

JellisCraig

DRYSDALE

Suburb Report

Know your neighbourhood.



DRYSDALE SUBURB REPORT

Median House Price*

Median

\$763k

Quarterly Price Change

10.50% ↑

Median Unit Price*

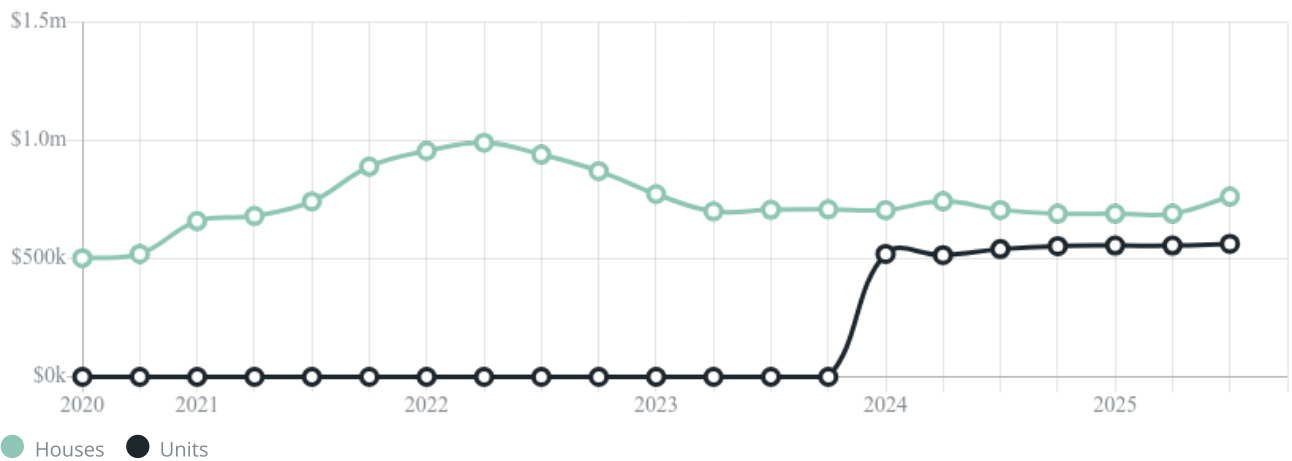
Median

\$563k

Quarterly Price Change

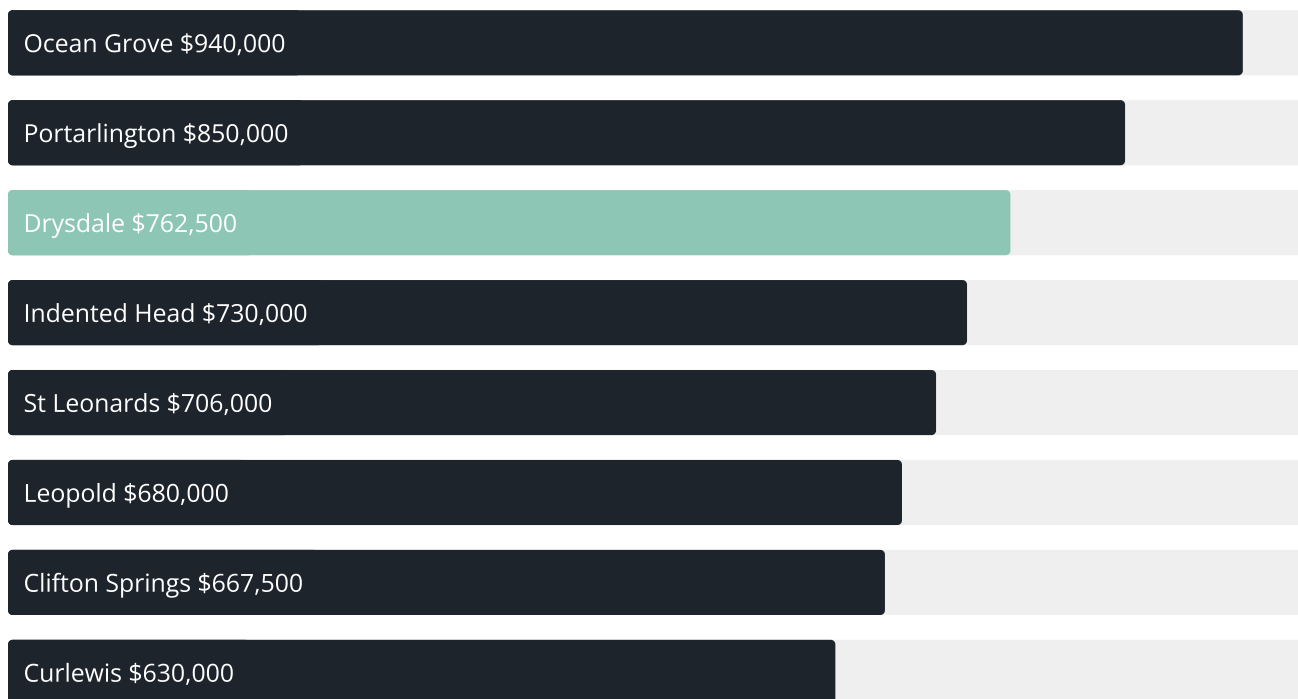
1.35% ↑

Quarterly Price Change*



DRYSDALE SUBURB REPORT

Median House Sale Price^{*}



Median Unit Sale Price^{*}



DRYSDALE SUBURB REPORT

Sale Method*



Auction 6%

Private 94%

Auction Clearance Rate*

100%

Median Days on Market^

45 days

Average Hold Period*

7.2 years

Dwelling Type^



Houses 89%

Units 11%

Ownership^



Owned Outright 53%

Mortgaged 34%

Rented 13%

Population^

4,976

Median Asking Rent per week*

\$490

Median Age^

52 years

Rental Yield*

3.55%

Median Household Size^

2.3 people

DRYSDALE SUBURB REPORT

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
 17 Bennett St Drysdale	3	House	\$650,000	30 Oct 2025
 38 Carolanne Dr Drysdale	4	House	\$530,000	29 Oct 2025
 115 Barrands La Drysdale	4	House	\$760,000	15 Oct 2025
 1/68 Clifton Springs Rd Drysdale	3	Unit	\$580,000	07 Oct 2025
 56 Farmhouse Av Drysdale	4	House	\$765,000	03 Oct 2025
 2 Diana Ct Drysdale	3	House	\$630,000	16 Sep 2025
 18 Ernstine Way Drysdale	3	House	\$760,000	08 Sep 2025
 17 The Glen Drysdale	3	House	\$730,000	29 Aug 2025
 22 Cemetery Rd Drysdale	4	House	\$1,740,000	27 Aug 2025
 8 Tony St Drysdale	3	House	\$585,000	27 Aug 2025

DRYSDALE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 4 Nash Av Drysdale	4	House	\$1,065,000	26 Aug 2025
 66 Newcombe St Drysdale	4	House	\$825,000	20 Aug 2025
 1/26 Marsh Ct Drysdale	3	Unit	\$645,000	19 Aug 2025
 16 The Glen Drysdale	3	House	\$665,000	14 Aug 2025
 39 Woodville St Drysdale	3	House	\$1,150,000	13 Aug 2025
 1/1 Diana Ct Drysdale	3	Unit	\$570,000	04 Aug 2025
 17 Ridley St Drysdale	4	House	\$700,000	04 Aug 2025
 36-50 Basin Rd Drysdale	3	House	\$1,230,000	02 Aug 2025
 18 Mayall Way Drysdale	3	House	\$1,625,000	25 Jul 2025
 164-166 Clifton Springs Rd Drysdale	4	House	\$900,000	21 Jul 2025

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Address	Bedrooms	Type	Price	Sold
 98 Barrands La Drysdale	3	Townhouse	\$607,000	18 Jul 2025
 22 Elgin St Drysdale	4	House	\$690,000	14 Jul 2025
 74-84 Reserve Rd Drysdale	4	House	\$1,760,000	13 Jul 2025
 27 Crimea St DRYSDALE	3	House	\$430,000	08 Jul 2025
 2/7 Condy St Drysdale	2	House	\$550,000	07 Jul 2025
 1/32 Newcombe St Drysdale	2	House	\$550,000	02 Jul 2025
 15 Meadowbrook Tce Drysdale	3	House	\$880,000	25 Jun 2025
 30 Platinum Av Drysdale	4	House	\$745,000	23 Jun 2025
 101 Barrands La Drysdale	3	House	\$585,000	23 Jun 2025
 29-31 Carolanne Dr Drysdale	4	House	\$1,185,000	19 Jun 2025



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Data is current as of PDF generation date 01/11/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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