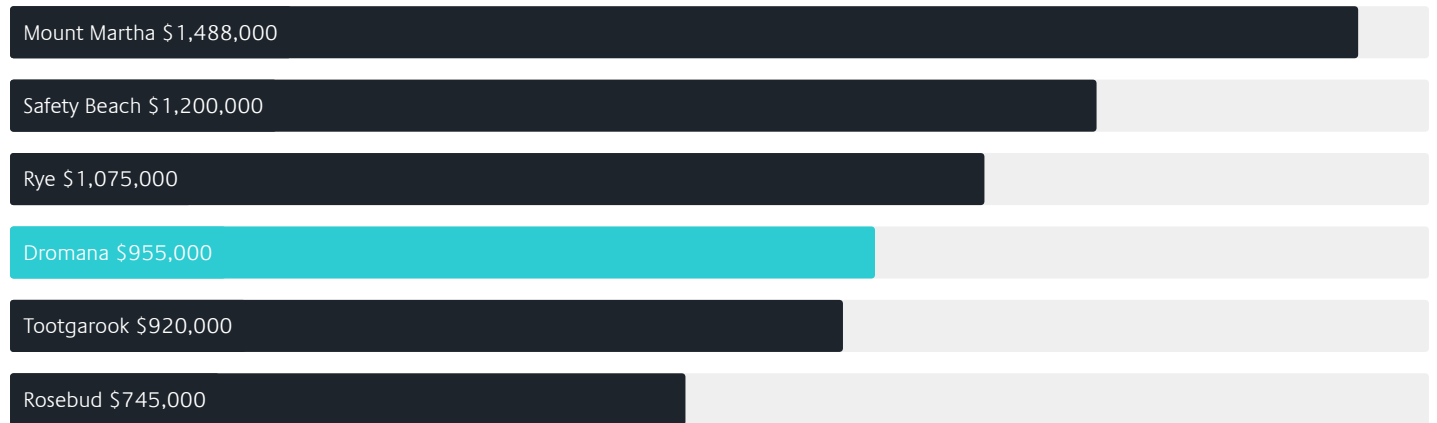
-1.67% ↓

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}

● Auction 31%
● Private 69%

Auction Clearance Rate^{*}

52.63%

Median Days on Market[^]

48 days

Average Hold Period^{*}

6.5 years

Insights

Dwelling Type[^]

● Houses 82% ● Units 18%

Ownership[^]

● Owned Outright 49% ● Mortgaged 30% ● Rented 21%

Population[^]

6,626

Median Asking Rent per week^{*}

\$578

Population Growth[^]

0

Rental Yield^{*}

3.06%

Median Age[^]









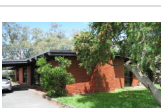


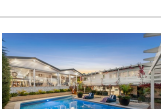
50 years

Median Household Size[^]













2.2 people

Sold Properties~











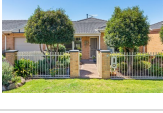

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 325 Boundary Rd Dromana	3	House	\$830,000	22 Feb 2025
 1/72 Rainier Av Dromana	3	House	\$1,070,000	21 Feb 2025
 12 Hardware La Dromana	3	House	\$1,850,000	15 Feb 2025
 20 Heales St Dromana	3	House	\$1,400,000	09 Feb 2025
 97 Rainier Av Dromana	4	House	\$948,000	09 Feb 2025
 34 Francis St Dromana	3	House	\$808,000	08 Feb 2025
 47 Coleus St Dromana	3	House	\$950,000	07 Feb 2025
 8 Shire Rd Dromana	3	House	\$970,000	05 Feb 2025
 19 Olympic Pde Dromana	2	House	\$770,000	04 Feb 2025
 55 Mcculloch St Dromana	3	House	\$1,070,000	31 Jan 2025
 246 Boundary Rd Dromana	4	House	\$1,045,000	31 Jan 2025
 13 James St Dromana	4	House	\$2,550,000	28 Jan 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 2 Burns Cl Dromana	3	House	\$1,050,000	27 Jan 2025
 27 Noel St Dromana	7	House	\$1,325,000	27 Jan 2025
 18 Lugano Av Dromana	3	House	\$800,000	26 Jan 2025
 109 Rainier Av Dromana	4	House	\$795,000	26 Jan 2025
 4/49 Seacombe St Dromana	2	Townhouse	\$625,000	26 Jan 2025
 6 Kangerong Av Dromana	3	House	\$1,508,000	25 Jan 2025
 2b McArthur St DROMANA	4	House	\$1,275,000	25 Jan 2025
 49 Monaco Pde Dromana	3	House	\$1,200,000	25 Jan 2025
 5 Burton St Dromana	3	House	\$1,850,000	22 Jan 2025
 40 Manna St Dromana	3	House	\$990,000	20 Jan 2025
 73 Lombardy Av Dromana	3	House	\$1,103,000	16 Jan 2025
 6/57 Pier St Dromana	2	Unit	\$630,000	16 Jan 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 2 Beachurst Av Dromana	3	House	\$750,000	14 Jan 2025
 6 Thomas St Dromana	4	House	\$2,250,000	13 Jan 2025
 1 Garner St Dromana	4	House	\$1,203,000	10 Jan 2025
 32 Canna St Dromana	3	House	\$820,000	10 Jan 2025
 2/35 Williams St Dromana	2	Townhouse	\$730,000	07 Jan 2025
 27 Coleus St Dromana	3	House	\$780,000	06 Jan 2025
 8 The Righi DROMANA	3	House	\$761,500	05 Jan 2025
 44 Coleus St Dromana	2	House	\$675,000	02 Jan 2025
 4 Rosalie Av Dromana	3	House	\$935,000	30 Dec 2024
 9 Charles St Dromana	4	House	\$920,000	24 Dec 2024
 2a Ligar St Dromana	2	Unit	\$700,000	20 Dec 2024
 13 Anne Dr Dromana	5	House	\$1,045,000	19 Dec 2024



Mount Martha Office
4/42 Lochiel Avenue, Mount Martha
03 5974 8900

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.

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.