

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$2.35m

Quarterly Price Change

0.00% ↓

Median Unit Price*

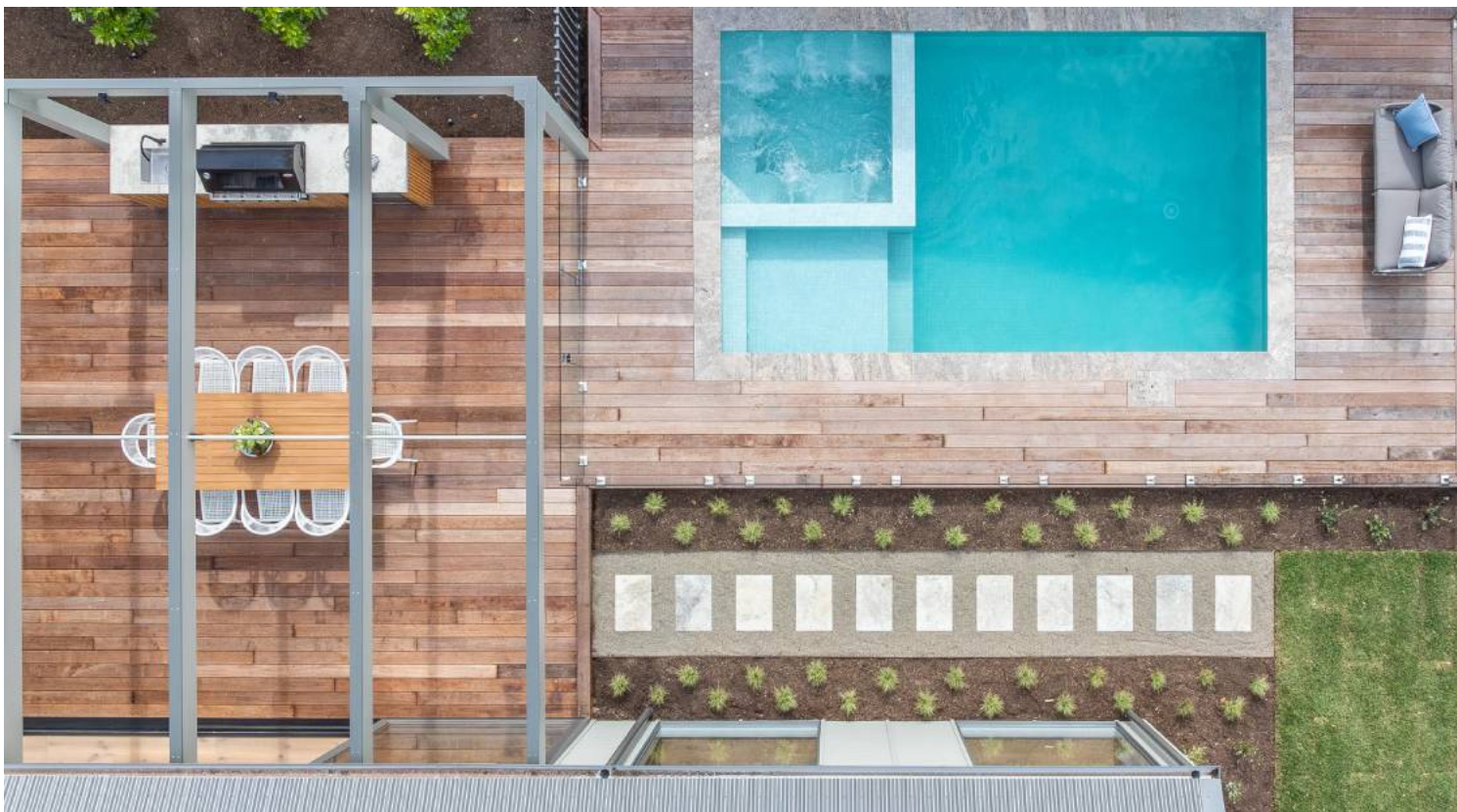
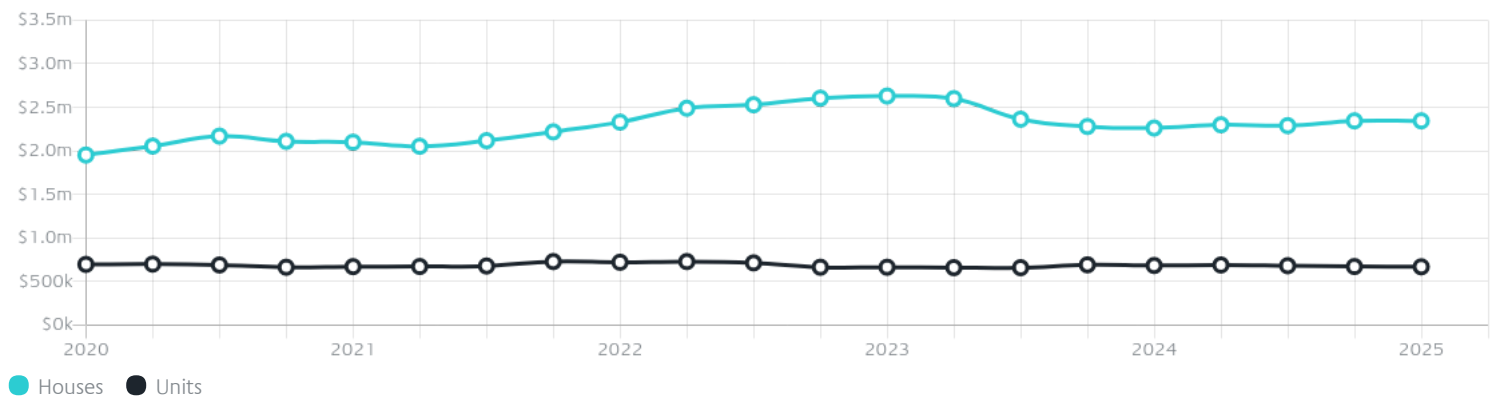
Median

\$670k

Quarterly Price Change

-0.44% ↓

Quarterly Price Change*

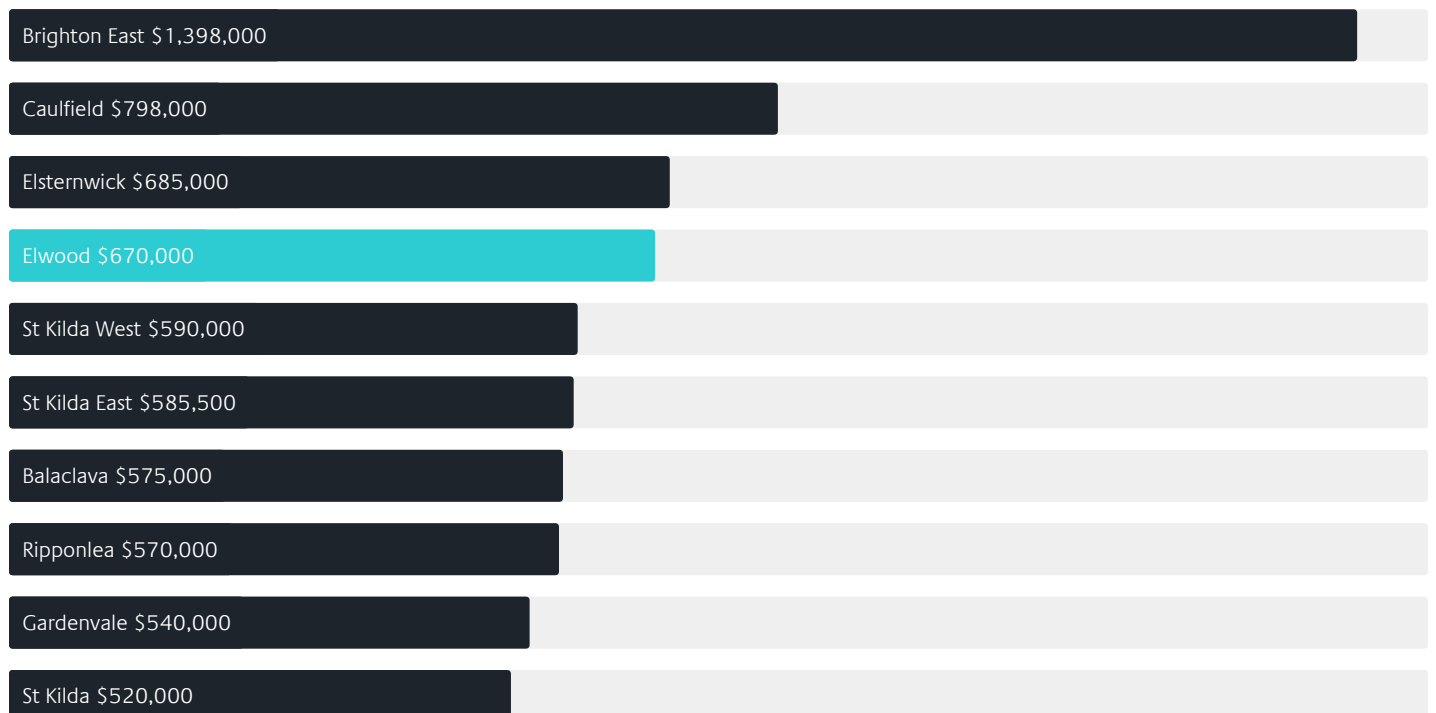


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 37%
● Private 63%

Auction Clearance Rate*

78.85%

Median Days on Market^

28 days

Average Hold Period*

7.6 years

Insights

Dwelling Type^



● Houses 14% ● Units 86%

Ownership^



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

Population^

15,153

Median Asking Rent per week*

\$1,000

Population Growth^

-2.51%

Rental Yield*

2.17%

Median Age^










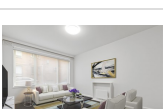
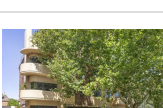

38 years

Median Household Size^










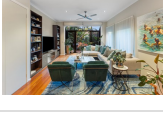
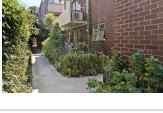

1.9 people

Sold Properties~










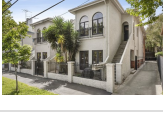


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 6/47 Spray St Elwood	2	Apartment	\$585,500	24 Apr 2025
 1/56 Byron St Elwood	2	Apartment	\$551,000	17 Apr 2025
 5/50 Ormond Rd Elwood	2	Apartment	\$672,000	14 Apr 2025
 28/125 Ormond Rd Elwood	2	Apartment	\$810,000	11 Apr 2025
 22/17a Milton St Elwood	1	Apartment	\$570,000	09 Apr 2025
 10/2a Tiuna Gr Elwood	1	Apartment	\$710,000	06 Apr 2025
 27/24-26 Milton St Elwood	2	Unit	\$751,000	05 Apr 2025
 22/16-20 Milton St Elwood	3	Townhouse	\$1,202,000	05 Apr 2025
 39 Milton St Elwood	3	House	\$2,060,000	01 Apr 2025
 3/53a Tennyson St Elwood	1	Apartment	\$330,000	31 Mar 2025
 5/1a Dickens St Elwood	2	Apartment	\$750,000	31 Mar 2025
 5/20 Pine Av Elwood	2	Strata Flat - Single OYO Flat	\$562,000	29 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 5/58 Byron St Elwood	1	Strata Unit/Flat	\$449,999	28 Mar 2025
 7/131 Brighton Rd Elwood	2	Apartment	\$666,000	27 Mar 2025
 4 Lytton St Elwood	2	House	\$1,305,000	27 Mar 2025
 9/91 Ormond Esp Elwood	1	Apartment	\$372,000	27 Mar 2025
 206/12-14 Dickens St Elwood	2	Apartment	\$555,000	26 Mar 2025
 3/119 Tennyson St Elwood	1	Apartment	\$495,000	26 Mar 2025
 32 Southey St Elwood	3	House	\$1,620,000	26 Mar 2025
 4/29-31 Scott St Elwood	3	Townhouse	\$945,000	25 Mar 2025
 6/38 Kingsley St Elwood	2	Strata Flat - Single OYO Flat	\$600,000	25 Mar 2025
 50 John St Elwood	2	House	\$1,600,000	24 Mar 2025
 7/10 Dickens St Elwood	2	Apartment	\$616,000	22 Mar 2025
 8/1 Coleridge St Elwood	2	Apartment	\$620,000	21 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 36 Selwyn Av ELWOOD	3	Townhouse	\$2,170,000	21 Mar 2025
 8/45 Ormond Esp Elwood	2	Apartment	\$745,000	18 Mar 2025
 4/21a Dickens St Elwood	2	Apartment	\$942,000	15 Mar 2025
 10/157 Brighton Rd Elwood	2	Strata Flat - Single OYO Flat	\$622,500	14 Mar 2025
 4/20 Pine Av Elwood	2	Strata Flat - Single OYO Flat	\$580,000	11 Mar 2025
 19/24 Milton St Elwood	2	Subdivided Flat - Single OYO Flat	\$565,000	08 Mar 2025
 12 Ruskin St ELWOOD	4	House	\$2,607,000	08 Mar 2025
 7/33 Pine Av Elwood	2	Apartment	\$660,000	05 Mar 2025
 6/146 Glen Huntly Rd Elwood	4	Townhouse	\$1,850,000	04 Mar 2025
 6/1 Ruskin St ELWOOD	3	Apartment	\$1,000,000	01 Mar 2025
 17/86 Ruskin St ELWOOD	1	Apartment	\$375,500	28 Feb 2025
 4/3 Alfriston St Elwood	2	Strata Unit/Flat	\$705,000	28 Feb 2025



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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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