

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.88m

Quarterly Price Change

2.45% ↑

Median Unit Price*

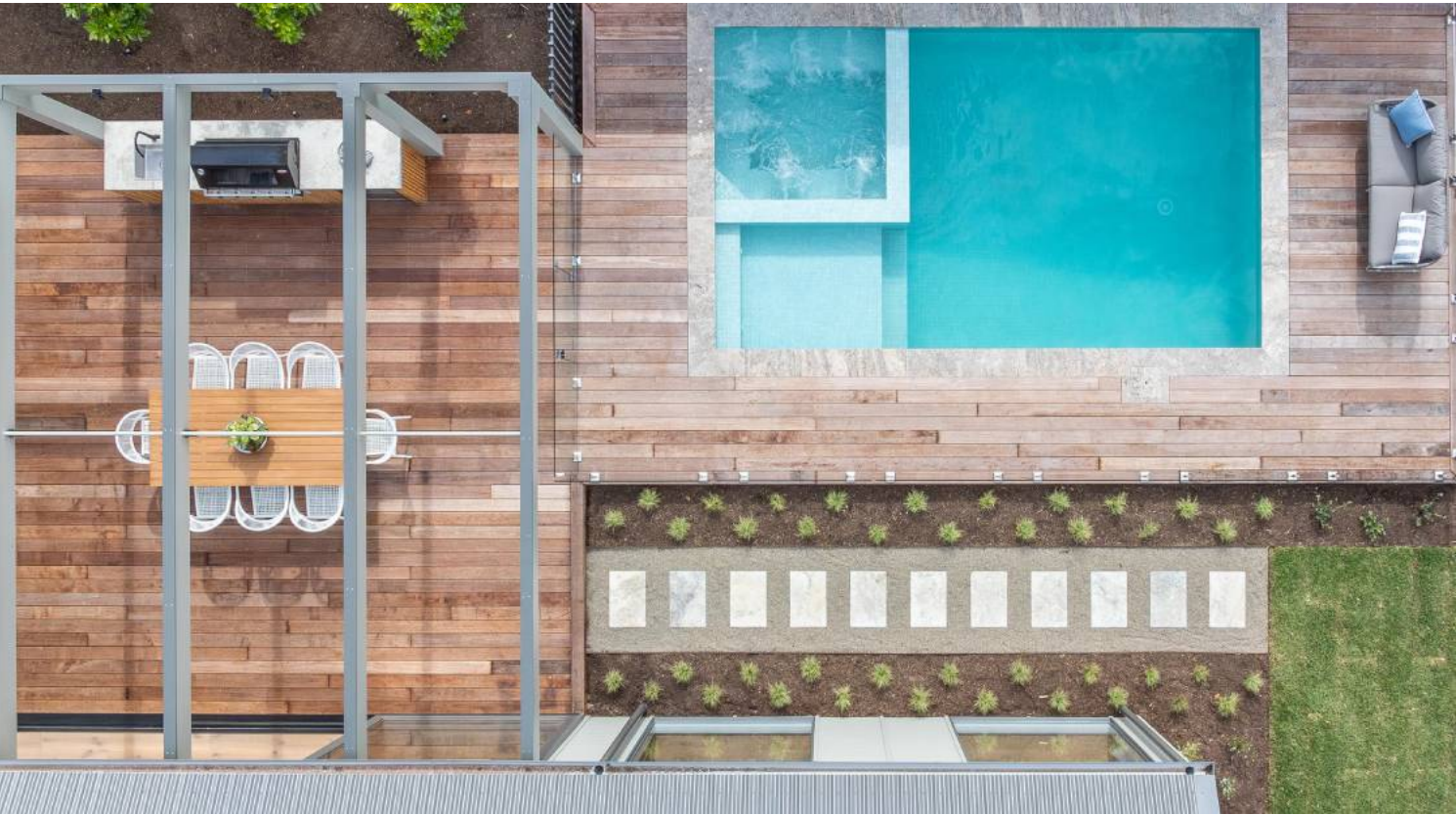
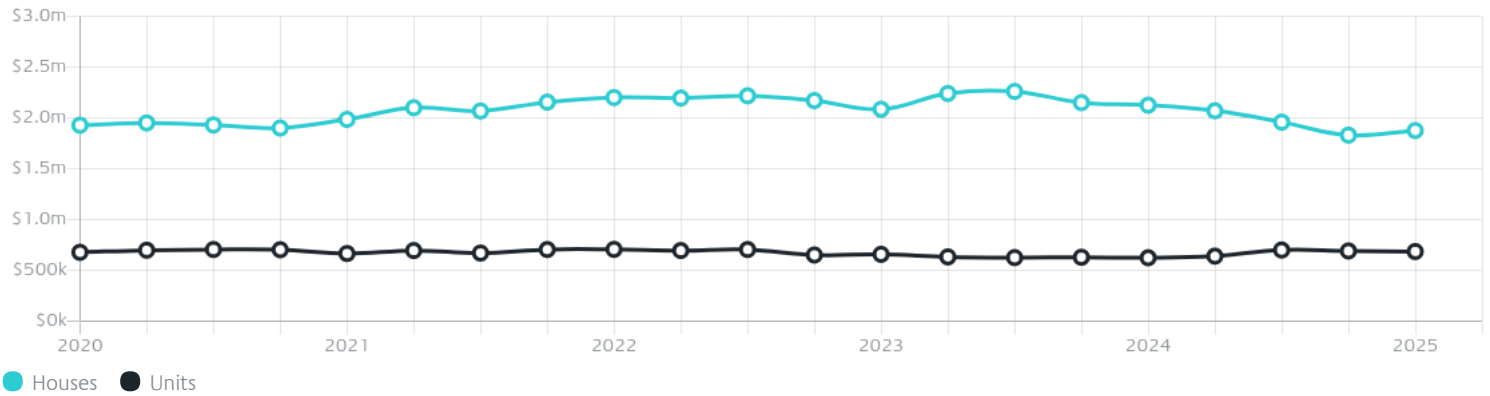
Median

\$685k

Quarterly Price Change

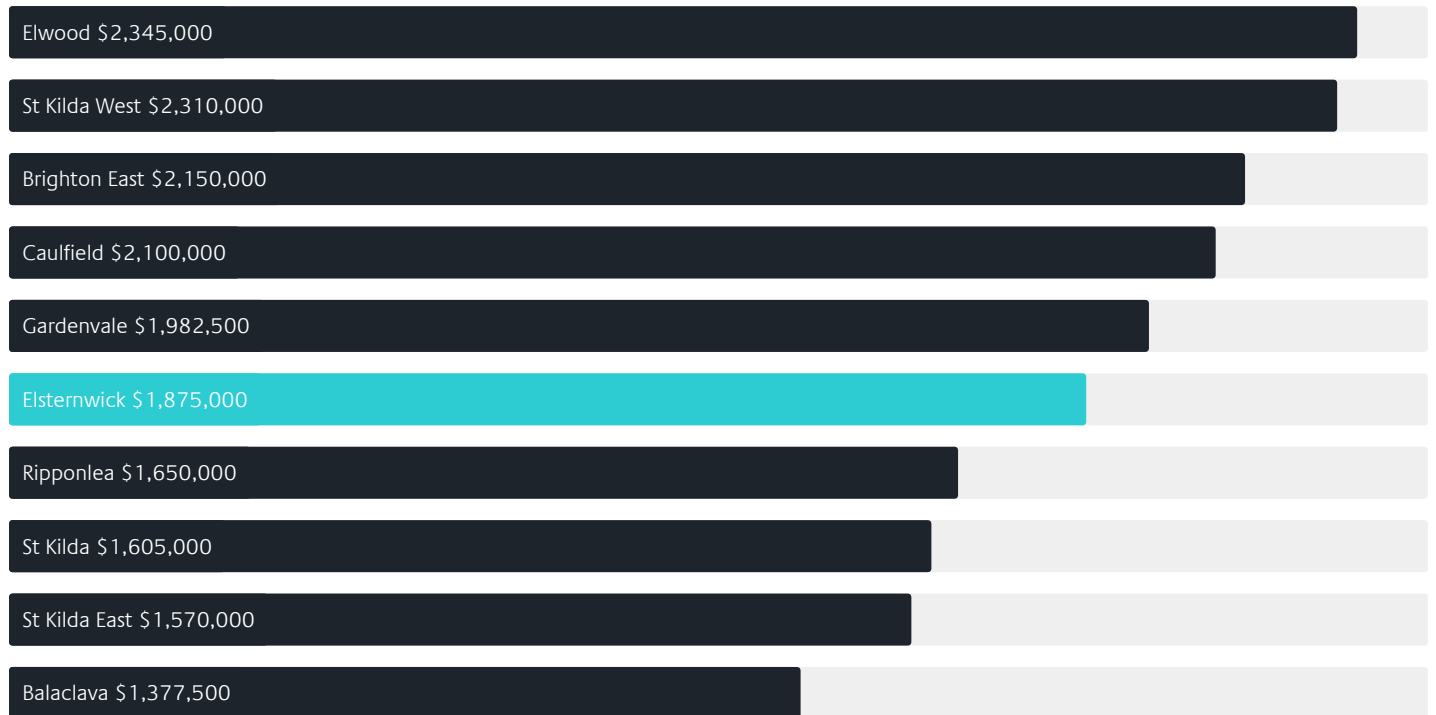
-0.83% ↓

Quarterly Price Change*

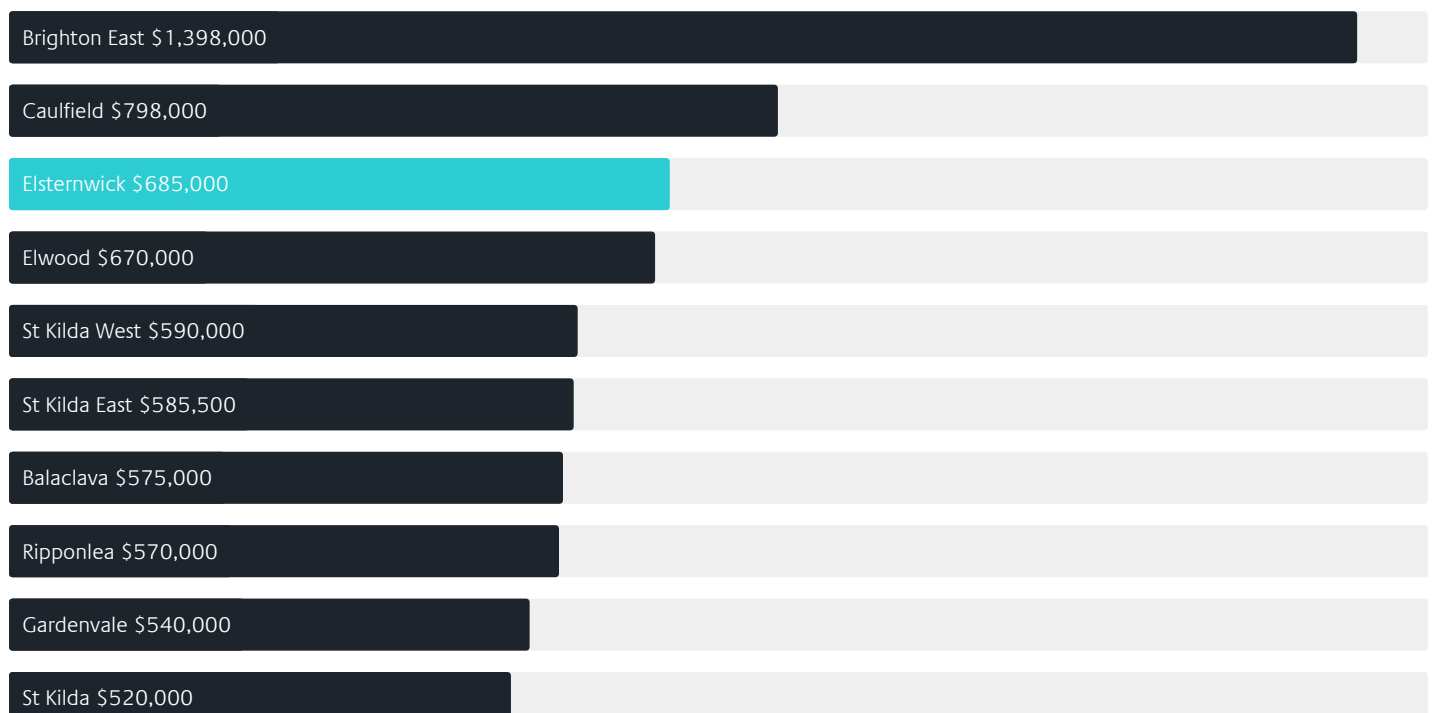


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 62%
● Private 38%

Auction Clearance Rate*

83.33%

Median Days on Market^

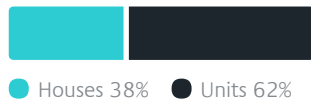
26 days

Average Hold Period*

6.1 years

Insights

Dwelling Type^



● Houses 38% ● Units 62%

Ownership^



● Owned Outright 33% ● Mortgaged 31% ● Rented 36%

Population^

10,887

Median Asking Rent per week*

\$900

Population Growth^

5.20%

Rental Yield*

2.38%

Median Age^













38 years

Median Household Size^













2.3 people

Sold Properties~











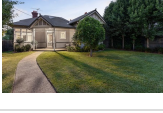

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 10/10 Parkside St Elsternwick	2	Apartment	\$760,000	29 May 2025
 2/46 Clarence St Elsternwick	3	Townhouse	\$1,280,000	24 May 2025
 5/14 Orrong Rd Elsternwick	2	Apartment	\$710,500	23 May 2025
 12/15 Alexandra Av Elsternwick	2	Apartment	\$722,500	19 May 2025
 74 Regent St ELSTERNWICK	2	House	\$1,190,000	19 May 2025
 4/22 Allison Rd Elsternwick	2	Apartment	\$585,000	17 May 2025
 6/2a Parkside St Elsternwick	2	Apartment	\$610,000	11 May 2025
 9/293 Kooyong Rd Elsternwick	2	Apartment	\$512,750	08 May 2025
 807/241 Glen Huntly Rd Elsternwick	2	Apartment	\$899,000	06 May 2025
 3 Edward St Elsternwick	3	House	\$1,573,000	06 May 2025
 504/18 McCombie St Elsternwick	2	Apartment	\$585,000	06 May 2025
 30 Morton St Elsternwick	3	Flat/Unit/Apartment	\$1,249,950	25 Apr 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 4/561 Glen Huntly Rd Elsternwick	1	Unit	\$375,000	24 Apr 2025
 4/1 Maysbury Av Elsternwick	1	Apartment	\$890,000	16 Apr 2025
 13/14 Mcmillan St Elsternwick	2	Apartment	\$625,000	14 Apr 2025
 4/17 Gordon St Elsternwick	1	Strata Unit/Flat	\$435,500	12 Apr 2025
 502/483 Glen Huntly Rd Elsternwick	2	Apartment	\$530,000	10 Apr 2025
 6 Mulgrave St Elsternwick	3	House	\$1,573,000	08 Apr 2025
 4/66 Downshire Rd Elsternwick	2	Apartment	\$640,000	05 Apr 2025
 109/241 Glen Huntly Rd Elsternwick	2	Strata Unit/Flat	\$1,199,000	25 Mar 2025
 12/222 Hotham St Elsternwick	2	Apartment	\$595,000	22 Mar 2025
 1/25 Nepean Hwy Elsternwick	3	Apartment	\$900,000	20 Mar 2025
 607/241 Glen Huntly Rd Elsternwick	2	Strata Unit/Flat	\$995,000	19 Mar 2025
 387 Kooyong Rd Elsternwick	3	House	\$1,645,000	19 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 2 Davis St Elsternwick	3	House	\$1,405,000	17 Mar 2025
 12/573 Glen Huntly Rd Elsternwick	2	Apartment	\$756,000	15 Mar 2025
 4/3 Alexandra Av ELSTERNWICK	1	Apartment	\$375,000	15 Mar 2025
 4/39 Oswald St Elsternwick	3	Flat/Unit/Apartment	\$925,000	15 Mar 2025
 4/39-41 Oswald St Elsternwick	3	Unit	\$925,000	15 Mar 2025
 410/241 Glen Huntly Rd Elsternwick	2	Strata Unit/Flat	\$855,000	15 Mar 2025
 222/138 Glen Eira Rd Elsternwick	2	Apartment	\$690,000	14 Mar 2025
 6/561 Glen Huntly Rd Elsternwick	1	Apartment	\$365,000	06 Mar 2025
 3/9 Bertram St Elsternwick	3	House	\$946,000	05 Mar 2025
 29 Main St Elsternwick	3	House	\$1,950,000	02 Mar 2025
 52 Shoobra Rd Elsternwick	4	House	\$3,110,000	27 Feb 2025
 203/241 Glen Huntly Rd Elsternwick	2	Strata Unit/Flat	\$850,000	27 Feb 2025



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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.

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