

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$2.80m

Quarterly Price Change

-0.35% ↓

Median Unit Price*

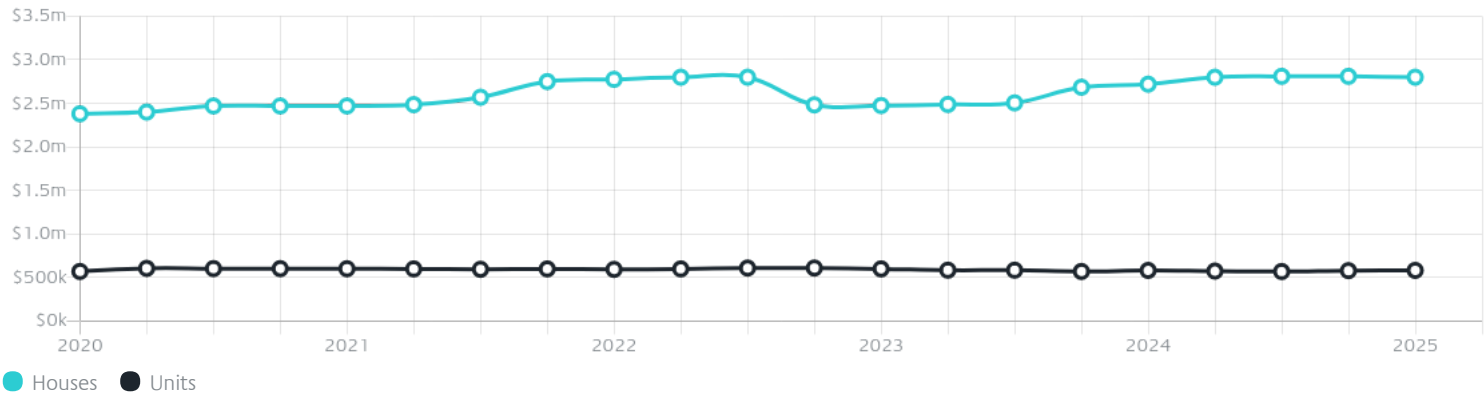
Median

\$583k

Quarterly Price Change

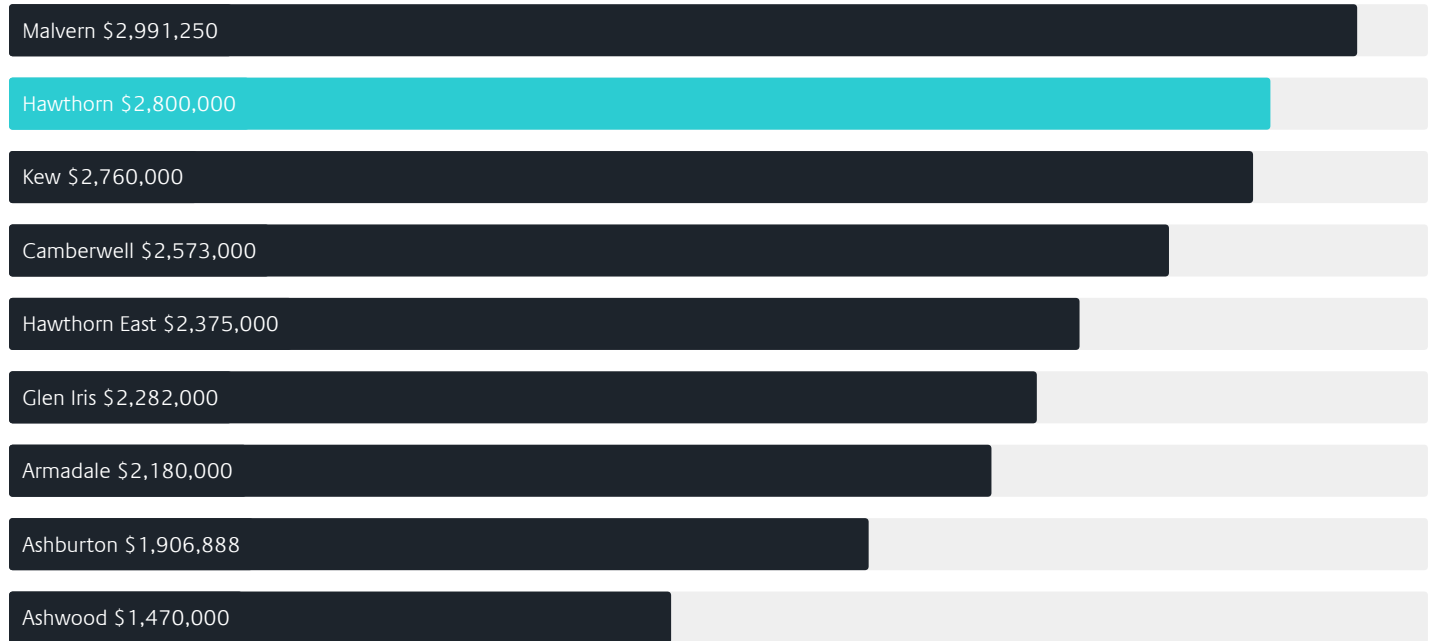
0.43% ↑

Quarterly Price Change*

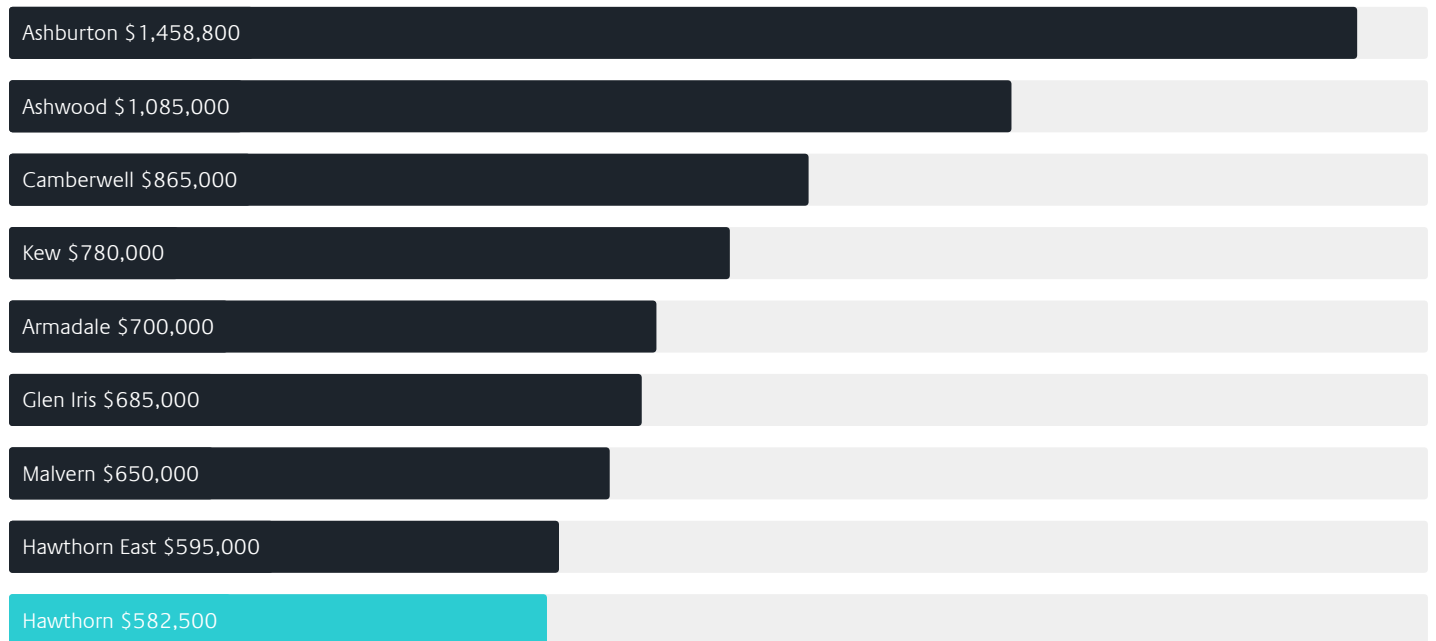


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 45%
● Private 55%

Auction Clearance Rate*

80%

Median Days on Market^

25 days

Average Hold Period*

8.9 years

Insights

Dwelling Type^



● Houses 24% ● Units 76%

Ownership^



● Owned Outright 30% ● Mortgaged 28% ● Rented 43%

Population^

22,322

Median Asking Rent per week*

\$880

Population Growth^

-5.06%

Rental Yield*

1.72%

Median Age^













34 years

Median Household Size^










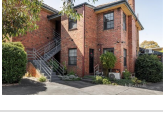
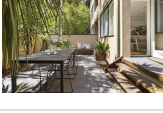

2.1 people

Sold Properties~










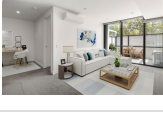


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 2/69 Morang Rd Hawthorn	2	Apartment	\$515,000	28 Apr 2025
 5/67 Auburn Rd Hawthorn	1	Apartment	\$405,000	23 Apr 2025
 5/18 Launder St Hawthorn	2	Apartment	\$557,000	18 Apr 2025
 101/22 Findon St Hawthorn	2	Apartment	\$445,000	16 Apr 2025
 201/31 Queens Av Hawthorn	2	Apartment	\$620,000	15 Apr 2025
 808/377 Burwood Rd Hawthorn	1	Apartment	\$360,000	15 Apr 2025
 1/1 Domville Av Hawthorn	2	Apartment	\$685,000	12 Apr 2025
 15/2 Brook St Hawthorn	2	Apartment	\$771,000	12 Apr 2025
 1 Linda Cr Hawthorn	3	House	\$3,730,000	10 Apr 2025
 8/577 Glenferrie Rd Hawthorn	1	Apartment	\$530,000	10 Apr 2025
 4/114 Riversdale Rd Hawthorn	1	Apartment	\$410,000	09 Apr 2025
 29/9 Lisson Gr Hawthorn	2	Apartment	\$633,000	05 Apr 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 6/25 Isabella Gr HAWTHORN	1	Apartment	\$670,000	05 Apr 2025
 8/3 Harrison Cr Hawthorn	2	Apartment	\$632,000	04 Apr 2025
 17/152 Power St Hawthorn	3	House	\$1,510,000	29 Mar 2025
 4/1 Coppin Gr Hawthorn	2	Apartment	\$738,500	29 Mar 2025
 14/36 Lisson Gr Hawthorn	1	Apartment	\$545,000	29 Mar 2025
 209 Auburn Rd Hawthorn	3	House	\$6,000,000	29 Mar 2025
 49 Hawthorn Gr Hawthorn	4	House	\$7,750,000	29 Mar 2025
 5/33 Grove Rd Hawthorn	2	Apartment	\$500,000	26 Mar 2025
 204/132 Church St Hawthorn	2	Apartment	\$952,000	25 Mar 2025
 4/4 Barkers Rd Hawthorn	1	Apartment	\$445,500	24 Mar 2025
 10/574 Glenferrie Rd Hawthorn	2	Apartment	\$790,000	22 Mar 2025
 10/31 Kinkora Rd Hawthorn	1	Apartment	\$437,500	22 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 22/9 Lisson Gr Hawthorn	1	Apartment	\$485,000	21 Mar 2025
 14/129-131 Riversdale Rd Hawthorn	1	Apartment	\$430,000	20 Mar 2025
 5/3 Harrison Cr Hawthorn	2	Apartment	\$600,000	20 Mar 2025
 201B/71 Riversdale Rd Hawthorn	1	Strata Unit/Flat	\$119,500	19 Mar 2025
 45/8 Wallen Rd Hawthorn	2	Apartment	\$750,000	16 Mar 2025
 5/74-76 Auburn Rd Hawthorn	2	Apartment	\$602,000	15 Mar 2025
 8/181 Riversdale Rd Hawthorn	1	Apartment	\$360,000	14 Mar 2025
 7/460 Glenferrie Rd Hawthorn	3	Apartment	\$810,000	13 Mar 2025
 310/1 Queens Av HAWTHORN	1	Strata Unit/Flat	\$90,000	12 Mar 2025
 222/81 Riversdale Rd Hawthorn	1	Apartment	\$415,000	11 Mar 2025
 1/3 Harrison Cr Hawthorn	2	Apartment	\$630,000	06 Mar 2025
 309/31 Queens Av Hawthorn	2	Apartment	\$630,000	05 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.

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