

JellisCraig

ELTHAM

Suburb Report

Know your neighbourhood.



ELTHAM SUBURB REPORT

Median House Price*

Median

\$1.23m

Quarterly Price Change

1.15% ↑

Median Unit Price*

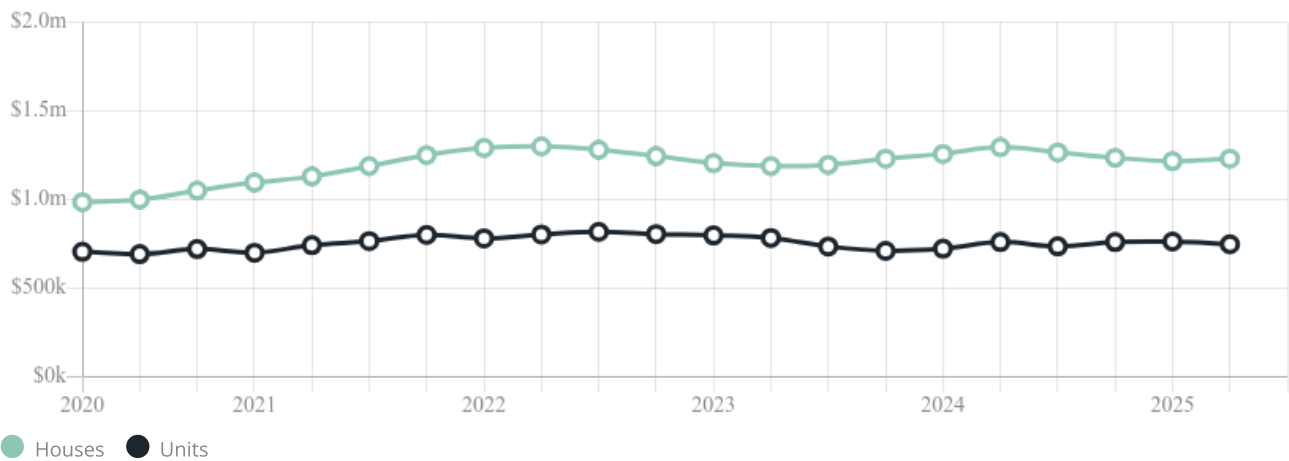
Median

\$748k

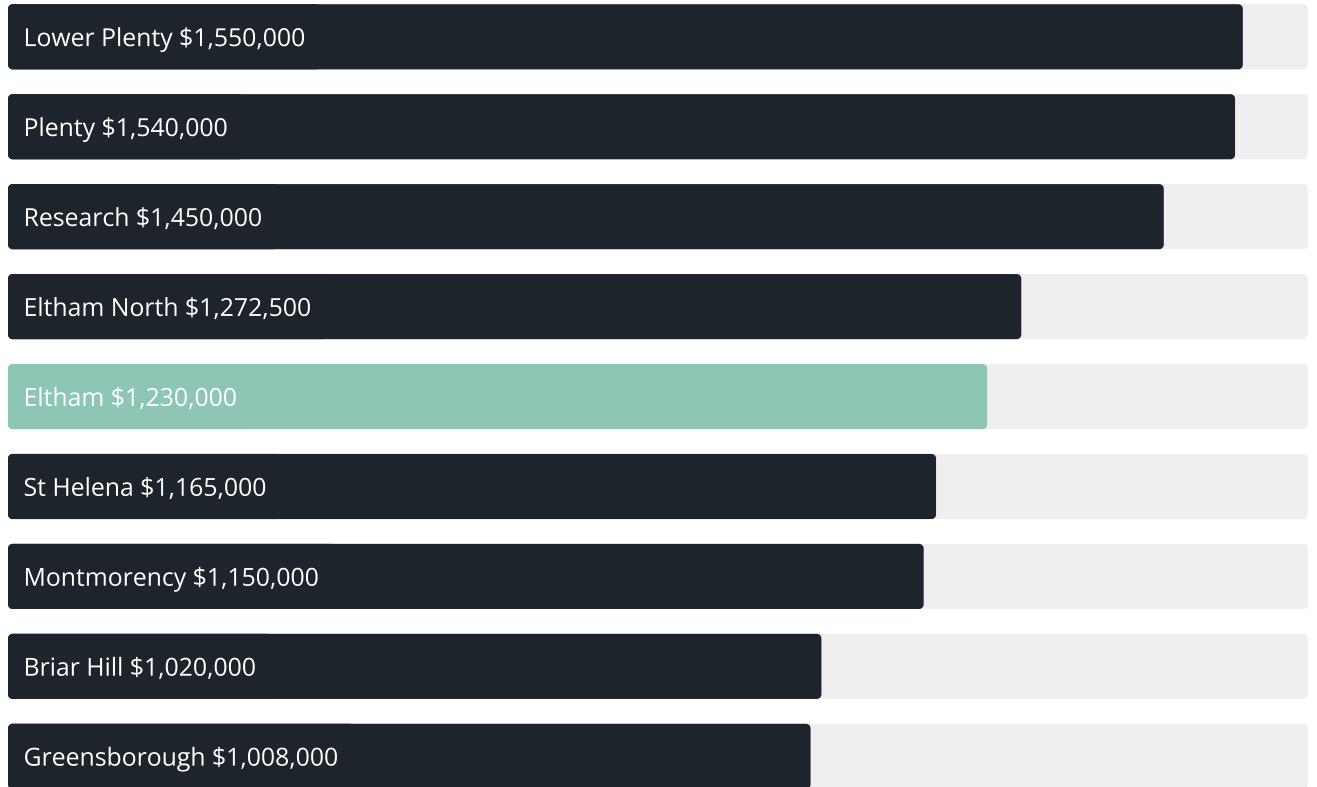
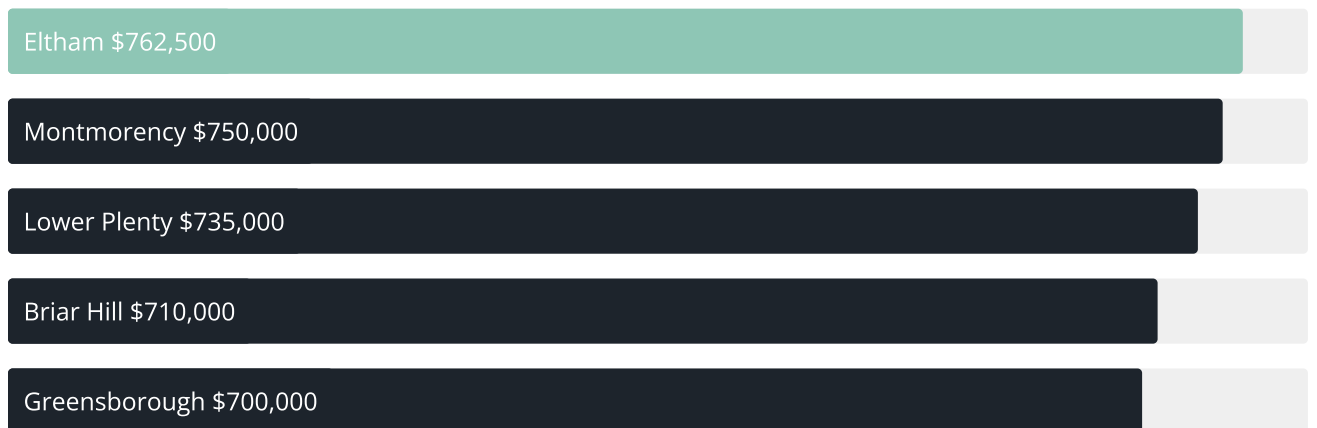
Quarterly Price Change

-1.96% ↓

Quarterly Price Change*



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Median House Sale Price^{*}Median Unit Sale Price^{*}

ELTHAM SUBURB REPORT

Sale Method*



● Auction 23%

● Private 77%

Auction Clearance Rate*

84.62%

Median Days on Market^

26 days

Average Hold Period*

8.4 years

Dwelling Type^



● Houses 86%

● Units 14%

Ownership^



● Owned Outright 44%

● Mortgaged 46%

● Rented 9%

Population^

18,847

Median Asking Rent per week*

\$670

Population Growth^

2.91%

Rental Yield*

2.89%

Median Age^











43 years

Median Household Size^








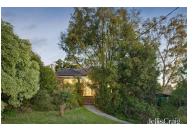


2.8 people

ELTHAM 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 jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 4/93 Arthur St Eltham	3	House	\$1,444,000	23 Sep 2025
 2/1-3 Andrews St Eltham	3	Unit	\$865,000	22 Sep 2025
 3/91a Arthur St ELTHAM	4	House	\$1,542,500	20 Sep 2025
 2/116 Bridge St Eltham	3	House	\$850,000	19 Sep 2025
 7/47 York St Eltham	3	Unit	\$800,000	17 Sep 2025
 2/82 Brougham St Eltham	2	Unit	\$707,000	17 Sep 2025
 1/49 Beard St Eltham	3	House	\$957,000	15 Sep 2025
 43 Grove St Eltham	1	House	\$1,028,888	13 Sep 2025
 30 Antoinette Blvd Eltham	4	House	\$1,380,000	11 Sep 2025
 46 Malabar Cr Eltham	3	House	\$1,190,000	09 Sep 2025

ELTHAM SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 23-25 Rockliffe St Eltham	3	House	\$1,259,000	04 Sep 2025
 24/43 Railway Pde Eltham	2	Unit	\$570,000	04 Sep 2025
 43 York St Eltham	3	House	\$950,000	02 Sep 2025
 6 Ancona Ct Eltham	4	House	\$1,140,000	01 Sep 2025
 9 Wombat Dr Eltham	4	House	\$1,750,000	30 Aug 2025
 19/804 Main Rd Eltham	2	Apartment	\$665,000	29 Aug 2025
 13 Fairdale Ct Eltham	4	House	\$1,327,000	28 Aug 2025
 52 Luck St Eltham	3	House	\$1,040,000	26 Aug 2025
 60 Parsons Rd Eltham	4	House	\$1,500,000	25 Aug 2025
 75 Valonia Dr Eltham	4	House	\$1,230,000	23 Aug 2025

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Address	Bedrooms	Type	Price	Sold
 2/155 Bible St Eltham	3	House	\$1,040,000	23 Aug 2025
 59 Valonia Dr Eltham	3	House	\$1,050,000	20 Aug 2025
 6/852 Main Rd Eltham	3	Unit	\$800,000	18 Aug 2025
 3/77 Dalton St Eltham	3	Unit	\$955,000	14 Aug 2025
 7 Falkiner St Eltham	4	House	\$1,415,000	12 Aug 2025
 1/45 Frank St Eltham	3	Unit	\$826,000	12 Aug 2025
 19/167 Pitt St Eltham	4	House	\$975,000	11 Aug 2025
 1/6 Shalbury Av Eltham	3	House	\$1,060,000	09 Aug 2025
 2/11 Walsh St Eltham	3	House	\$980,000	04 Aug 2025
 135 Bolton St Eltham	2	House	\$925,000	03 Aug 2025



Eltham Office
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jellisraig.com.au

Data is current as of PDF generation date 01/10/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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