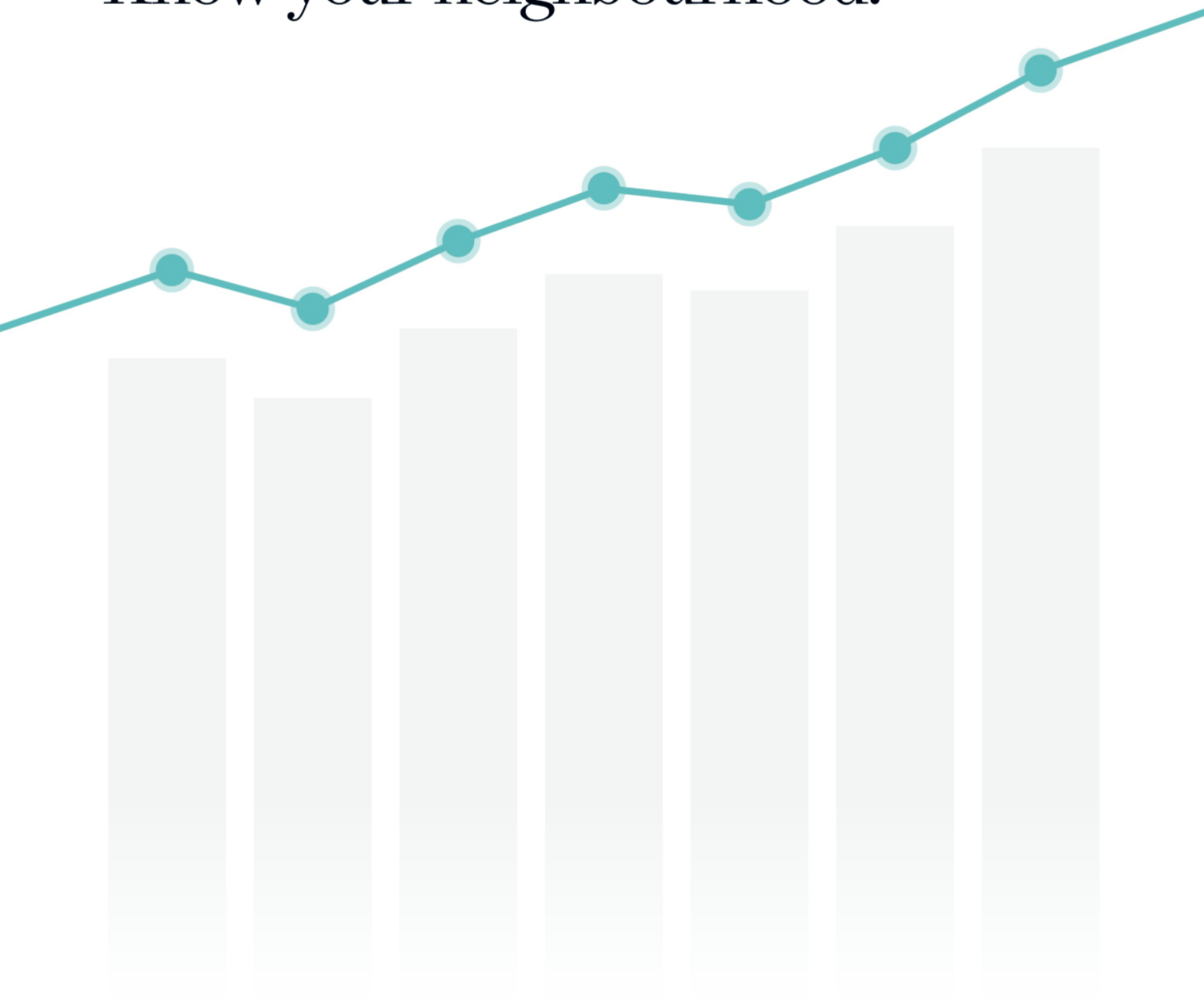


HAMLYN HEIGHTS



Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$711k

Quarterly Price Change

-1.99% ↓

Median Unit Price*

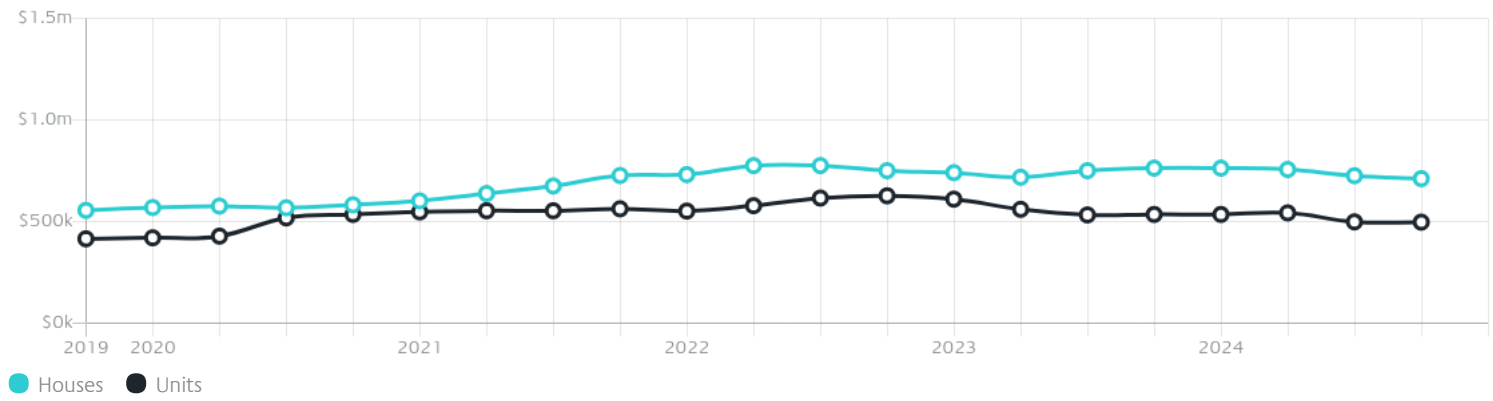
Median

\$497k

Quarterly Price Change

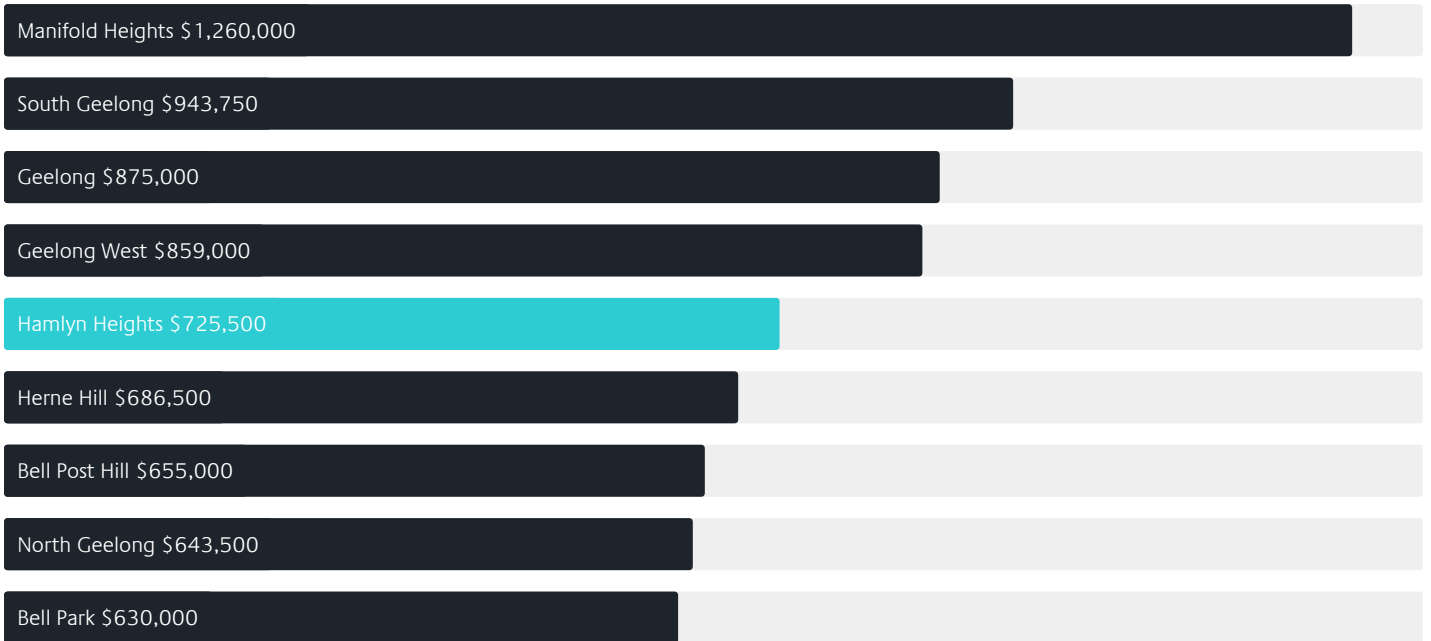
-0.27% ↓

Quarterly Price Change*

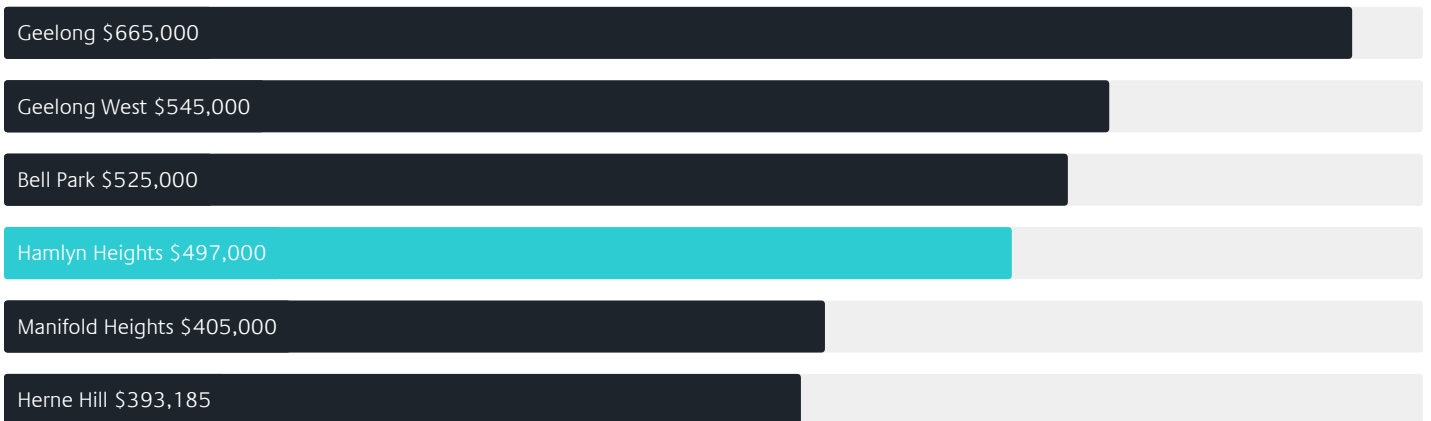


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 9%
● Private 91%

Auction Clearance Rate^{*}

66.67%

Median Days on Market[^]

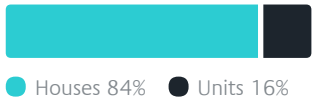
36 days

Average Hold Period^{*}

7.2 years

Insights

Dwelling Type[^]



Ownership[^]



Population[^]

6,518

Median Asking Rent per week^{*}

\$478

Median Age[^]

38 years

Rental Yield^{*}













3.48%

Median Household Size[^]













2.3 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
 5/47 Sladen St Hamlyn Heights	2	Unit	\$350,000	19 Mar 2025
 2/15 Sheridan St Hamlyn Heights	2	Townhouse	\$572,000	18 Mar 2025
 10 Rowe St Hamlyn Heights	3	House	\$831,000	14 Mar 2025
 59 Hamlyn Av Hamlyn Heights	4	House	\$695,000	11 Mar 2025
 4/188 Church St HAMLYN HEIGHTS	2	Unit	\$360,000	07 Mar 2025
 33 Glengate St HAMLYN HEIGHTS	2	Townhouse	\$560,000	06 Mar 2025
 27 Wilks St Hamlyn Heights	3	House	\$790,000	05 Mar 2025
 36 Sladen St Hamlyn Heights	3	House	\$645,000	04 Mar 2025
 8 Mary St Hamlyn Heights	3	House	\$560,000	01 Mar 2025
 1/2 Fassifern Ct Hamlyn Heights	1	Unit	\$320,000	27 Feb 2025
 27 Logan St Hamlyn Heights	4	House	\$773,000	20 Feb 2025
 1/302 Church St Hamlyn Heights	3	House	\$570,000	20 Feb 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 2/27-29 Marlo St Hamlyn Heights	2	Townhouse	\$528,500	19 Feb 2025
 13 Robb Av Hamlyn Heights	3	House	\$736,500	19 Feb 2025
 3 Clova Av Hamlyn Heights	3	House	\$1,000,000	17 Feb 2025
 81 Tahara St Hamlyn Heights	3	House	\$756,000	15 Feb 2025
 3/32 Tahara St Hamlyn Heights	1	Unit	\$265,000	14 Feb 2025
 12 Fairlie St Hamlyn Heights	3	House	\$750,000	14 Feb 2025
 14 Marathon Av Hamlyn Heights	3	House	\$770,000	12 Feb 2025
 2 Gladstone St HAMLYN HEIGHTS	2	Unit	\$546,000	08 Feb 2025
 268 Church St Hamlyn Heights	3	House	\$830,000	06 Feb 2025
 4 Sheridan St Hamlyn Heights	3	House	\$848,000	04 Feb 2025
 4 May St Hamlyn Heights	4	House	\$705,000	03 Feb 2025
 28 Chaucer St Hamlyn Heights	4	House	\$885,000	31 Jan 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 1/147 Vines Rd Hamlyn Heights	2	Flat/Unit/Apartment	\$495,000	28 Jan 2025
 5 Chaucer St Hamlyn Heights	3	House	\$895,000	17 Jan 2025
 2/94 Vines Rd Hamlyn Heights	2	Flat/Unit/Apartment	\$525,000	13 Jan 2025
 28 Rowe St Hamlyn Heights	4	House	\$890,000	02 Jan 2025
 82 Ballarat Rd Hamlyn Heights	3	House	\$560,000	02 Jan 2025
 2/43 Logan St HAMLYN HEIGHTS	2	Flat/Unit/Apartment	\$450,000	20 Dec 2024
 16 Tahara St Hamlyn Heights	3	House	\$687,000	18 Dec 2024
 1/9 Strathire Gdns Hamlyn Heights	3	Townhouse	\$785,000	17 Dec 2024
 79 Drysdale Av Hamlyn Heights	3	House	\$690,000	16 Dec 2024
 1/34 Weeroona Av Hamlyn Heights	3	Flat/Unit/Apartment	\$595,000	15 Dec 2024
 1/19 Langibanool Av Hamlyn Heights	3	House	\$951,000	14 Dec 2024
 256 Church St HAMLYN HEIGHTS	2	House	\$780,000	12 Dec 2024

Jellis Craig

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jelliscraig.com.au

Data is current as of PDF generation date 01/04/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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