

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$778k

Quarterly Price Change

1.63% ↑

Median Unit Price*

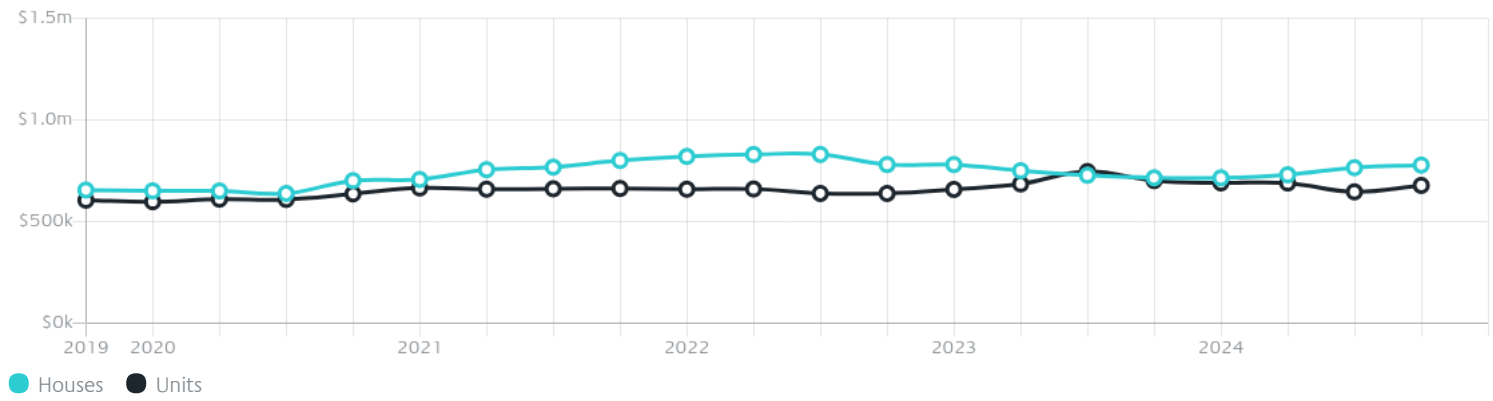
Median

\$678k

Quarterly Price Change

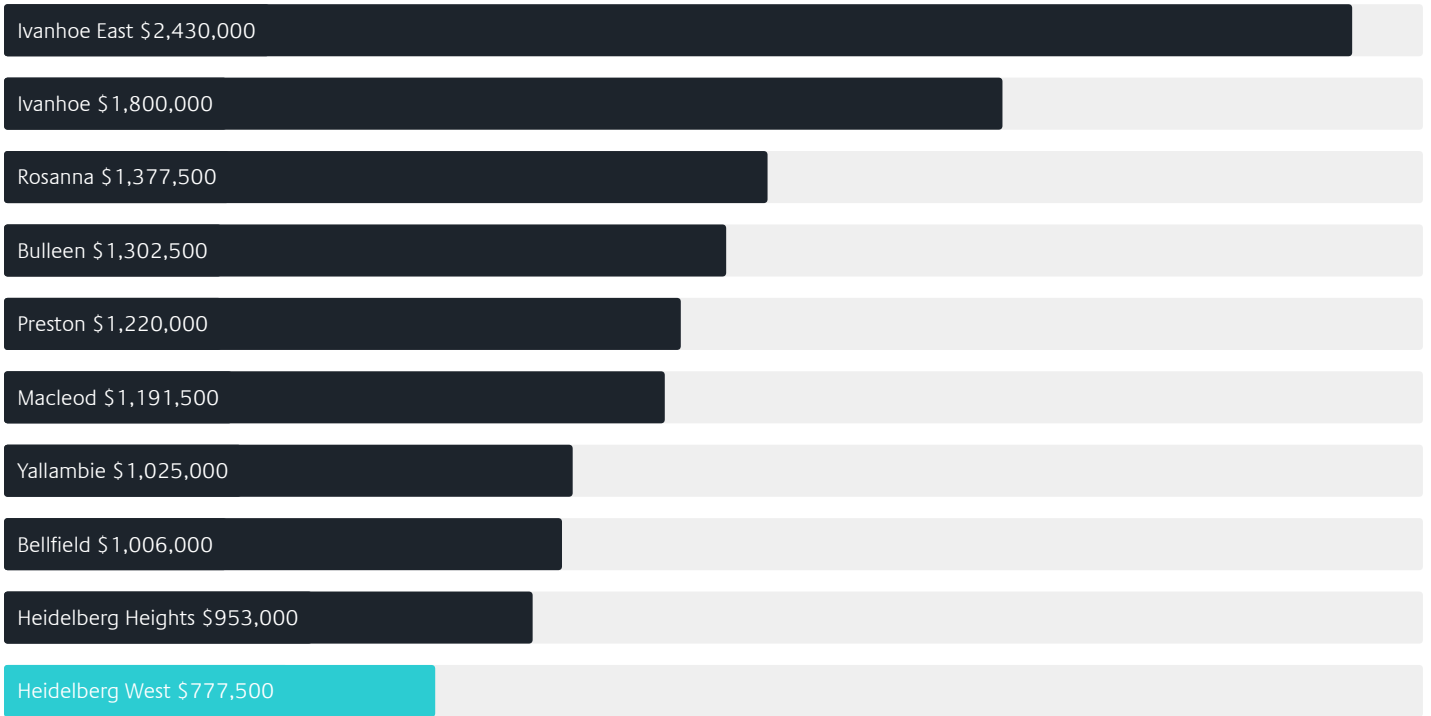
4.87% ↑

Quarterly Price Change*

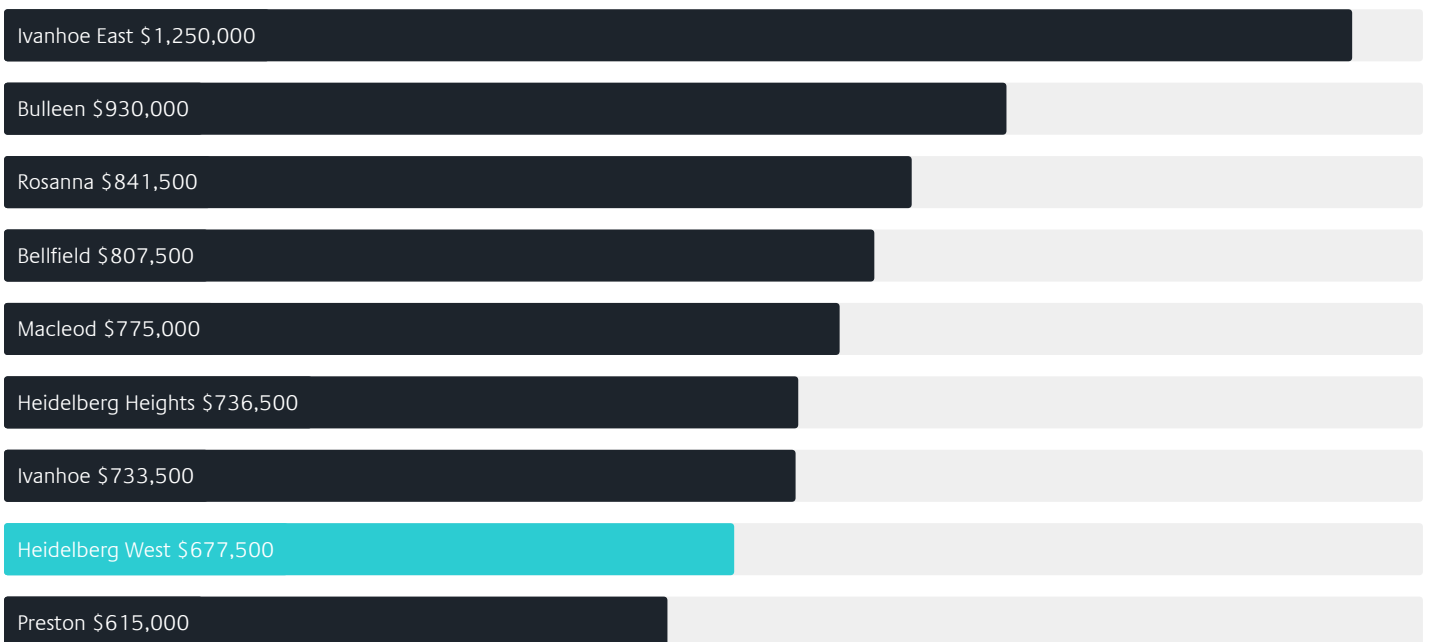


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 40%
● Private 60%

Auction Clearance Rate^{*}

83.33%

Median Days on Market[^]

44 days

Average Hold Period^{*}

5.3 years

Insights

Dwelling Type[^]



● Houses 56% ● Units 44%

Ownership[^]



● Owned Outright 18% ● Mortgaged 30% ● Rented 52%

Population[^]

5,252

Median Asking Rent per week^{*}

\$550

Population Growth[^]

-5.28%

Rental Yield^{*}

3.63%

Median Age[^]










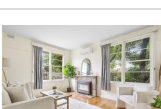
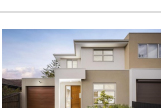

35 years

Median Household Size[^]










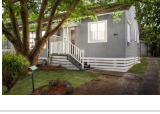


2.3 people

Sold Properties~











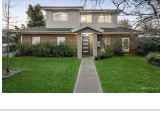

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 69 Pacific Dr Heidelberg West	3	House	\$638,000	22 Mar 2025
 4/173 Southern Rd Heidelberg West	2	Townhouse	\$550,000	15 Mar 2025
 22 Ebony Pde Heidelberg West	3	House	\$1,030,000	17 Feb 2025
 4/317 Liberty Pde Heidelberg West	3	Townhouse	\$777,000	28 Jan 2025
 312 Liberty Pde Heidelberg West	3	House	\$606,000	25 Jan 2025
 176 Oriel Rd Heidelberg West	4	House	\$830,000	25 Jan 2025
 2/235 Oriel Rd Heidelberg West	1	Flat/Unit/Apartment	\$695,000	22 Jan 2025
 2/5 Calola St Heidelberg West	4	Flat/Unit/Apartment	\$925,000	20 Jan 2025
 14 Satelberg Ct Heidelberg West	2	House	\$800,800	16 Jan 2025
 29 Coomalie Cr HEIDELBERG WEST	3	House	\$811,000	10 Jan 2025
 28b Setani Cr Heidelberg West	4	Townhouse	\$880,000	02 Jan 2025
 1/13 Wewak Pde Heidelberg West	3	Strata Unit/Flat	\$899,000	23 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3/13 Wewak Pde Heidelberg West	3	Strata Unit/Flat	\$765,000	23 Dec 2024
 116 Outhwaite Rd Heidelberg West	3	Land	\$700,000	16 Dec 2024
 35 Brunei Cr Heidelberg West	4	House	\$840,000	14 Dec 2024
 137 Dougharty Rd Heidelberg West	3	House	\$655,000	12 Dec 2024
 4 East St Heidelberg West	3	House	\$830,000	10 Dec 2024
 1/5 Calola St Heidelberg West	3	Flat/Unit/Apartment	\$785,000	10 Dec 2024
 6/6 Ceram Ct Heidelberg West	3	Townhouse	\$725,000	09 Dec 2024
 24 Ebony Pde HEIDELBERG WEST	3	House	\$825,000	09 Dec 2024
 4/7 Leyte Pde Heidelberg West	1	House	\$845,000	08 Dec 2024
 254 Liberty Pde Heidelberg West	4	House	\$689,000	03 Dec 2024
 125 Dougharty Rd Heidelberg West	2	House	\$655,000	02 Dec 2024
 1/515 Waterdale Rd Heidelberg West	3	House	\$835,000	02 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 4/4 Kanimbla Ct Heidelberg West	2	Townhouse	\$568,000	02 Dec 2024
 23 South Cr Heidelberg West	4	House	\$920,000	28 Nov 2024
 7/294b Bell St Heidelberg West	2	Strata Flat - Single OYO Flat	\$450,000	28 Nov 2024
 1/294a Bell St Heidelberg West	2	Strata Flat - Single OYO Flat	\$640,000	25 Nov 2024
 904/294b Bell St Heidelberg West	2	Strata Flat - Single OYO Flat	\$440,000	22 Nov 2024
 10/294b Bell St Heidelberg West	1	Strata Flat - Single OYO Flat	\$480,000	20 Nov 2024
 5/294b Bell St Heidelberg West	1	Strata Flat - Single OYO Flat	\$490,000	20 Nov 2024
 8/294a Bell St Heidelberg West	2	Strata Flat - Single OYO Flat	\$625,000	20 Nov 2024
 808/294a Bell St Heidelberg West	1	Strata Flat - Single OYO Flat	\$595,000	19 Nov 2024
 5/294a Bell St Heidelberg West	2	Strata Flat - Single OYO Flat	\$585,000	19 Nov 2024
 471 Waterdale Rd HEIDELBERG WEST	4	House	\$758,000	19 Nov 2024
 29 Pacific Dr Heidelberg West	3	House	\$715,000	18 Nov 2024

Jellis Craig

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Data is current as of PDF generation date 01/04/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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