

## *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$2.35m**

Quarterly Price Change

**0.00% ↓**

## Median Unit Price\*

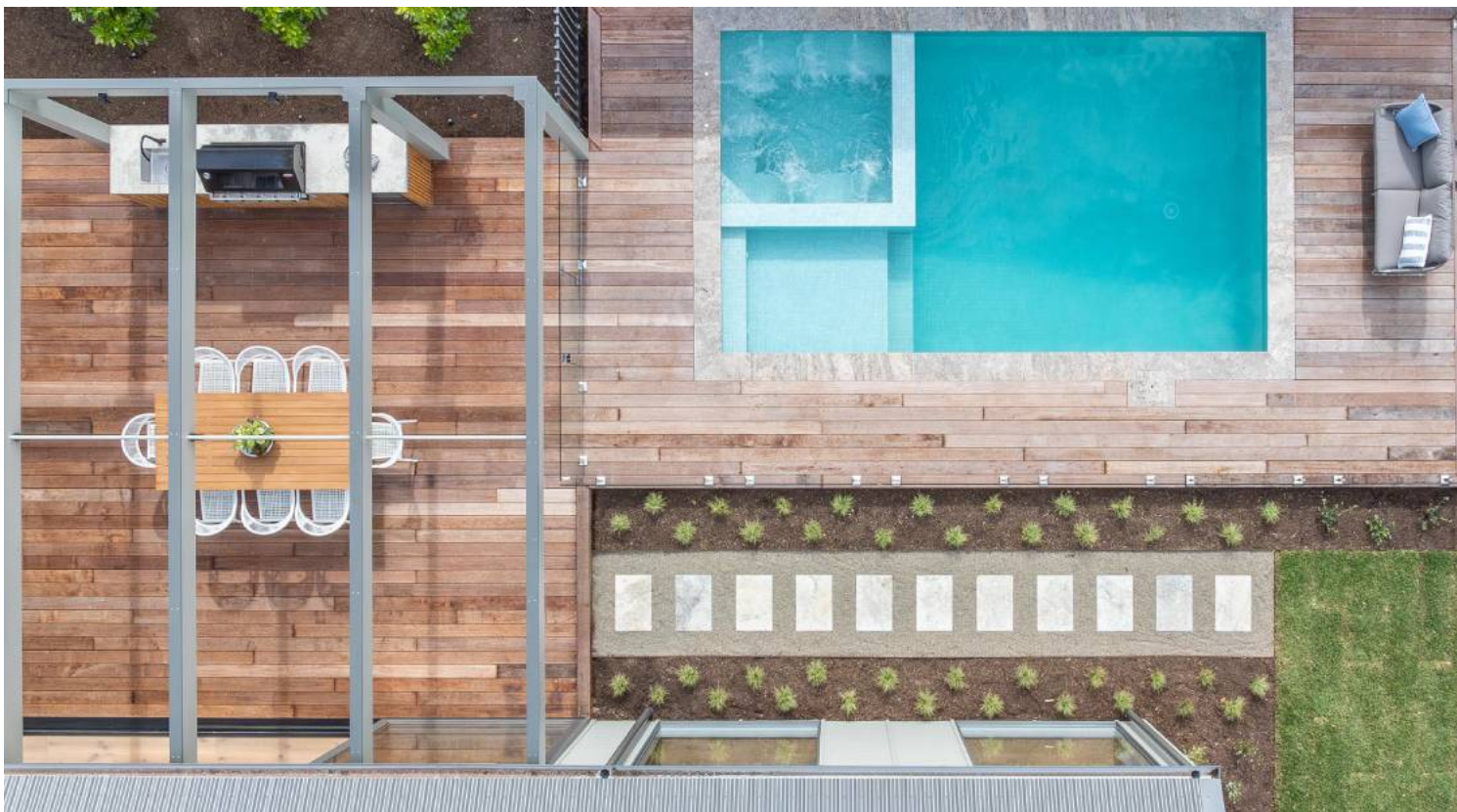
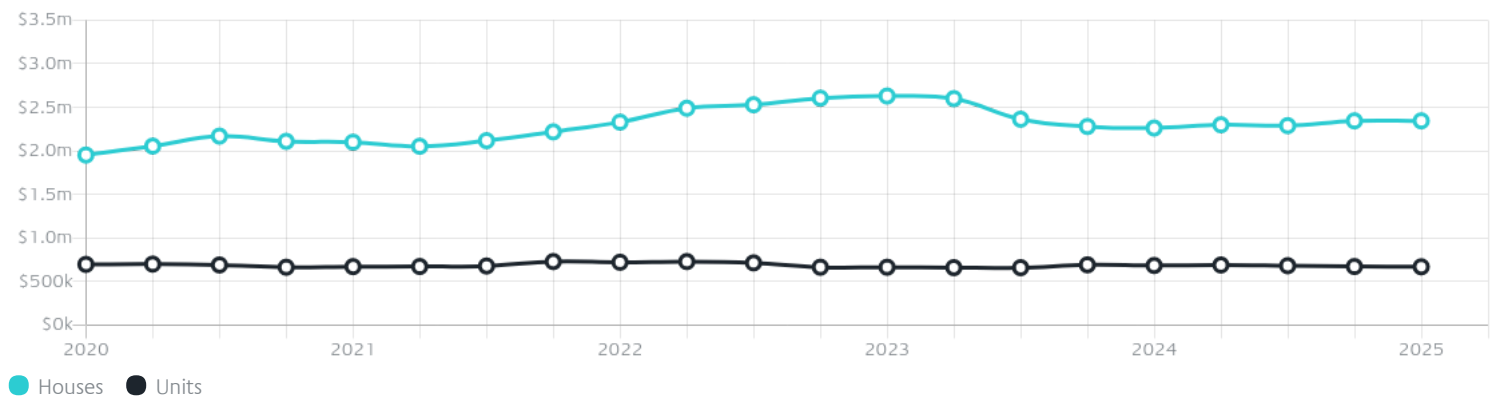
Median

**\$670k**

Quarterly Price Change

**-0.44% ↓**

## Quarterly Price Change\*

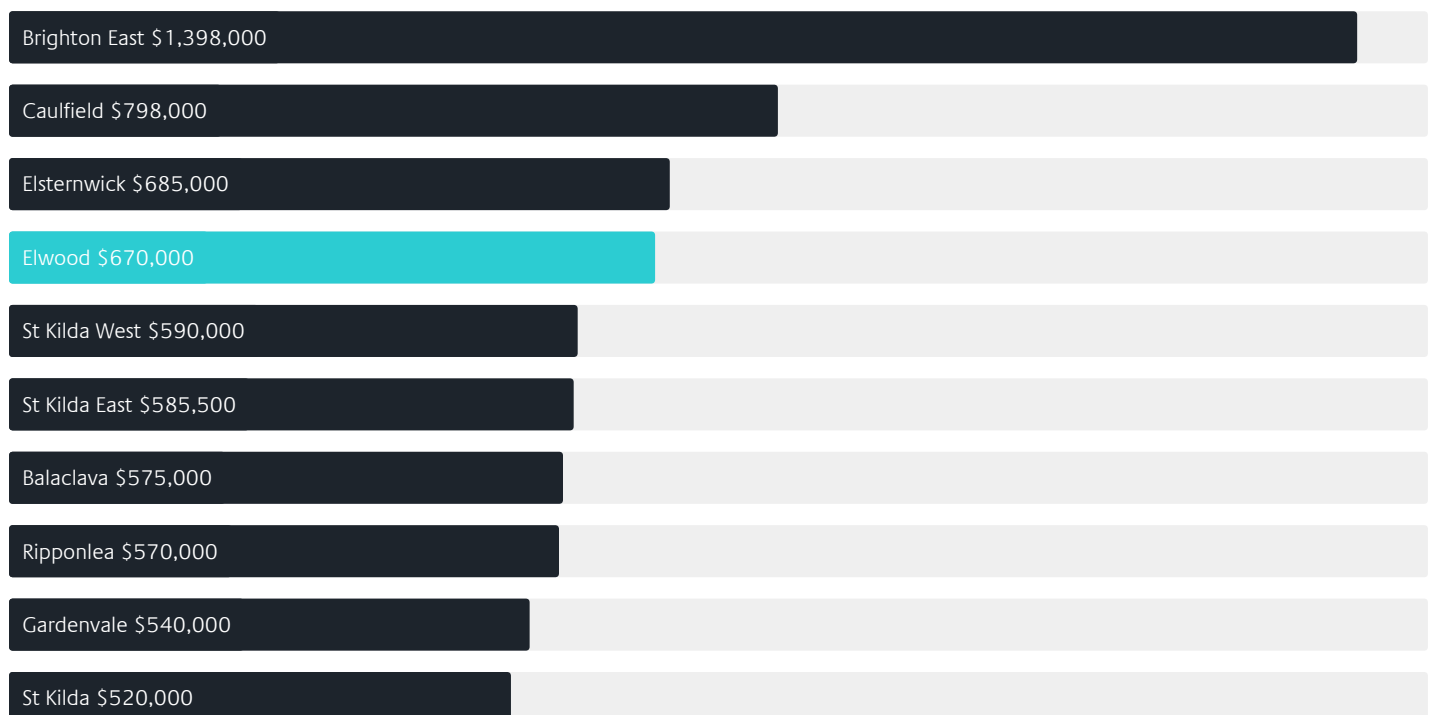


# Surrounding Suburbs

## Median House Sale Price\*



## Median Unit Sale Price\*



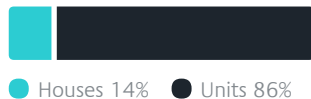
# Sales Snapshot

Sale Method<sup>\*</sup>

● Auction 31%  
● Private 69%

Auction Clearance Rate<sup>\*</sup>**81.63%**Median Days on Market<sup>^</sup>**29 days**Average Hold Period<sup>\*</sup>**7.6 years**

## Insights

Dwelling Type<sup>^</sup>

● Houses 14% ● Units 86%









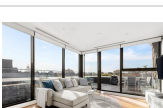


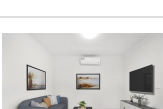
Ownership<sup>^</sup>

● Owned Outright 23% ● Mortgaged 28% ● Rented 49%













Population<sup>^</sup>**15,153**Median Asking Rent per week<sup>\*</sup>**\$1,000**Population Growth<sup>^</sup>**-2.51%**Rental Yield<sup>\*</sup>**2.17%**Median Age<sup>^</sup>**38 years**Median Household Size<sup>^</sup>**1.9 people**

# Sold Properties~











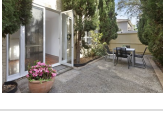

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburbinsights](https://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 2/193 Brighton Rd Elwood	2	Apartment	\$540,000	28 Jun 2025
 6/25 Selwyn Av Elwood	2	Apartment	\$672,500	28 Jun 2025
 19/17a Milton St Elwood	1	Apartment	\$545,000	26 Jun 2025
 2/25 John St Elwood	2	Apartment	\$690,000	25 Jun 2025
 1/25-27 Gordon Av Elwood	2	Townhouse	\$1,175,000	21 Jun 2025
 5/25-27 Gordon Av Elwood	3	Townhouse	\$1,930,000	21 Jun 2025
 G01/12-14 Dickens St Elwood	1	Apartment	\$520,000	17 Jun 2025
 3/45 Ruskin St Elwood	2	Apartment	\$555,000	17 Jun 2025
 302/2 Kingsley St Elwood	2	Apartment	\$1,015,000	17 Jun 2025
 8/5 Alfriston St Elwood	2	Apartment	\$670,000	17 Jun 2025
 2/3 Wimbledon Av Elwood	2	Apartment	\$555,000	13 Jun 2025
 17/24 Tennyson St Elwood	1	Apartment	\$300,000	05 Jun 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 1 / 24 Dickens St Elwood	2	Apartment	\$868,000	31 May 2025
 2 / 3 Goldsmith St Elwood	1	Apartment	\$512,500	31 May 2025
 9 / 19 Milton St Elwood	2	Apartment	\$737,500	30 May 2025
 204 / 50 Southey St Elwood	2	Apartment	\$727,000	30 May 2025
 3 / 49 Broadway Elwood	2	Apartment	\$820,000	28 May 2025
 4 / 44 Wave St Elwood	2	Apartment	\$646,000	27 May 2025
 208 / 122 Ormond Rd Elwood	1	Apartment	\$415,000	26 May 2025
 3 / 13a Hartpury Av Elwood	2	Apartment	\$612,500	23 May 2025
 2 / 16-18 Vautier St Elwood	2	Unit	\$680,000	22 May 2025
 120 Tennyson St Elwood	3	House	\$1,900,000	22 May 2025
 1 / 19a Dickens St Elwood	2	Apartment	\$650,000	22 May 2025
 6 / 53a Tennyson St Elwood	1	Apartment	\$385,000	21 May 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 13/25 Foam St Elwood	1	Apartment	\$315,000	21 May 2025
 7/5 Dickens St Elwood	1	Apartment	\$490,000	20 May 2025
 2/14 Wilton Gr Elwood	3	Townhouse	\$1,580,000	20 May 2025
 4/129 Glen Huntly Rd ELWOOD	2	Townhouse	\$740,000	17 May 2025
 9/4 Hartpurv Av ELWOOD	2	Apartment	\$540,000	16 May 2025
 5/209 Brighton Rd Elwood	1	Apartment	\$420,000	15 May 2025
 1/16 Rainsford St Elwood	3	House (New - Detached)	\$1,960,000	15 May 2025
 1/25 Kingsley St Elwood	3	Apartment	\$810,000	13 May 2025
 11/125 Tennyson St Elwood	2	Apartment	\$400,000	13 May 2025
 4/151 Glen Huntly Rd Elwood	1	Apartment	\$220,000	13 May 2025
 4/18 Burns St ELWOOD	1	Apartment	\$563,000	10 May 2025
 4/12 Shelley St Elwood	2	Unit	\$735,000	09 May 2025





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

Data is current as of PDF generation date 01/07/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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