

# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$675k**

Quarterly Price Change

**1.19% ↑**

## Median Unit Price\*

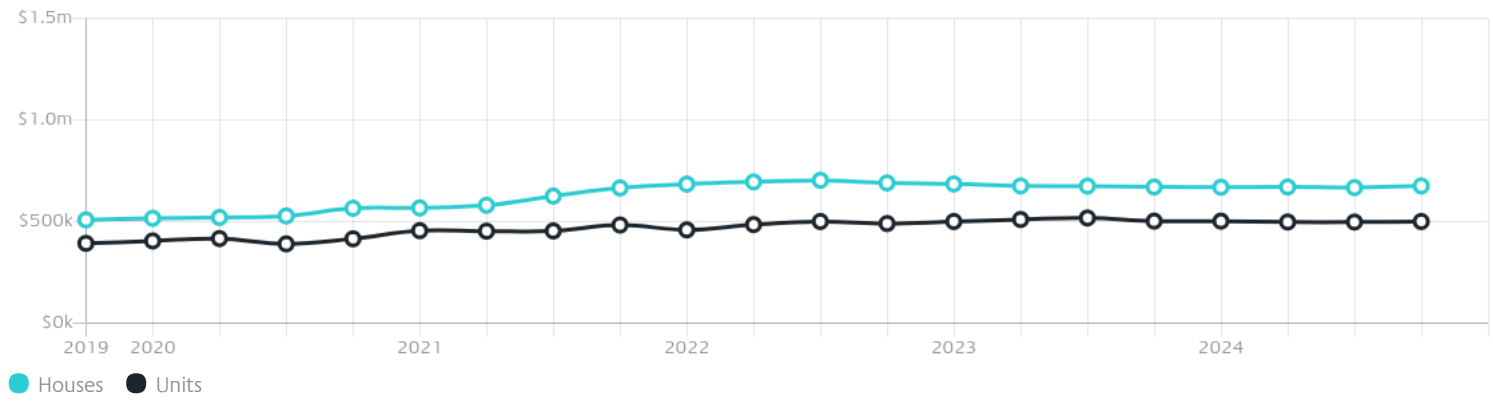
Median

**\$500k**

Quarterly Price Change

**0.50% ↑**

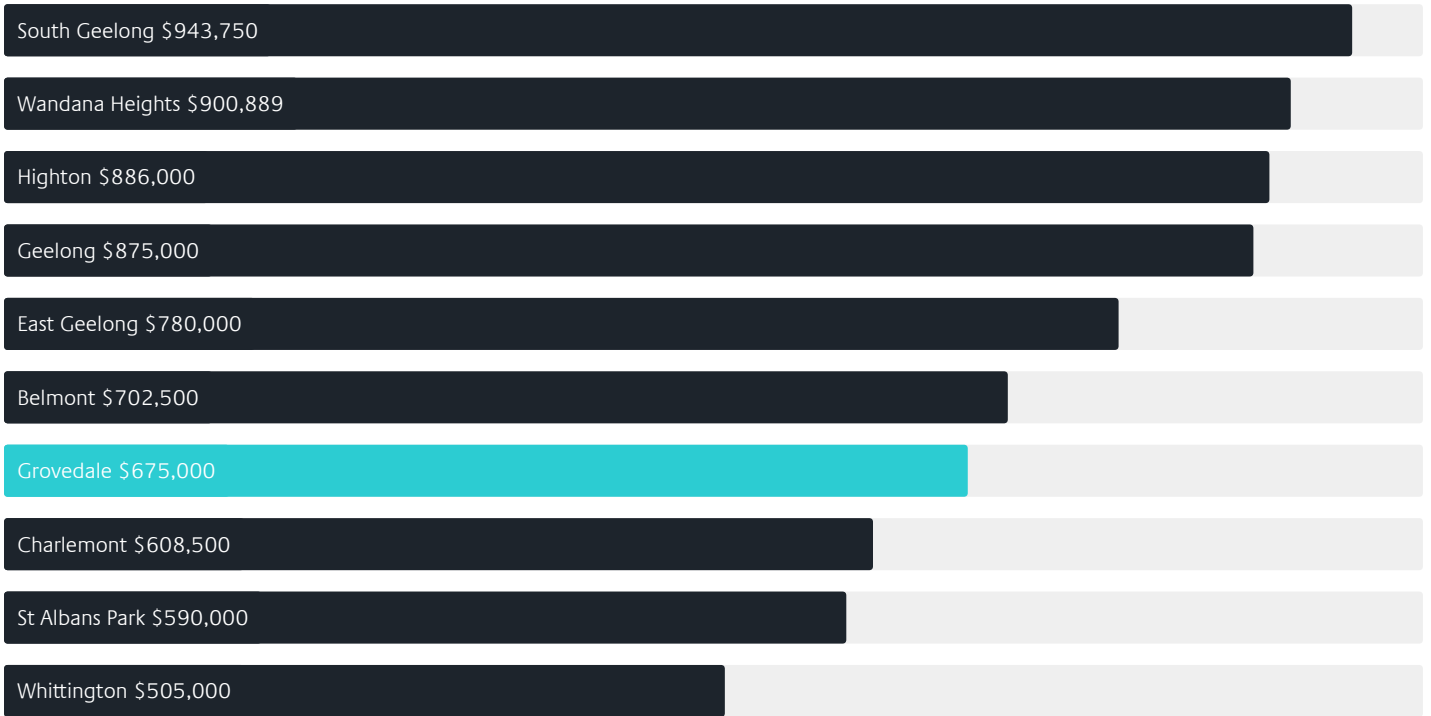
## Quarterly Price Change\*



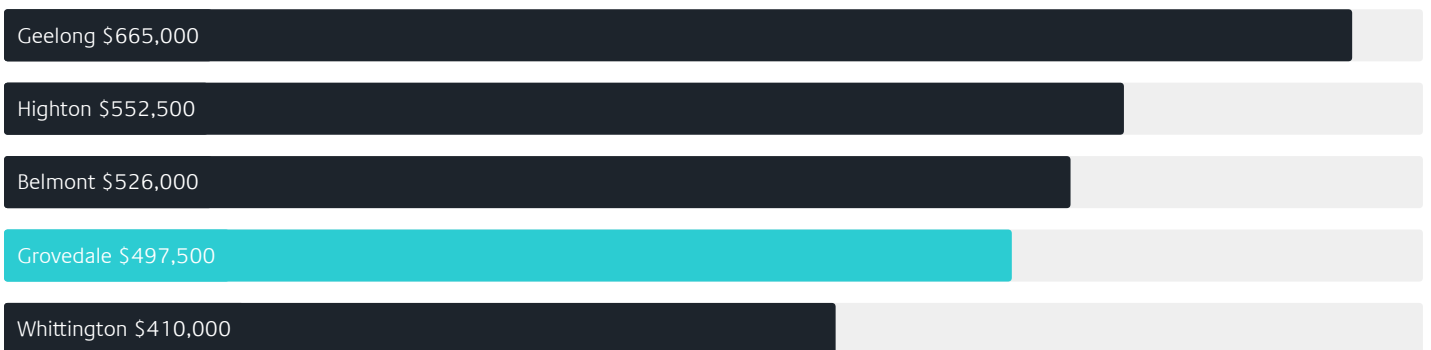
# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

Sale Method\*



● Auction 4%  
● Private 96%

Auction Clearance Rate\*

100%

Median Days on Market^

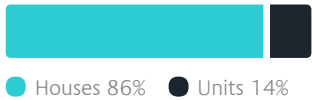
34 days

Average Hold Period\*

8.9 years

## Insights

Dwelling Type^



● Houses 86% ● Units 14%

Ownership^



● Owned Outright 39% ● Mortgaged 39% ● Rented 22%

Population^

14,869

Median Asking Rent per week\*

\$510

Median Age^

41 years

Rental Yield\*













3.92%

Median Household Size^













2.4 people

# Sold Properties~









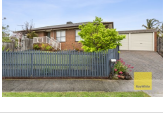



Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburbinsights](https://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 1/33 Meadowvale Dr Grovedale	3	Unit	\$650,000	14 Jan 2025
 103 Marshalltown Rd Grovedale	3	House	\$646,000	09 Jan 2025
 2/19 Amarina Cr Grovedale	2	Unit	\$545,000	07 Jan 2025
 6 Kerrie Ct Grovedale	4	House	\$680,000	18 Dec 2024
 21 Diaz Dr Grovedale	4	House	\$640,000	05 Dec 2024
 9 Wicklow Pl Grovedale	3	House	\$660,000	01 Dec 2024
 1 Glencal Ct Grovedale	3	House	\$600,000	29 Nov 2024
 172 Grove Rd Grovedale	5	House	\$875,000	29 Nov 2024
 57 Reserve Rd Grovedale	3	House	\$639,000	28 Nov 2024
 6 Plumber Ct Grovedale	3	House	\$620,000	26 Nov 2024
 15 Kana St Grovedale	3	House	\$627,500	26 Nov 2024
 9/11 Brandon Mews Grovedale	3	Townhouse	\$615,000	25 Nov 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 26 Burdoo Dr Grovedale	3	House	\$635,000	25 Nov 2024
 38 Smith St Grovedale	3	House	\$585,000	25 Nov 2024
 8 Perrett St Grovedale	3	House	\$572,000	21 Nov 2024
 4 Pindari Ct GROVEDALE	4	House	\$850,000	20 Nov 2024
 14/5 Peter St Grovedale	3	Townhouse	\$485,000	20 Nov 2024
 15 Ellesby Ct Grovedale	3	House	\$672,000	19 Nov 2024
 69 Greenville Dr Grovedale	4	House	\$700,000	18 Nov 2024
 19 Carnarvon Dr Grovedale	3	House	\$615,000	16 Nov 2024
 16 Burleigh Dr Grovedale	3	House	\$499,000	16 Nov 2024
 5 Perennial Rise Grovedale	3	House	\$720,000	15 Nov 2024
 8 Kingston St GROVEDALE	3	House	\$627,500	15 Nov 2024
 2 Mala Ct Grovedale	4	House	\$890,000	14 Nov 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 20 Param St Grovedale	3	House	\$775,000	11 Nov 2024
 2/33 Hindle St Grovedale	2	Unit	\$550,000	11 Nov 2024
 2 Strawberry Cl GROVEDALE	4	House	\$935,000	09 Nov 2024
 15 Diaz Dr Grovedale	4	House	\$690,000	08 Nov 2024
 3 Fontaine St Grovedale	3	House	\$682,000	05 Nov 2024
 1a Sandalwood Ct Grovedale	2	House	\$500,000	31 Oct 2024
 9 Jockia Ridg Grovedale	4	House	\$850,000	31 Oct 2024
 29 Bickford Rd Grovedale	3	House	\$640,000	29 Oct 2024
 2 Elinbank Dr Grovedale	3	House	\$640,000	28 Oct 2024
 10 Dunkeld Ct Grovedale	4	House	\$780,000	28 Oct 2024
 10 Holbein Ct Grovedale	4	House	\$660,000	26 Oct 2024
 13 Klemke Ct Grovedale	3	House	\$660,000	25 Oct 2024

# Jellis Craig

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Data is current as of PDF generation date 20/01/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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