

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$2.42m

Quarterly Price Change

1.68% ↑

Median Unit Price*

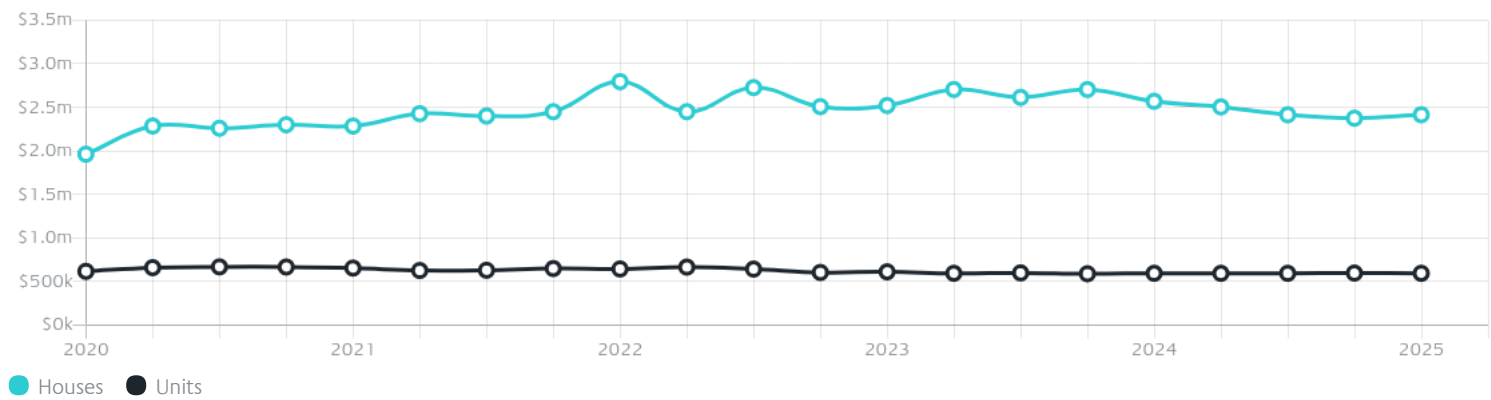
Median

\$595k

Quarterly Price Change

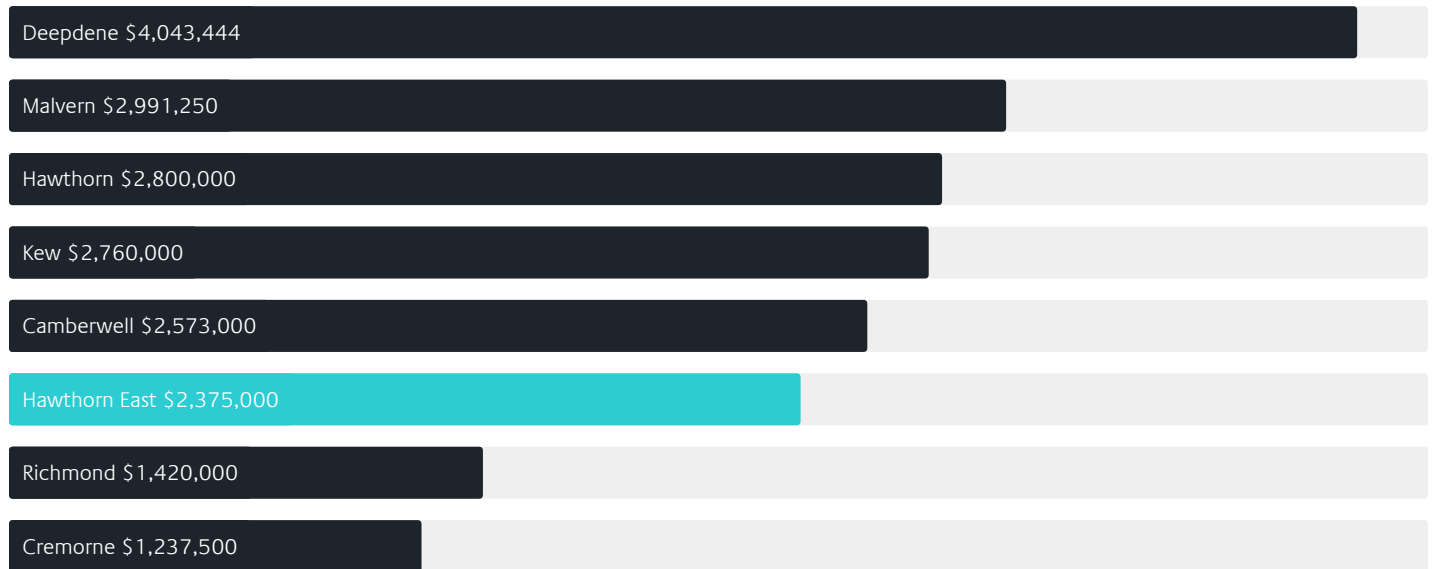
-0.50% ↓

Quarterly Price Change*

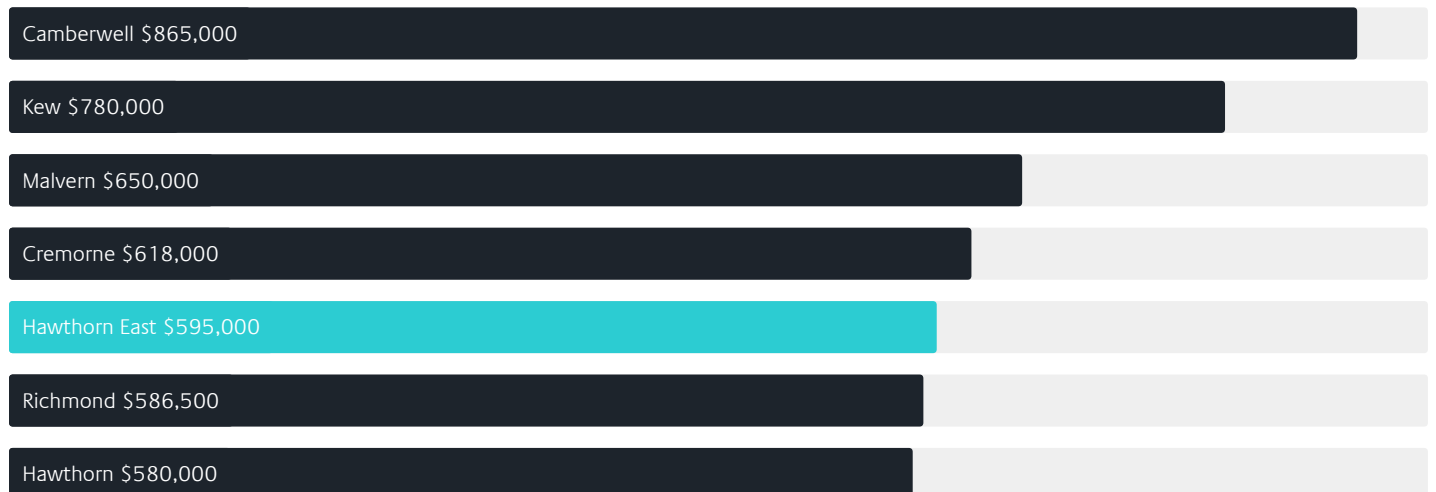


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 47%
● Private 53%

Auction Clearance Rate^{*}

77.61%

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[^]







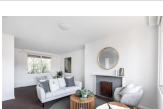


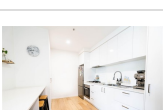
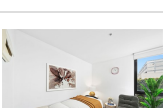
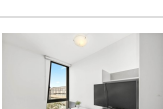
36 years

Median Household Size[^]









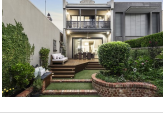



2.3 people

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
 4/99 Pleasant Rd Hawthorn East	4	Townhouse	\$2,150,000	19 Apr 2025
 409/138 Camberwell Rd Hawthorn East	1	Apartment	\$480,000	17 Apr 2025
 313/2a Montrose Pl Hawthorn East	2	Apartment	\$841,000	16 Apr 2025
 8/126-128 Rathmines Rd Hawthorn East	2	Apartment	\$567,000	16 Apr 2025
 49 Rathmines Rd Hawthorn East	4	House	\$3,400,000	14 Apr 2025
 604/18 Lilydale Gr Hawthorn East	1	Apartment	\$425,000	10 Apr 2025
 8/84 Campbell Rd Hawthorn East	1	Apartment	\$313,000	10 Apr 2025
 6 Clifton Gr HAWTHORN EAST	3	House	\$1,901,111	09 Apr 2025
 4/56 Rathmines Rd Hawthorn East	2	Townhouse	\$862,500	05 Apr 2025
 209/849 Burwood Rd Hawthorn East	1	Apartment	\$341,000	04 Apr 2025
 207/2 Eastern Pl Hawthorn East	1	Apartment	\$105,000	01 Apr 2025
 402/2 Eastern Pl Hawthorn East	1	Apartment	\$105,000	01 Apr 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 58 Auburn Pde Hawthorn East	2	House	\$1,270,000	29 Mar 2025
 4/39 Mayston St Hawthorn East	1	Apartment	\$512,000	29 Mar 2025
 59 Roseberry St Hawthorn East	2	House	\$1,625,000	27 Mar 2025
 3/3 Clifton Rd Hawthorn East	2	Unit	\$762,500	27 Mar 2025
 109/102 Camberwell Rd Hawthorn East	3	Apartment	\$760,000	26 Mar 2025
 1/37 Clifton Rd Hawthorn East	3	House	\$1,552,000	24 Mar 2025
 25 Lawson St Hawthorn East	4	House	\$3,050,000	22 Mar 2025
 8/492 Barkers Rd Hawthorn East	2	Townhouse	\$865,000	22 Mar 2025
 131 Victoria Rd Hawthorn East	4	House	\$2,920,000	22 Mar 2025
 217/20 Camberwell Rd Hawthorn East	1	Apartment	\$320,000	19 Mar 2025
 509/138 Camberwell Rd Hawthorn East	2	Apartment	\$680,000	19 Mar 2025
 310/2 Eastern Pl Hawthorn East	1	Strata Unit/Flat	\$110,000	15 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 502/2 Eastern Pl Hawthorn East	1	Apartment	\$106,000	14 Mar 2025
 3/177 Rathmines Rd Hawthorn East	2	Apartment	\$779,000	13 Mar 2025
 8 Bowler St Hawthorn East	3	House	\$1,900,000	13 Mar 2025
 104/2a Montrose Pl Hawthorn East	2	Apartment	\$431,000	12 Mar 2025
 4/1 Molesworth St Hawthorn East	2	Strata Unit/Flat	\$830,000	07 Mar 2025
 110/757 Toorak Rd Hawthorn East	2	Apartment	\$560,000	07 Mar 2025
 4 Tourello Av Hawthorn East	4	House	\$4,575,000	07 Mar 2025
 217/102 Camberwell Rd Hawthorn East	2	Strata Unit/Flat	\$330,000	05 Mar 2025
 11/710 Burwood Rd Hawthorn East	3	Strata Unit/Flat	\$985,000	05 Mar 2025
 515/2 Eastern Pl Hawthorn East	1	Apartment	\$118,000	05 Mar 2025
 708/480 Riversdale Rd Hawthorn East	2	Apartment	\$740,000	01 Mar 2025
 2 Mowbray St Hawthorn East	3	House	\$2,185,000	01 Mar 2025



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

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.

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.