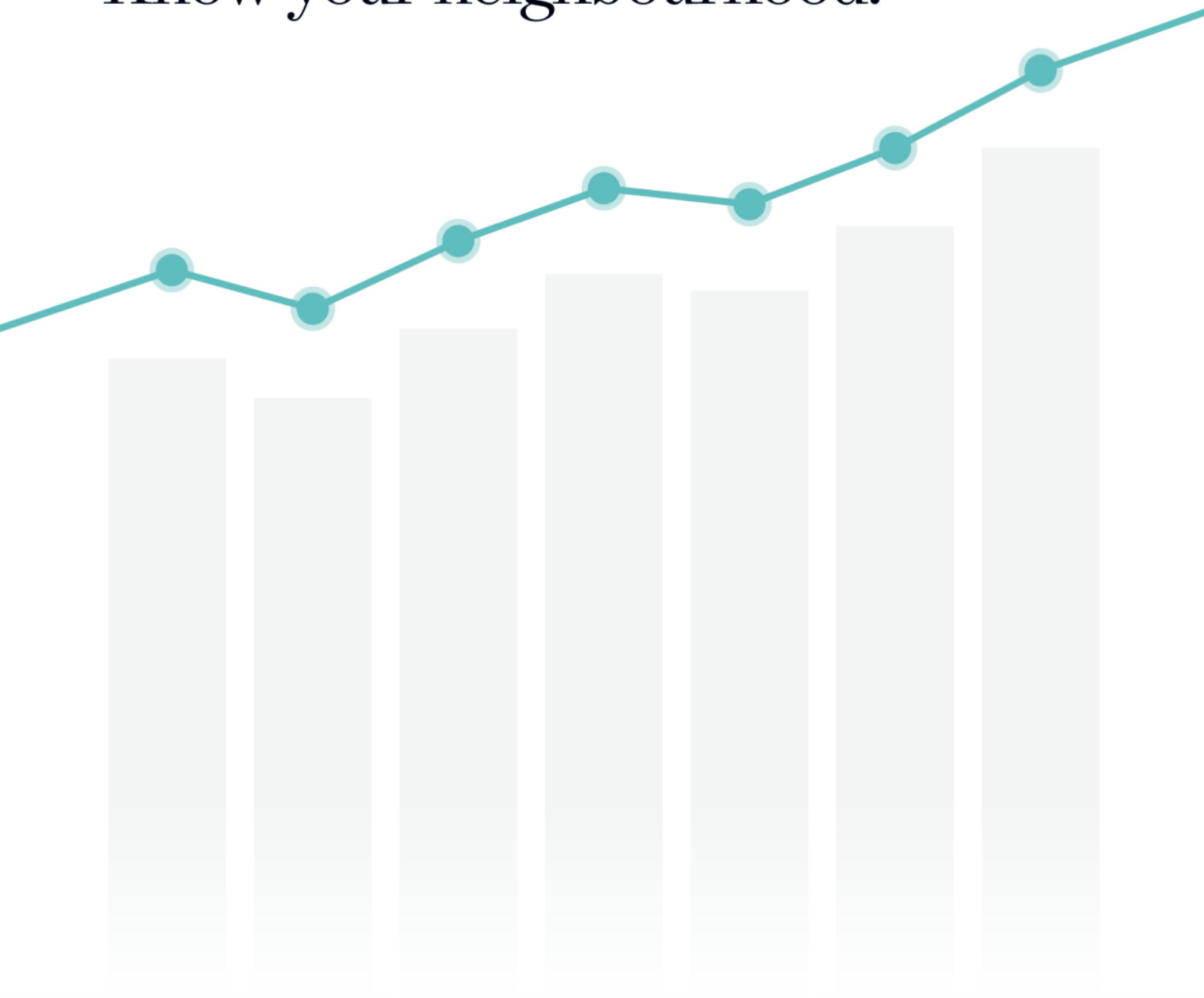


EAST MELBOURNE



# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$3.55m**

Quarterly Price Change

**-2.73% ↓**

## Median Unit Price\*

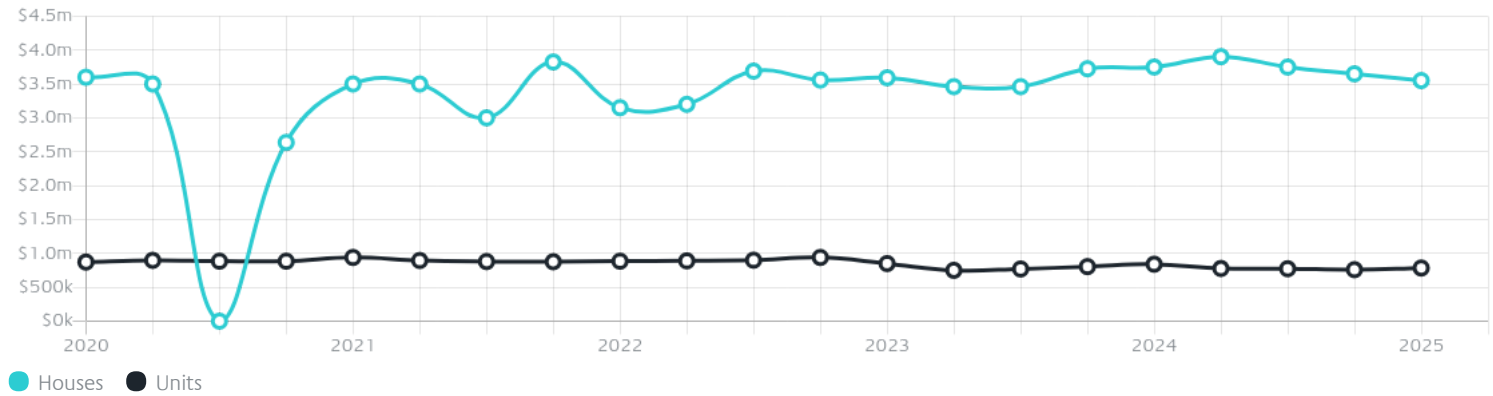
Median

**\$785k**

Quarterly Price Change

**3.22% ↑**

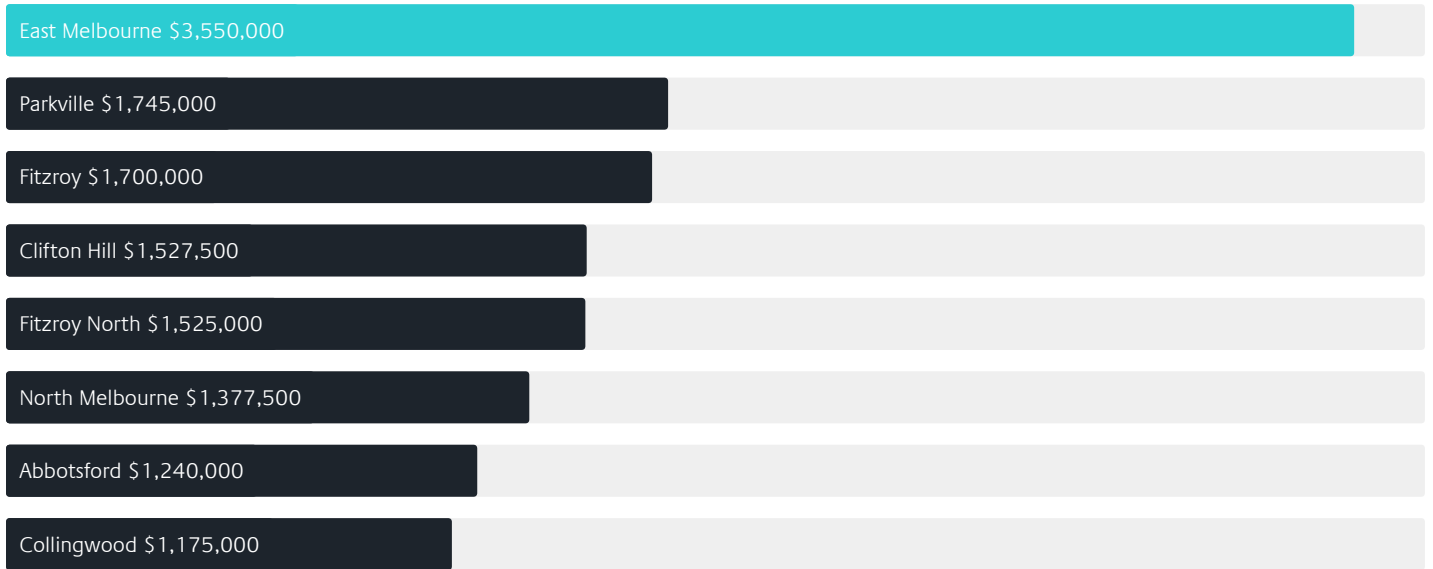
## Quarterly Price Change\*



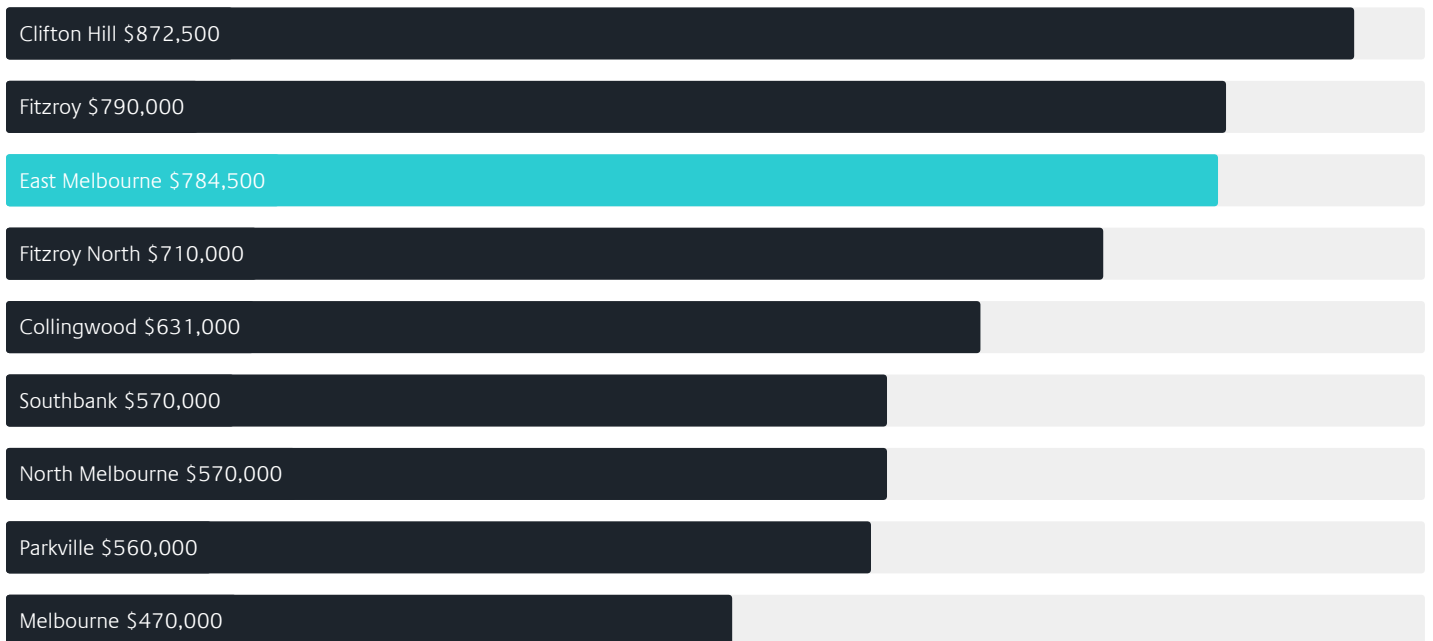
# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

## Sale Method\*



● Auction 29%  
● Private 71%

## Auction Clearance Rate\*

70%

## Median Days on Market^

39 days

## Average Hold Period\*

9.8 years

# Insights

## Dwelling Type^



● Houses 3% ● Units 97%

## Ownership\*



● Owned Outright 30% ● Mortgaged 20% ● Rented 50%

## Population^

4,896

## Median Asking Rent per week\*

\$1,300

## Population Growth^

-1.37%

## Rental Yield\*

1.88%

## Median Age^













42 years

## Median Household Size^













1.8 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](http://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 7/9-15 Palmer St East Melbourne	1	Townhouse	\$715,000	12 Apr 2025
 305/280 Albert St East Melbourne	2	Apartment	\$2,000,000	02 Apr 2025
 6/102 Albert St EAST MELBOURNE	1	Apartment	\$680,000	28 Mar 2025
 1010/162 Albert St East Melbourne	3	Flat/Unit/Apartment	\$578,880	20 Mar 2025
 7/53 Grey St East Melbourne	2	Apartment	\$840,000	15 Mar 2025
 Albert St East Melbourne	2	Strata Unit/Flat	\$468,000	14 Mar 2025
 1111V/162 Albert St EAST MELBOURNE	2	Apartment	\$1,600,000	01 Mar 2025
 1111/162 Albert St East Melbourne	2	Flat/Unit/Apartment	\$1,600,000	01 Mar 2025
 56/1 Wellington Cr East Melbourne	3	Apartment	\$1,502,500	26 Feb 2025
 37 Grey St East Melbourne	1	House	\$1,690,000	22 Feb 2025
 18/400 Victoria Pde East Melbourne	3	Unit	\$1,050,000	20 Feb 2025
 405/153 Wellington Pde East Melbourne	1	Serviced Apartments/Holiday Units	\$260,000	19 Feb 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 1/40 Webb La East Melbourne	2	Apartment	\$850,000	18 Feb 2025
 3/84 Grey St East Melbourne	1	Flat/Unit/Apartment	\$610,000	17 Feb 2025
 4/116-120 Albert St East Melbourne	1	Apartment	\$365,000	12 Feb 2025
 7/179 George St EAST MELBOURNE	3	Apartment	\$1,630,000	08 Feb 2025
 1/53 Grey St EAST MELBOURNE	2	Apartment	\$862,000	07 Feb 2025
 101/279 Wellington Pde.S East Melbourne	1	Apartment	\$899,000	06 Feb 2025
 6/25 Hotham St East Melbourne	1	Apartment	\$260,000	03 Feb 2025
 101/279 Wellington Pde East Melbourne	1	Flat/Unit/Apartment	\$899,000	02 Feb 2025
 57/400 Victoria Pde East Melbourne	3	Apartment	\$2,100,000	20 Jan 2025
 213/33 Cliveden Cl East Melbourne	1	Apartment	\$366,000	14 Jan 2025
 78 Albert St EAST MELBOURNE	4	House	\$1,702,000	07 Jan 2025
 99 Grey St East Melbourne	2	House	\$8,000,000	30 Dec 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3/1235 Hoddle St East Melbourne	2	Apartment	\$555,000	24 Dec 2024
 405/211 Powlett St East Melbourne	1	Flat/Unit/Apartment	\$380,000	24 Dec 2024
 1305/162 Albert St East Melbourne	2	Flat/Unit/Apartment	\$580,000	18 Dec 2024
 608/150 Clarendon St East Melbourne	2	Apartment	\$5,500,000	17 Dec 2024
 1/22 Agnes St East Melbourne	1	Apartment	\$760,000	14 Dec 2024
 75/211 Wellington Pde East Melbourne	2	Flat/Unit/Apartment	\$1,150,000	12 Dec 2024
 214/48 Wellington Pde East Melbourne	1	Serviced Apartments/Holiday Units	\$190,000	12 Dec 2024
 901/150 Clarendon St East Melbourne	3	Flat/Unit/Apartment	\$10,250,000	10 Dec 2024
 235 Wellington Pde East Melbourne	3	House	\$4,000,000	30 Nov 2024
 409/162 Albert St East Melbourne	2	Flat/Unit/Apartment	\$650,000	30 Nov 2024
 74/211 Wellington Pde East Melbourne	3	Flat/Unit/Apartment	\$1,425,000	29 Nov 2024
 406/150 Clarendon St East Melbourne	4	Flat/Unit/Apartment	\$10,150,000	29 Nov 2024



Richmond Office  
57-59 Bridge Road, Richmond  
03 9428 3333

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

Data is current as of PDF generation date 01/05/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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