

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$911k

Quarterly Price Change

-3.69% ↓

Median Unit Price*

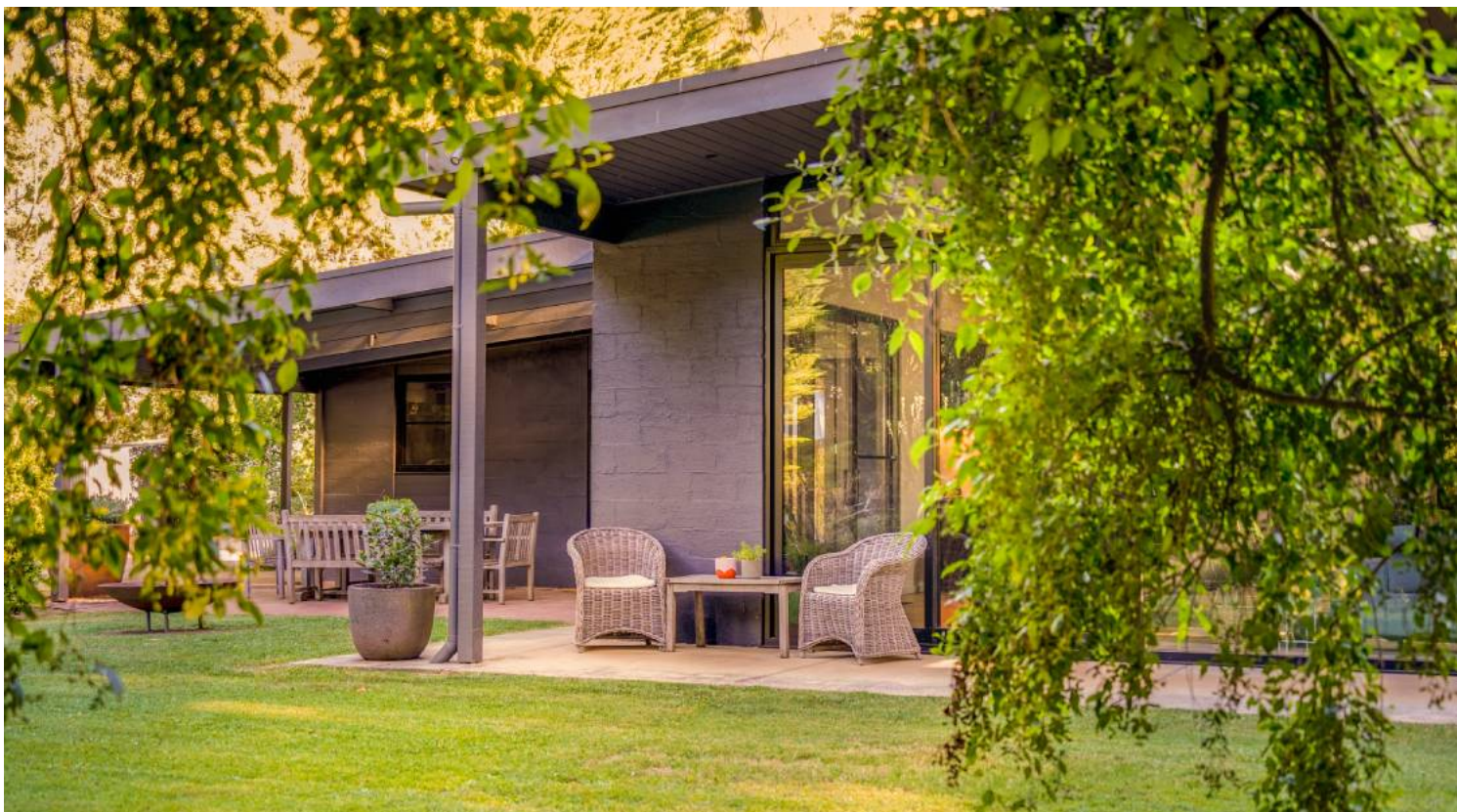
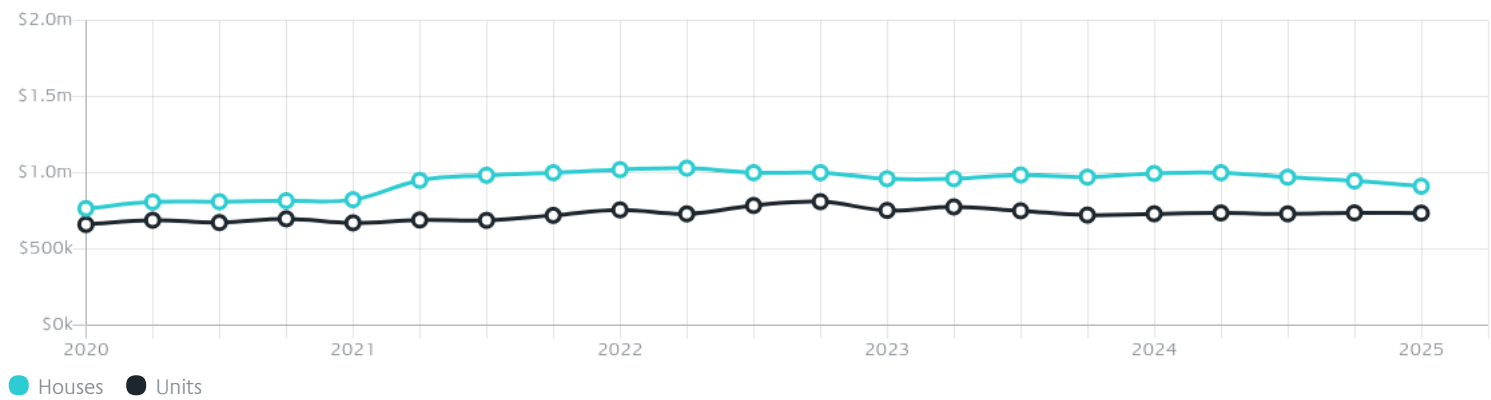
Median

\$735k

Quarterly Price Change

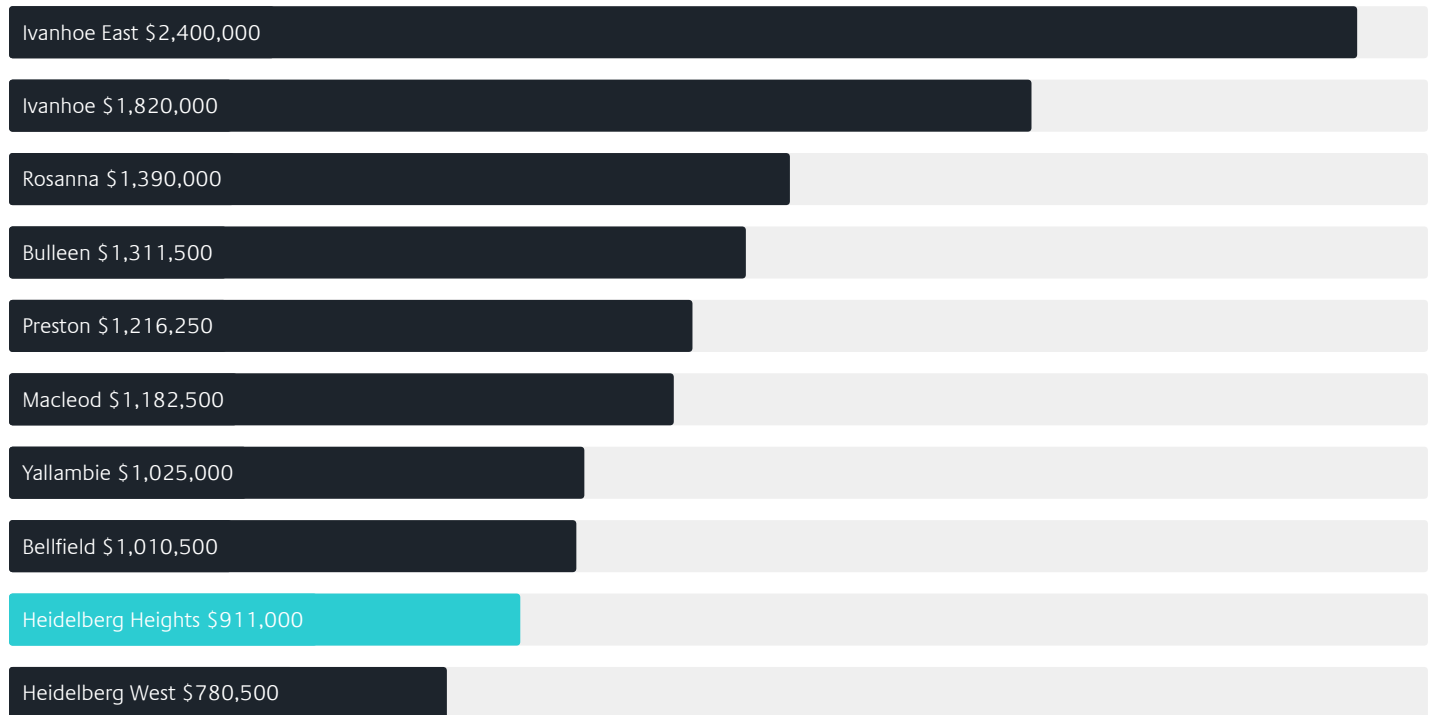
-0.20% ↓

Quarterly Price Change*

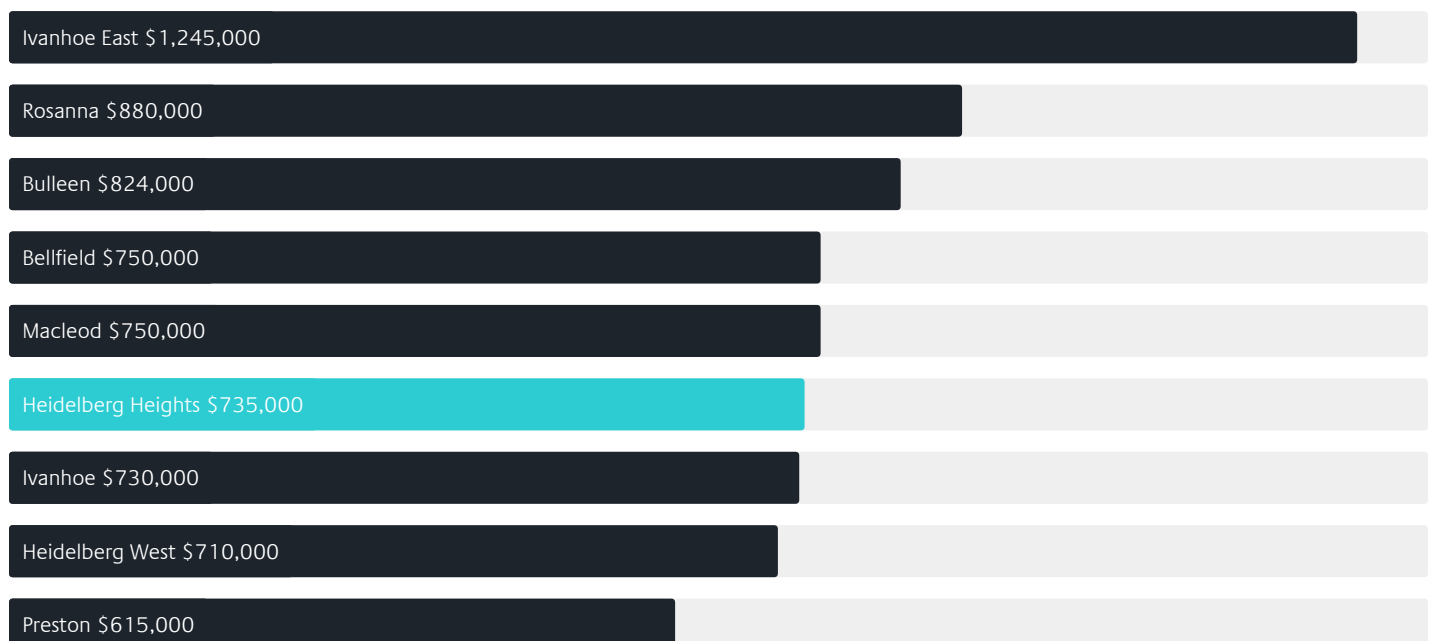


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 34%
● Private 66%

Auction Clearance Rate*

75%

Median Days on Market^

27 days

Average Hold Period*

6.3 years

Insights

Dwelling Type^



● Houses 62% ● Units 38%

Ownership^



● Owned Outright 26% ● Mortgaged 35% ● Rented 39%

Population^

6,758

Median Asking Rent per week*

\$580

Population Growth^

11.02%

Rental Yield*

2.96%

Median Age^







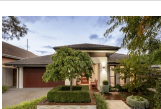

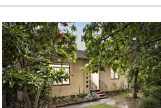

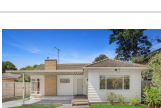
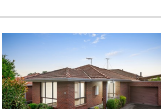
35 years

Median Household Size^













2.3 people

Sold Properties~










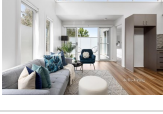


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 3/157 Northern Rd Heidelberg Heights	2	Apartment	\$420,000	17 May 2025
 3/24 McEwan Rd Heidelberg Heights	2	Unit	\$577,500	12 May 2025
 9 Shelley St Heidelberg Heights	3	House	\$880,000	10 May 2025
 82 Lloyd St Heidelberg Heights	4	House	\$1,105,000	09 May 2025
 1/141 Porter Rd Heidelberg Heights	4	Townhouse	\$1,055,000	06 May 2025
 86 McEwan Rd Heidelberg Heights	3	House	\$850,000	03 May 2025
 14 Leonard St Heidelberg Heights	4	House	\$1,825,000	03 May 2025
 3/3 Orr St Heidelberg Heights	2	Townhouse	\$460,000	03 May 2025
 15 Glover St Heidelberg Heights	2	House	\$810,000	26 Apr 2025
 3/78 Porter Rd Heidelberg Heights	3	Flat/Unit/Apartment	\$845,000	14 Apr 2025
 1/178 Porter Rd Heidelberg Heights	3	House	\$856,000	12 Apr 2025
 2/48 St Hellier St Heidelberg Heights	2	Unit	\$711,000	12 Apr 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 86 St Hellier St Heidelberg Heights	3	House	\$330,000	11 Apr 2025
 2/82 Porter Rd Heidelberg Heights	3	Townhouse	\$710,000	09 Apr 2025
 23 Haig St Heidelberg Heights	3	House	\$1,050,000	04 Apr 2025
 30 Outhwaite Rd Heidelberg Heights	3	House	\$1,000,000	31 Mar 2025
 48 Gotha St Heidelberg Heights	3	House	\$830,000	27 Mar 2025
 5/24 Bamfield Rd Heidelberg Heights	2	Flat/Unit/Apartment	\$685,000	26 Mar 2025
 15 Porter Rd Heidelberg Heights	3	House	\$975,000	24 Mar 2025
 57 Dresden St Heidelberg Heights	4	House	\$2,250,000	22 Mar 2025
 5 Weinberg Wlk Heidelberg Heights	4	House	\$955,000	22 Mar 2025
 585 Upper Heidelberg Rd Heidelberg Heights	3	House	\$990,000	22 Mar 2025
 3/39 Mcewan Rd Heidelberg Heights	2	Townhouse	\$600,000	22 Mar 2025
 32 Mcewan Rd Heidelberg Heights	2	House	\$703,000	22 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 52 Collins St Heidelberg Heights	3	House	\$840,000	21 Mar 2025
 3/79 Waiora Rd Heidelberg Heights	3	Townhouse	\$955,000	20 Mar 2025
 76 Outhwaite Rd Heidelberg Heights	3	House	\$900,000	17 Mar 2025
 5/156 Northern Rd HEIDELBERG HEIGHTS	2	Apartment	\$450,000	16 Mar 2025
 2/1 Eden St Heidelberg Heights	2	Flat/Unit/Apartment	\$385,000	16 Mar 2025
 1/22 McEwan Rd Heidelberg Heights	3	House	\$695,000	14 Mar 2025
 1/24 McEwan Rd Heidelberg Heights	2	Strata Unit/Flat	\$617,500	14 Mar 2025
 2/11 Miller St Heidelberg Heights	3	Townhouse	\$850,000	14 Mar 2025
 1/24 Bamfield Rd Heidelberg Heights	2	Strata Unit/Flat	\$720,000	13 Mar 2025
 43 Dresden St Heidelberg Heights	2	Apartment	\$608,500	12 Mar 2025
 74 Outhwaite Rd Heidelberg Heights	3	House	\$860,000	05 Mar 2025
 52 Haig St Heidelberg Heights	3	Townhouse	\$835,000	01 Mar 2025



Ivanhoe Office
153 Upper Heidelberg Road, Ivanhoe
03 9499 7992

jelliscraig.com.au

Data is current as of PDF generation date 01/06/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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