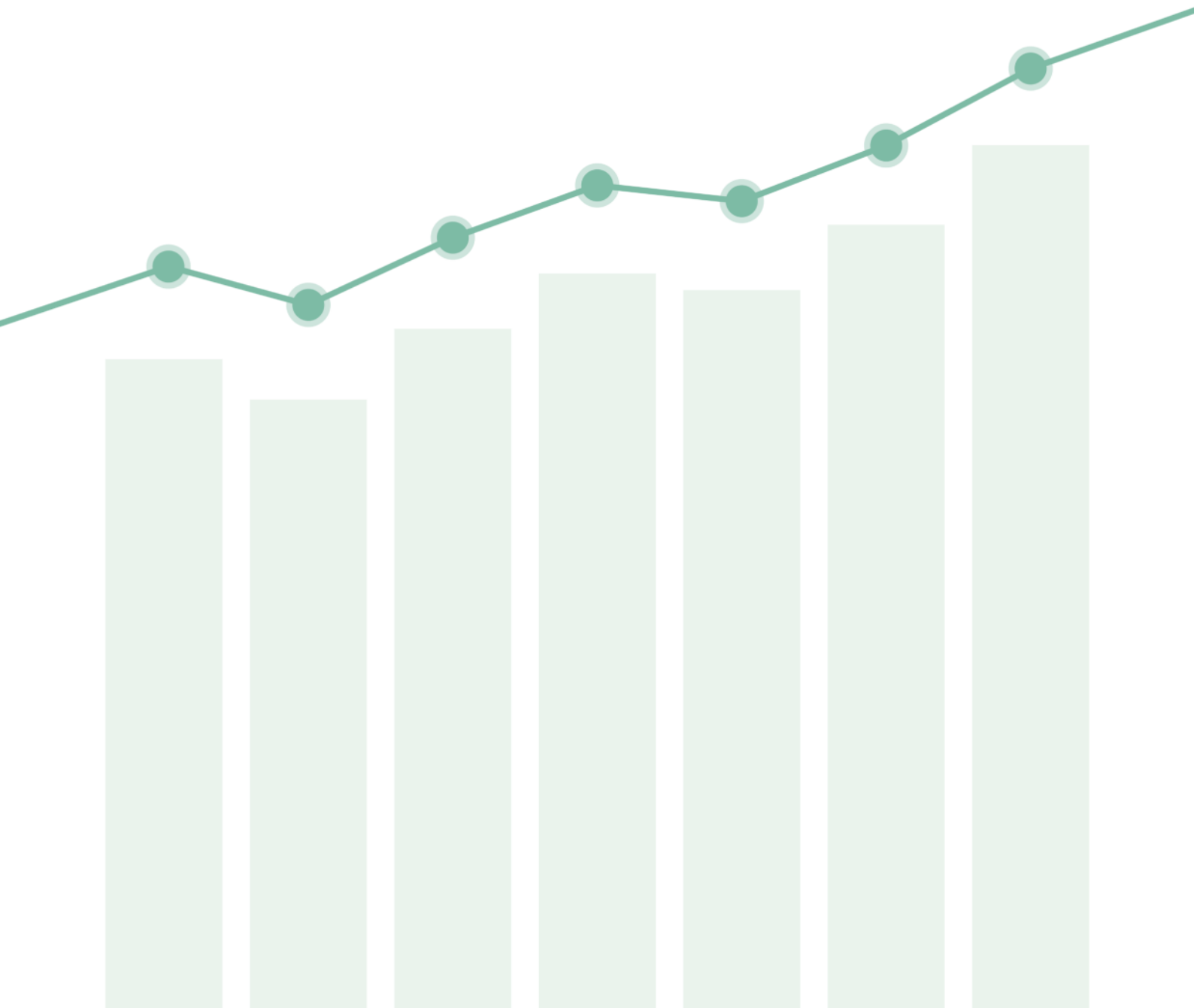


# JellisCraig

HEATHMONT

# Suburb Report

Know your neighbourhood.



HEATHMONT SUBURB REPORT

Median House Price\*

Median

\$1.05m

Quarterly Price Change

0.23% ↑

Median Unit Price\*

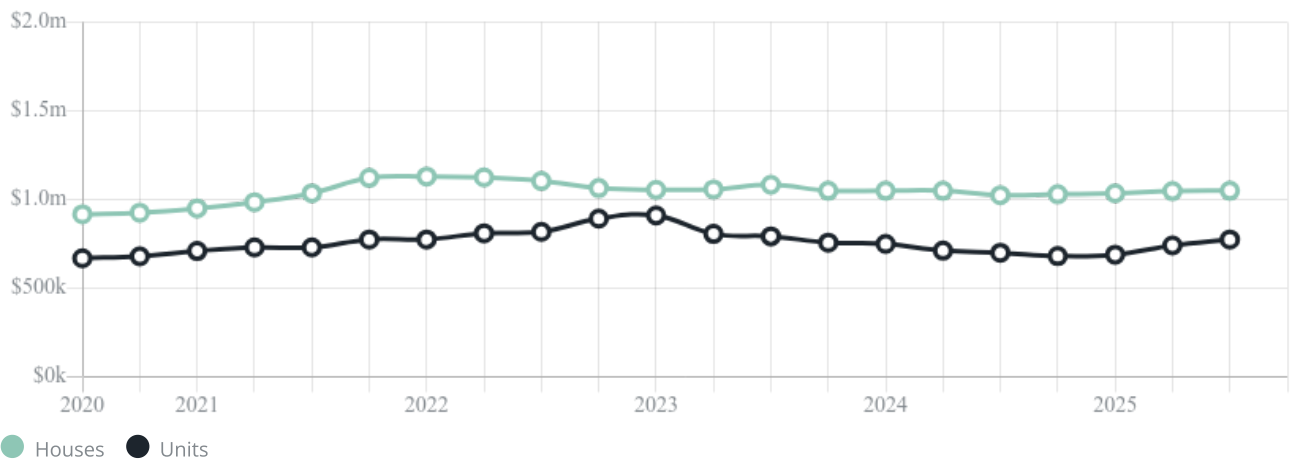
Median

\$775k

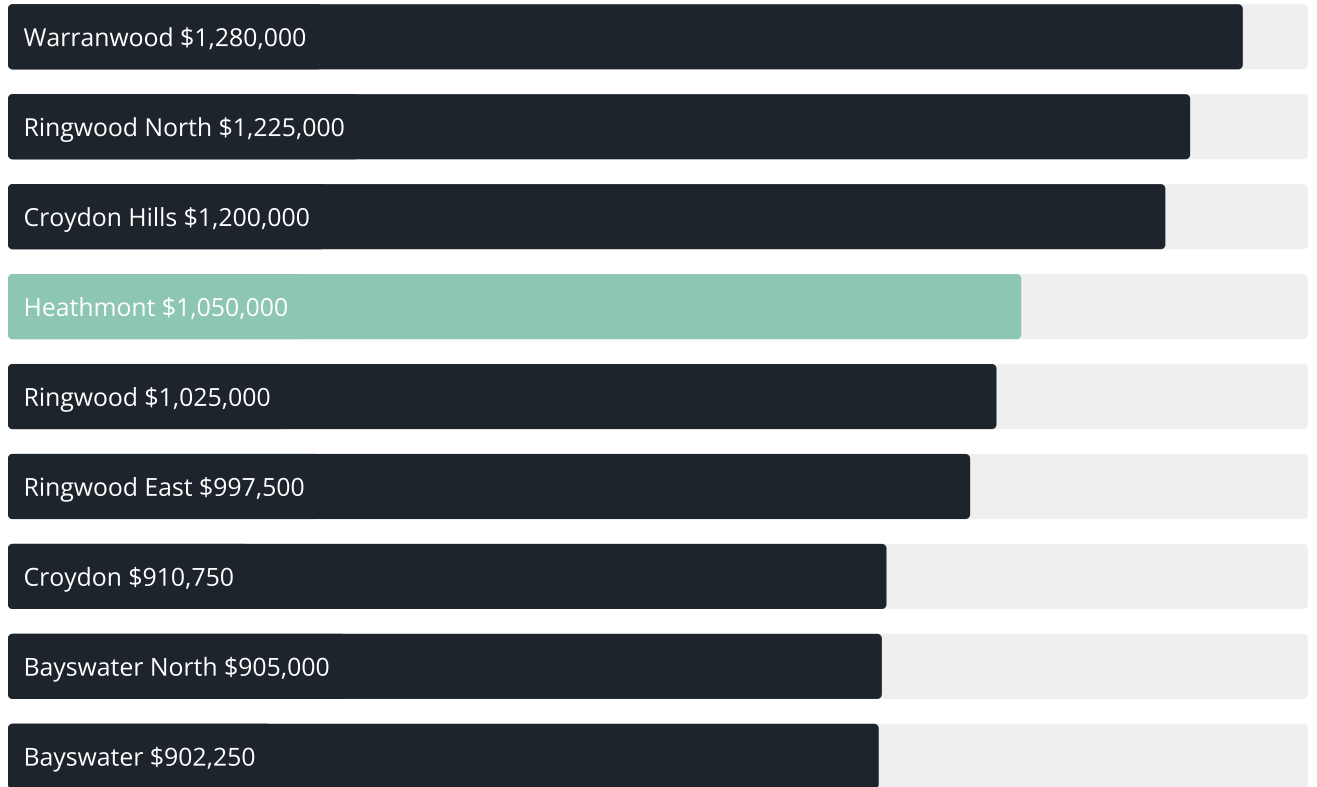
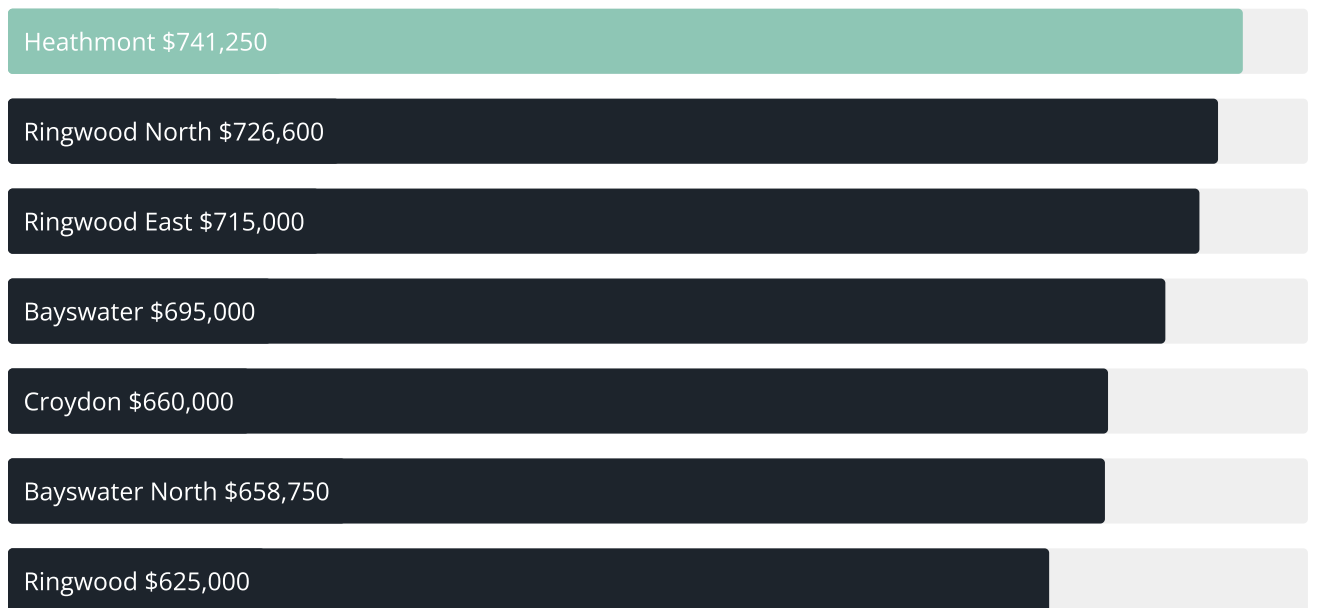
Quarterly Price Change

4.55% ↑

Quarterly Price Change\*



## HEATHMONT SUBURB REPORT

Median House Sale Price<sup>\*</sup>Median Unit Sale Price<sup>\*</sup>

## HEATHMONT SUBURB REPORT

Sale Method<sup>\*</sup>Auction Clearance Rate<sup>\*</sup>

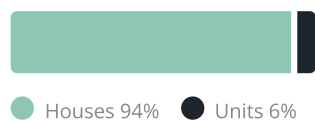
88%

Median Days on Market<sup>^</sup>

21 days

Average Hold Period<sup>\*</sup>

8.3 years

Dwelling Type<sup>^</sup>Ownership<sup>^</sup>Population<sup>^</sup>

9,933

Median Asking Rent per week<sup>\*</sup>

\$630

Population Growth<sup>^</sup>

2.53%

Rental Yield<sup>\*</sup>

2.85%

Median Age<sup>^</sup>

41 years

Median Household Size<sup>^</sup>

2.7 people

## HEATHMONT SUBURB REPORT

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](https://jellisicraig.com.au/suburbinsights)

| Address                                                                                                                 | Bedrooms | Type  | Price       | Sold        |
|-------------------------------------------------------------------------------------------------------------------------|----------|-------|-------------|-------------|
|  1 Wayne Ct<br>Heathmont               | 3        | House | \$1,215,000 | 23 Oct 2025 |
|  2 Headline Ct<br>Heathmont            | 3        | House | \$1,160,000 | 21 Oct 2025 |
|  4A Myrtle Av<br>Heathmont             | 3        | Unit  | \$952,888   | 15 Oct 2025 |
|  1 Danielle Cr<br>HEATHMONT           | 3        | House | \$970,000   | 14 Oct 2025 |
|  6/46-48 Marlborough Rd<br>Heathmont | 4        | House | \$1,462,000 | 14 Oct 2025 |
|  2 Mountain View Rd<br>Heathmont     | 4        | House | \$1,220,000 | 11 Oct 2025 |
|  8 Daisy St<br>Heathmont             | 2        | House | \$1,305,000 | 11 Oct 2025 |
|  2/258 Canterbury Rd<br>Heathmont    | 2        | Unit  | \$764,000   | 11 Oct 2025 |
|  372 Canterbury Rd<br>Heathmont      | 5        | House | \$1,300,000 | 09 Oct 2025 |
|  45 Alvena Cr<br>Heathmont           | 3        | House | \$1,165,000 | 04 Oct 2025 |

## HEATHMONT SUBURB REPORT

| Address                                                                                                             | Bedrooms | Type  | Price       | Sold        |
|---------------------------------------------------------------------------------------------------------------------|----------|-------|-------------|-------------|
|  4 Sharps Ct<br>Heathmont          | 5        | House | \$1,622,000 | 04 Oct 2025 |
|  1/8 Neil St<br>Heathmont          | 2        | Unit  | \$600,000   | 01 Oct 2025 |
|  31 Jarma Rd<br>Heathmont          | 4        | House | \$1,480,000 | 30 Sep 2025 |
|  76 Cuthbert St<br>Heathmont       | 2        | Unit  | \$840,000   | 29 Sep 2025 |
|  29 Alvena Cr<br>Heathmont        | 4        | House | \$1,601,000 | 25 Sep 2025 |
|  4/3 Orchard Gr<br>Heathmont     | 2        | Unit  | \$710,000   | 25 Sep 2025 |
|  17 Reumah Ct<br>Heathmont       | 4        | House | \$1,210,000 | 20 Sep 2025 |
|  7/6-8 The Greenway<br>Heathmont | 2        | Unit  | \$760,000   | 17 Sep 2025 |
|  71 Campbell St<br>Heathmont     | 3        | House | \$1,070,000 | 15 Sep 2025 |
|  94 Bedford Rd<br>Heathmont      | 4        | House | \$950,000   | 13 Sep 2025 |

## HEATHMONT SUBURB REPORT

| Address                                                                                                             | Bedrooms | Type                | Price       | Sold           |
|---------------------------------------------------------------------------------------------------------------------|----------|---------------------|-------------|----------------|
|  18 Cuthbert St<br>Heathmont       | 3        | House               | \$941,000   | 13 Sep<br>2025 |
|  3 Lorient St<br>Heathmont         | 4        | House               | \$1,070,000 | 12 Sep<br>2025 |
|  2/3 Orchard Gr<br>Heathmont       | 2        | Unit                | \$665,000   | 11 Sep<br>2025 |
|  2/16 Bedford Ct<br>Heathmont      | 2        | Flat/Unit/Apartment | \$720,000   | 11 Sep<br>2025 |
|  76 Campbell St<br>Heathmont      | 5        | House               | \$1,090,888 | 11 Sep<br>2025 |
|  65 Campbell St<br>Heathmont     | 2        | House               | \$780,000   | 10 Sep<br>2025 |
|  6 Westmore Dr<br>Heathmont      | 3        | House               | \$990,000   | 09 Sep<br>2025 |
|  2/144 Heathmont Rd<br>Heathmont | 2        | Unit                | \$810,000   | 09 Sep<br>2025 |
|  1/10 Joel Ct<br>Heathmont       | 4        | Unit                | \$873,000   | 06 Sep<br>2025 |
|  4/77 Canterbury Rd<br>Heathmont | 1        | Unit                | \$536,500   | 05 Sep<br>2025 |



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Data is current as of PDF generation date 01/11/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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