

# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$687k**

Quarterly Price Change

**-1.29% ↓**

## Median Unit Price\*

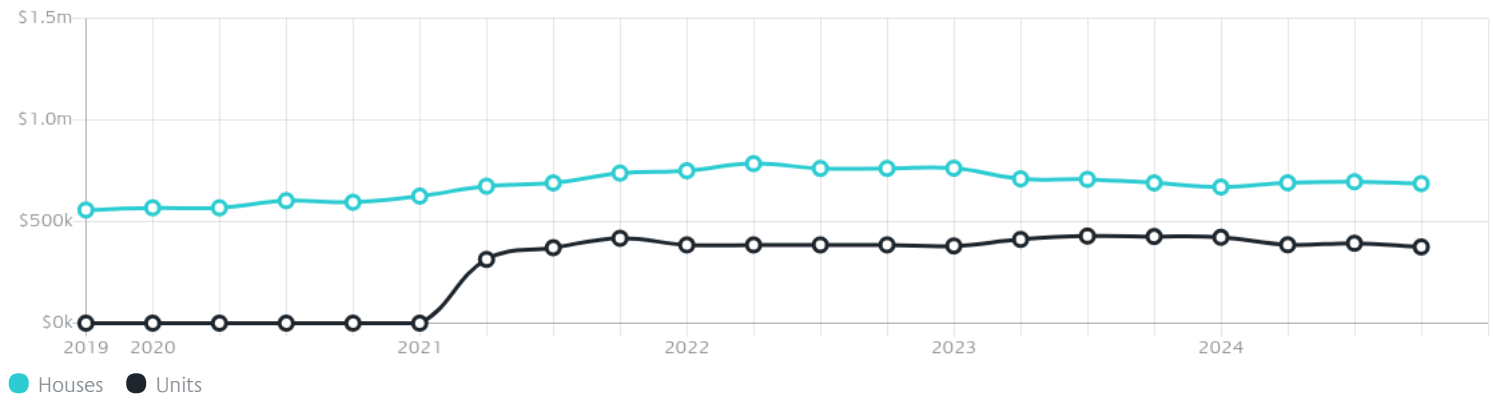
Median

**\$375k**

Quarterly Price Change

**-4.62% ↓**

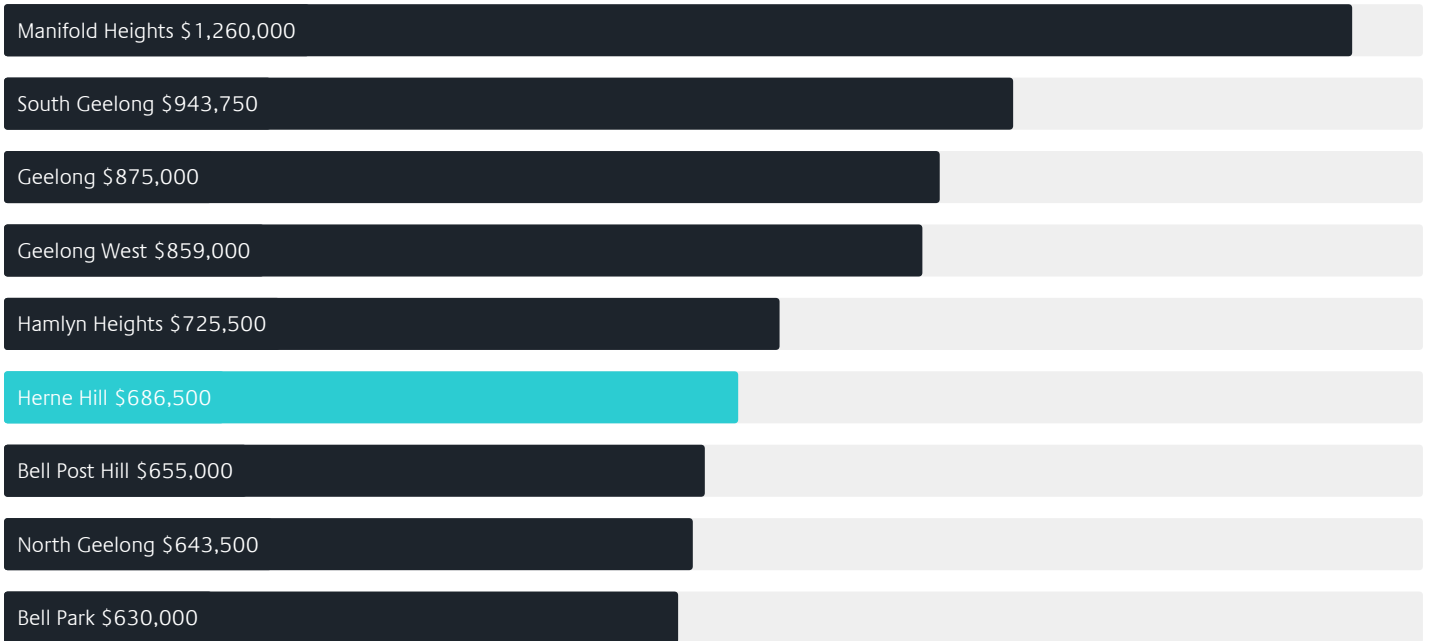
## Quarterly Price Change\*



# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

## Sale Method<sup>\*</sup>



● Auction 15%  
● Private 85%

## Auction Clearance Rate<sup>\*</sup>

100%

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

30 days

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

8.1 years

# Insights

## Dwelling Type<sup>^</sup>



● Houses 71% ● Units 29%

## Ownership<sup>^</sup>



● Owned Outright 29% ● Mortgaged 36% ● Rented 35%

## Population<sup>^</sup>

3,507

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

\$460

## Median Age<sup>^</sup>

36 years

## Rental Yield<sup>\*</sup>













3.37%

## Median Household Size<sup>^</sup>











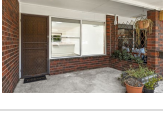

2.1 people

# 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](https://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 20 Stafford St Herne Hill	4	House	\$780,000	14 Mar 2025
 2/126 Mccurdy Rd Herne Hill	3	Unit	\$615,000	11 Mar 2025
 8/35-37 Fraser St Herne Hill	2	Unit	\$345,000	11 Mar 2025
 20 Panorama Rd Herne Hill	2	House	\$1,190,000	08 Mar 2025
 41 Derby Rd Herne Hill	3	House	\$667,000	05 Mar 2025
 47 Itkeston St Herne Hill	3	House	\$660,000	28 Feb 2025
 12 Stafford St Herne Hill	3	House	\$672,000	25 Feb 2025
 4/29 Knight Av Herne Hill	1	Unit	\$297,500	25 Feb 2025
 48 Kedleston Rd HERNE HILL	3	House	\$655,000	24 Feb 2025
 1/257 Church St Herne Hill	1	Unit	\$278,000	21 Feb 2025
 19 Karoomba Av Herne Hill	3	House	\$890,000	17 Feb 2025
 38 Itkeston St Herne Hill	3	House	\$730,000	15 Feb 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 17 Bakewell St Herne Hill	3	House	\$621,000	15 Feb 2025
 2/2-4 Murphy Av Herne Hill	1	House	\$295,000	13 Feb 2025
 2/2 Murphy Av Herne Hill	2	Flat/Unit/Apartment	\$295,000	13 Feb 2025
 1/13 Ashbourne St Herne Hill	2	Unit	\$550,000	11 Feb 2025
 2/11 Ashbourne St Herne Hill	3	House	\$650,000	07 Feb 2025
 2/3 Everett Cl Herne Hill	1	Flat/Unit/Apartment	\$280,000	05 Feb 2025
 7/9 Finchaven St Herne Hill	2	Flat/Unit/Apartment	\$295,000	01 Feb 2025
 2/38 Heytesbury St HERNE HILL	2	Unit	\$520,000	30 Jan 2025
 1a Bonview Av Herne Hill	3	House	\$720,000	28 Jan 2025
 330 Autumn St Herne Hill	3	House	\$1,010,000	23 Jan 2025
 5/127 Minerva Rd Herne Hill	2	Unit	\$355,000	02 Jan 2025
 1/29 Rix St Herne Hill	2	Unit	\$381,000	17 Dec 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 18 Hilltop St Herne Hill	3	House	\$768,000	14 Dec 2024
 4/343 Church St Herne Hill	1	Unit	\$283,000	13 Dec 2024
 1/263 Church St Herne Hill	2	House	\$590,000	12 Dec 2024
 5/16 Stafford St Herne Hill	1	Unit	\$340,000	09 Dec 2024
 1/31 Ashbourne St Herne Hill	3	Unit	\$530,000	04 Dec 2024
 22 Mccurdy Rd Herne Hill	3	House	\$621,000	02 Dec 2024
 1/8 Heytesbury St HERNE HILL	1	Unit	\$340,000	29 Nov 2024
 2/1 Everett Cl Herne Hill	2	Unit	\$415,000	28 Nov 2024
 6/20 Heytesbury St Herne Hill	2	Flat/Unit/Apartment	\$305,000	25 Nov 2024
 2/388 Autumn St Herne Hill	2	Flat/Unit/Apartment	\$557,000	21 Nov 2024
 8 Maurice St Herne Hill	3	House	\$672,000	16 Nov 2024
 324 Autumn St HERNE HILL	4	House	\$1,675,000	12 Nov 2024

# Jellis Craig

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[jelliscraig.com.au](http://jelliscraig.com.au)

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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