

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$2.42m

Quarterly Price Change

1.68% ↑

Median Unit Price*

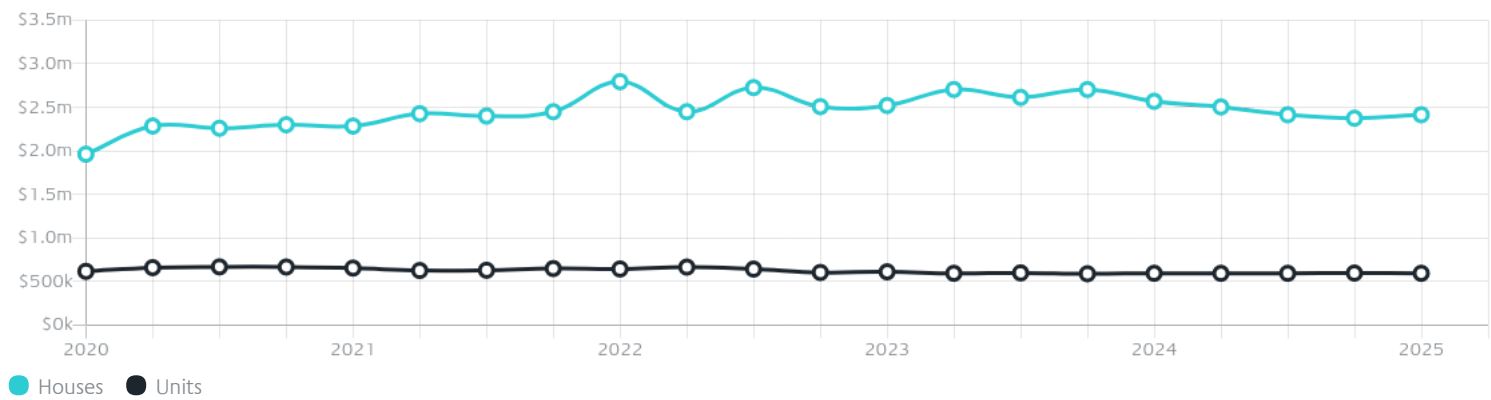
Median

\$595k

Quarterly Price Change

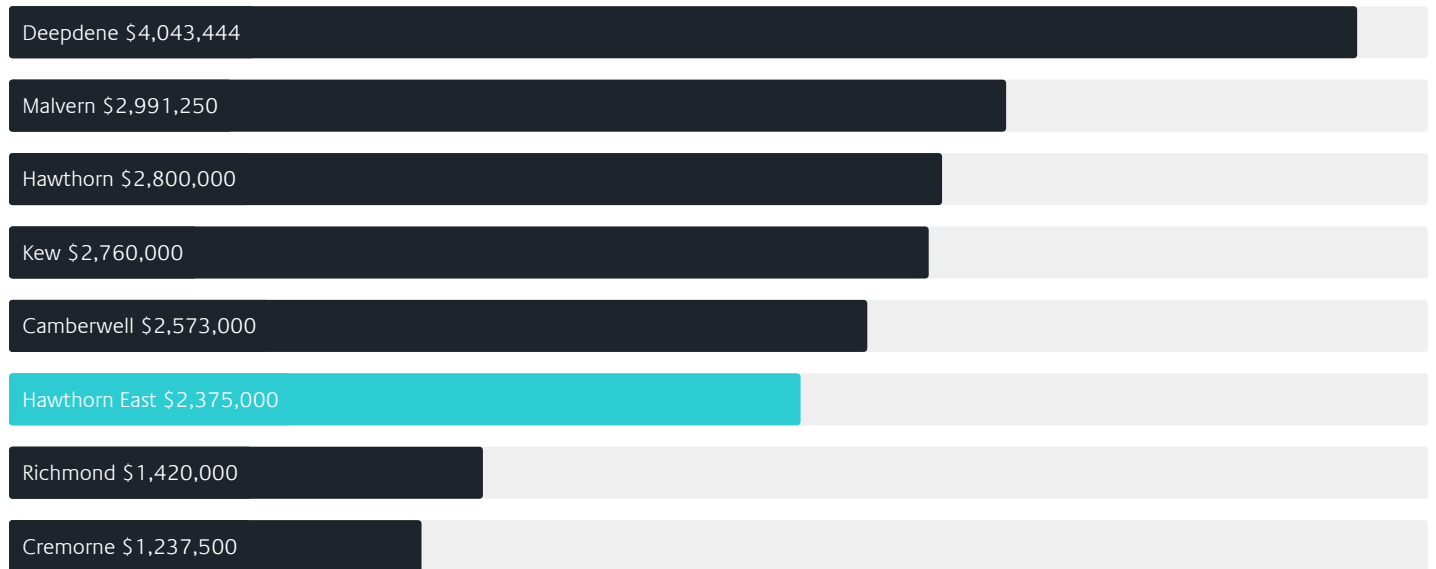
-0.50% ↓

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 33%
● Private 67%

Auction Clearance Rate^{*}

84.21%

Median Days on Market[^]

26 days

Average Hold Period^{*}

7.3 years

Insights

Dwelling Type[^]



● Houses 33% ● Units 67%

Ownership[^]



● Owned Outright 32% ● Mortgaged 31% ● Rented 38%

Population[^]

14,834

Median Asking Rent per week^{*}

\$990

Population Growth[^]

3.58%

Rental Yield^{*}

1.92%

Median Age[^]










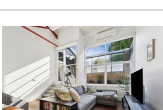
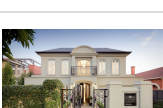
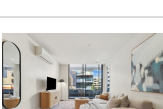
36 years

Median Household Size[^]













2.3 people

Sold Properties~











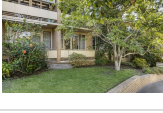

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 302/7 Montrose St Hawthorn East	2	Apartment	\$570,000	30 Jun 2025
 6/26 Auburn Gr Hawthorn East	2	Apartment	\$590,000	30 Jun 2025
 5/81-83 Pleasant Rd Hawthorn East	2	Apartment	\$690,000	28 Jun 2025
 2/20 Denmark Hill Rd Hawthorn East	1	Apartment	\$455,000	14 Jun 2025
 102/402 Riversdale Rd Hawthorn East	2	Apartment	\$787,500	13 Jun 2025
 292 Riversdale Rd Hawthorn East	4	House	\$1,555,000	10 Jun 2025
 516/2 Eastern Pl Hawthorn East	1	Apartment	\$145,000	10 Jun 2025
 503/2 Eastern Pl Hawthorn East	1	Apartment	\$145,000	10 Jun 2025
 6/330 Riversdale Rd Hawthorn East	1	Apartment	\$395,000	07 Jun 2025
 13/765 Burwood Rd Hawthorn East	2	Townhouse	\$920,000	06 Jun 2025
 32 Fairmount Rd Hawthorn East	5	House	\$4,745,000	31 May 2025
 111/38 Camberwell Rd Hawthorn East	1	Apartment	\$452,000	30 May 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 206/771-773 Toorak Rd Hawthorn East	1	Apartment	\$383,000	28 May 2025
 214/38 Camberwell Rd Hawthorn East	2	Apartment	\$640,000	28 May 2025
 5/530 Tooronga Rd Hawthorn East	2	Flat/Unit/Apartment	\$340,000	28 May 2025
 212/2 Eastern Pl Hawthorn East	1	Apartment	\$116,000	27 May 2025
 2/2 Myrniong Gr Hawthorn East	3	Townhouse	\$1,700,000	24 May 2025
 5 Beaconsfield Rd Hawthorn East	3	House	\$2,120,000	24 May 2025
 1/3 Brookfield Ct Hawthorn East	1	Apartment	\$505,000	23 May 2025
 9/99 Pleasant Rd Hawthorn East	3	Townhouse	\$2,080,000	23 May 2025
 5/2a Montrose Pl Hawthorn East	2	Apartment	\$650,000	21 May 2025
 7/154 Rathmines Rd Hawthorn East	2	Strata Unit/Flat	\$712,500	20 May 2025
 7/21 Munro St HAWTHORN EAST	1	Apartment	\$375,000	20 May 2025
 7/4 Higham Rd Hawthorn East	6	House	\$4,800,000	19 May 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 22a Airedale Av Hawthorn East	3	House	\$2,130,000	17 May 2025
 34 Mayston St Hawthorn East	4	House	\$3,200,000	17 May 2025
 7/99 Pleasant Rd Hawthorn East	3	Townhouse	\$2,150,000	15 May 2025
 307/10 Lilydale Gr Hawthorn East	1	Apartment	\$425,000	15 May 2025
 210/102 Camberwell Rd Hawthorn East	1	Unit	\$380,000	08 May 2025
 117/2 Eastern Pl Hawthorn East	1	Apartment	\$145,000	08 May 2025
 16/40 Harold St Hawthorn East	2	Apartment	\$735,000	07 May 2025
 110/708 Burwood Rd Hawthorn East	2	Apartment	\$710,000	07 May 2025
 G13/35 Camberwell Rd Hawthorn East	1	Apartment	\$485,000	06 May 2025
 413/138 Camberwell Rd Hawthorn East	2	Strata Unit/Flat	\$590,000	30 Apr 2025
 1/1 Brookfield Ct Hawthorn East	1	Apartment	\$341,000	29 Apr 2025
 217/96 Camberwell Rd Hawthorn East	2	Apartment	\$578,000	28 Apr 2025



Hawthorn Office
Level 4, 248 Burwood Road, Hawthorn
03 9810 5000

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.

This publication contains data, analytics, statistics and other information supplied by PROPERTYDATAONLINE PTY LTD (PropertyData). The data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.

PropertyData relies upon data supplied by third parties and while the data is checked and reviewed, PropertyData does not warrant the accuracy or completeness of the information to the full extent permitted by the law and excludes all loss or damage howsoever arising (including through negligence) in connection with the data supplied by PropertyData. The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.