

JellisCraig

FOREST HILL

Suburb Report

Know your neighbourhood.



FOREST HILL SUBURB REPORT

Median House Price*

Median

\$1.18m

Quarterly Price Change

-0.84% ↓

Median Unit Price*

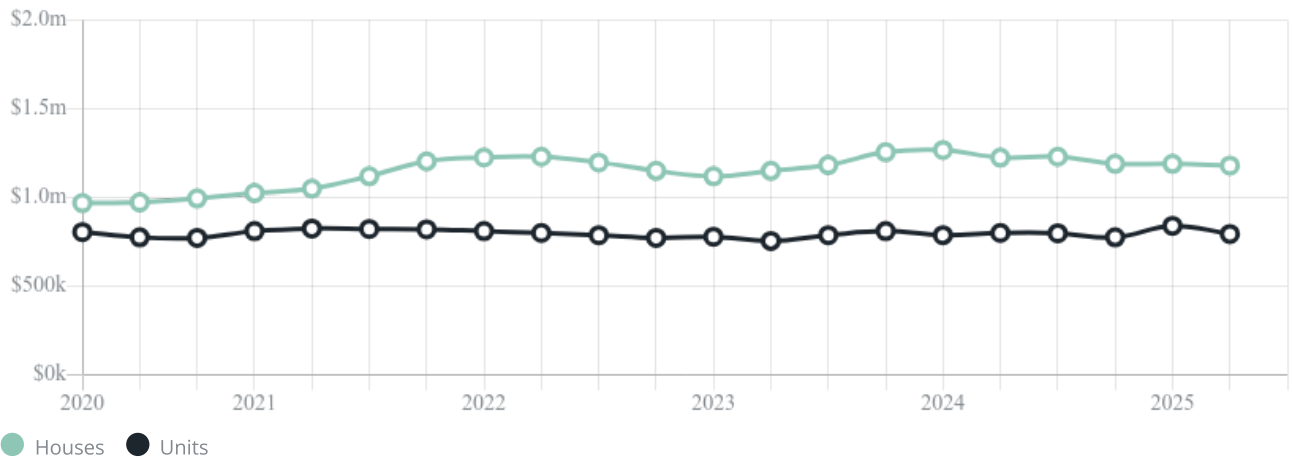
Median

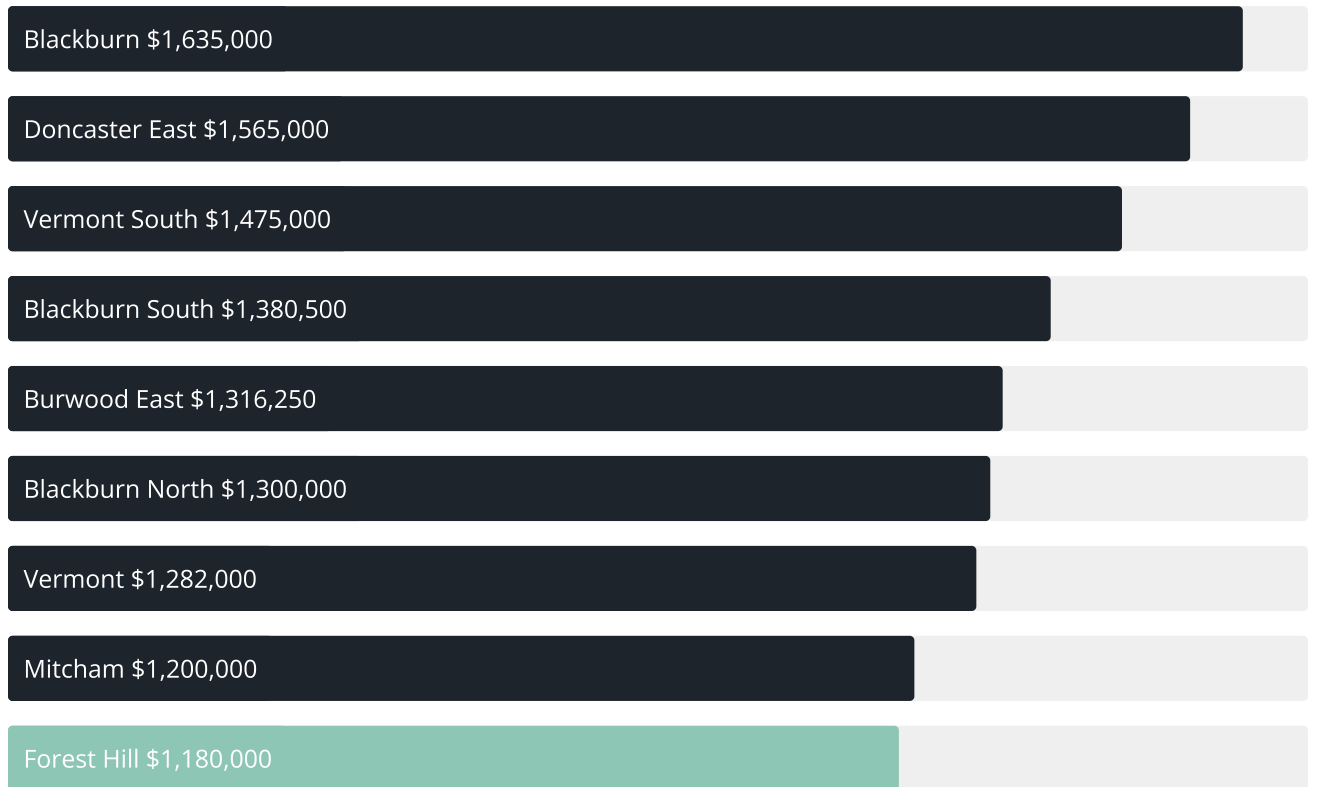
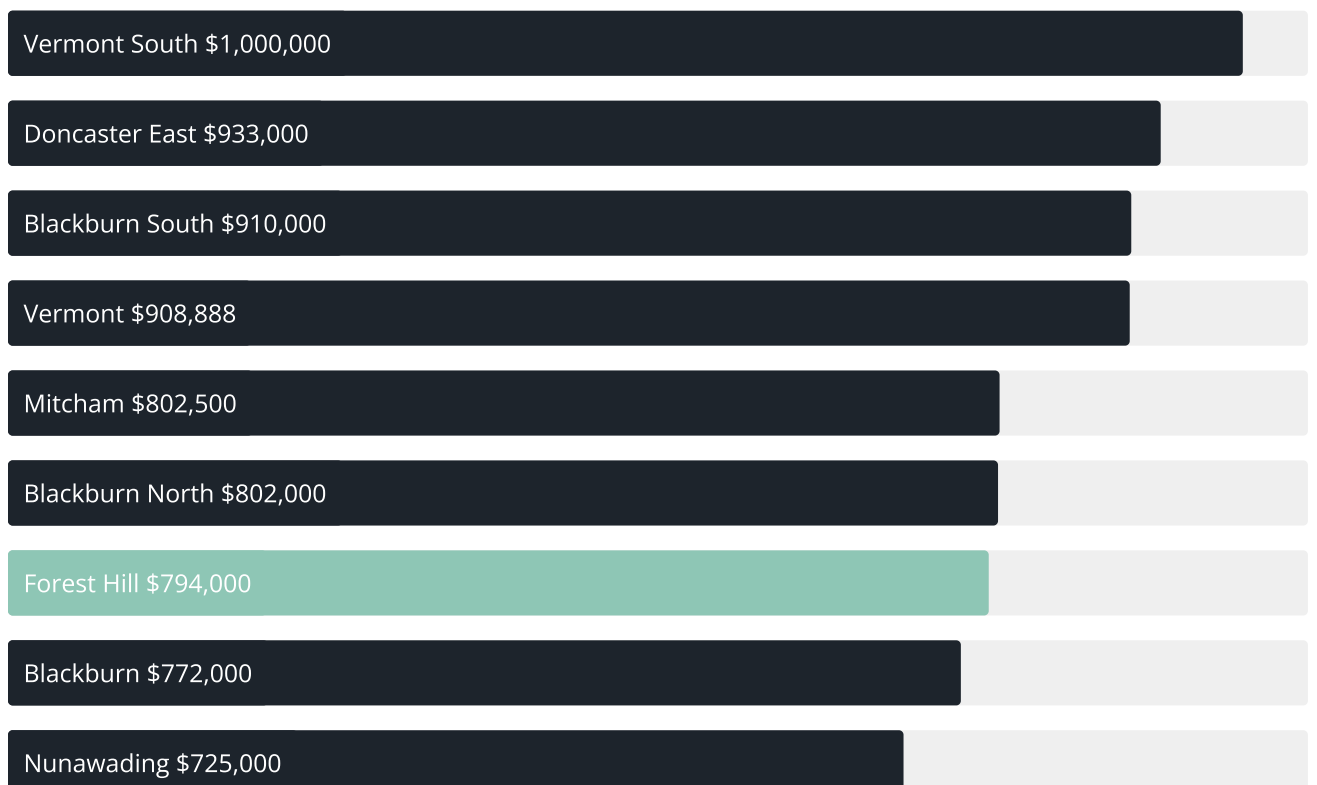
\$794k

Quarterly Price Change

-5.47% ↓

Quarterly Price Change*



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

FOREST HILL SUBURB REPORT

Sale Method^{*}

● Auction 72%
● Private 28%

Auction Clearance Rate^{*}

90.91%

Median Days on Market[^]

25 days

Average Hold Period^{*}

10.1 years

Dwelling Type[^]

● Houses 72% ● Units 28%

Ownership[^]

● Owned Outright 42% ● Mortgaged 36% ● Rented 23%

Population[^]

10,780

Median Asking Rent per week^{*}

\$620

Population Growth[^]

1.45%

Rental Yield^{*}

2.5%

Median Age[^]











42 years

Median Household Size[^]











2.5 people

FOREST HILL 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
 26 Vanbrook St Forest Hill	3	House	\$1,180,000	24 Sep 2025
 3/462 Canterbury Rd Forest Hill	3	Unit	\$968,000	20 Sep 2025
 98 Mahoneys Rd Forest Hill	3	House	\$1,365,000	20 Sep 2025
 23/305 Canterbury Rd Forest Hill	3	Townhouse	\$825,000	20 Sep 2025
 25 Romoly Dr Forest Hill	4	House	\$1,605,000	13 Sep 2025
 26 Mill Av Forest Hill	3	House	\$1,351,000	13 Sep 2025
 23 Longbrae Av Forest Hill	3	House	\$1,220,000	13 Sep 2025
 61 Lee Ann St Forest Hill	4	House	\$1,225,000	09 Sep 2025
 13 Forest Rd Forest Hill	4	House	\$1,355,000	06 Sep 2025
 63 Raleigh St Forest Hill	3	House	\$1,385,500	06 Sep 2025

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Address	Bedrooms	Type	Price	Sold
 2 Cumberland Ct Forest Hill	5	House	\$1,850,000	30 Aug 2025
 133 Mahoneys Rd Forest Hill	3	House	\$1,055,000	25 Aug 2025
 3/299 Canterbury Rd Forest Hill	2	Unit	\$680,000	23 Aug 2025
 12 Sandon Cirt Forest Hill	3	Townhouse	\$931,000	23 Aug 2025
 10/259 Canterbury Rd Forest Hill	2	Apartment	\$505,500	16 Aug 2025
 81 Hawthorn Rd Forest Hill	3	House	\$1,300,000	16 Aug 2025
 6/257 Canterbury Rd Forest Hill	3	Townhouse	\$770,000	14 Aug 2025
 7/374-378 Springvale Rd Forest Hill	2	Townhouse	\$650,000	13 Aug 2025
 7/374 Springvale Rd Forest Hill	2	Flat/Unit/Apartment	\$650,000	13 Aug 2025
 1/257 Canterbury Rd Forest Hill	3	Townhouse	\$702,000	07 Aug 2025

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Address	Bedrooms	Type	Price	Sold
 37 Longbrae Av Forest Hill	3	House	\$1,188,000	03 Aug 2025
 25 Panorama Dr Forest Hill	4	House	\$1,465,000	02 Aug 2025
 3 Eden Ct Forest Hill	4	House	\$1,400,000	01 Aug 2025
 6 Caller Ct Forest Hill	4	House	\$1,128,000	30 Jul 2025
 3/9 Morloc St Forest Hill	3	House	\$915,000	28 Jul 2025
 396 Springvale Rd Forest Hill	3	House	\$1,040,000	27 Jul 2025
 438a Springvale Rd FOREST HILL	4	House	\$1,130,000	26 Jul 2025
 6/33 Forest Rd Forest Hill	3	Unit	\$930,000	21 Jul 2025
 1/22 Panorama Dr Forest Hill	5	House	\$1,241,000	19 Jul 2025
 306/251 Canterbury Rd Forest Hill	2	Apartment	\$390,000	18 Jul 2025



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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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