

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.41m

Quarterly Price Change

-0.28% ↓

Median Unit Price*

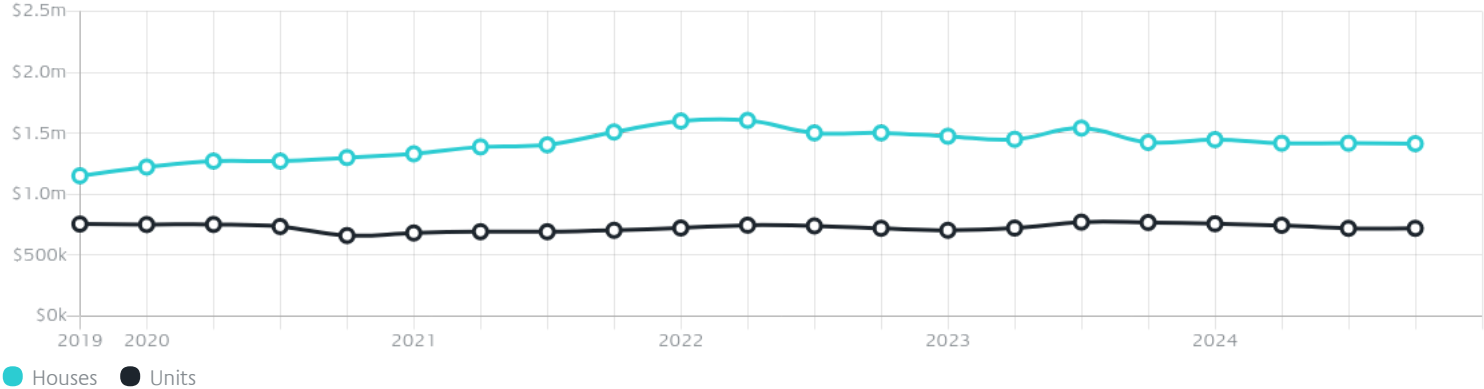
Median

\$720k

Quarterly Price Change

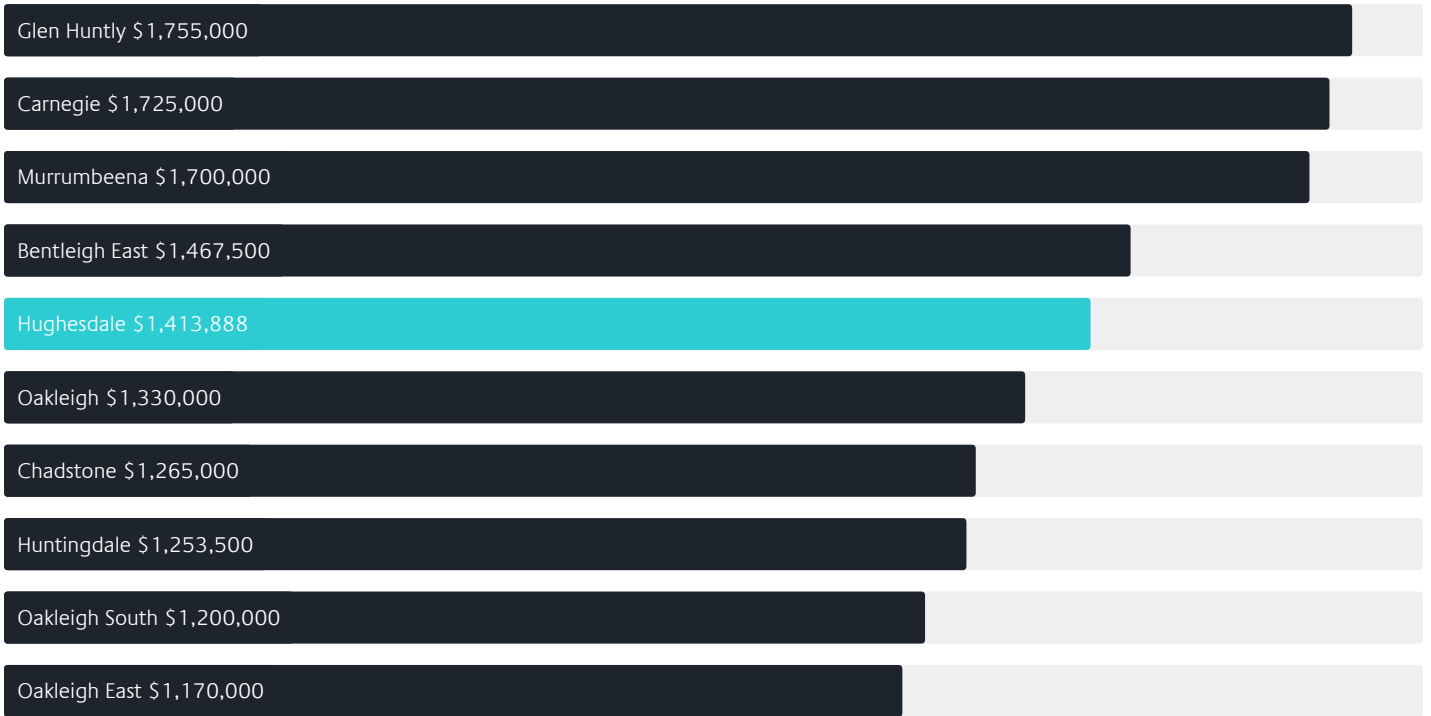
0.00% ↓

Quarterly Price Change*

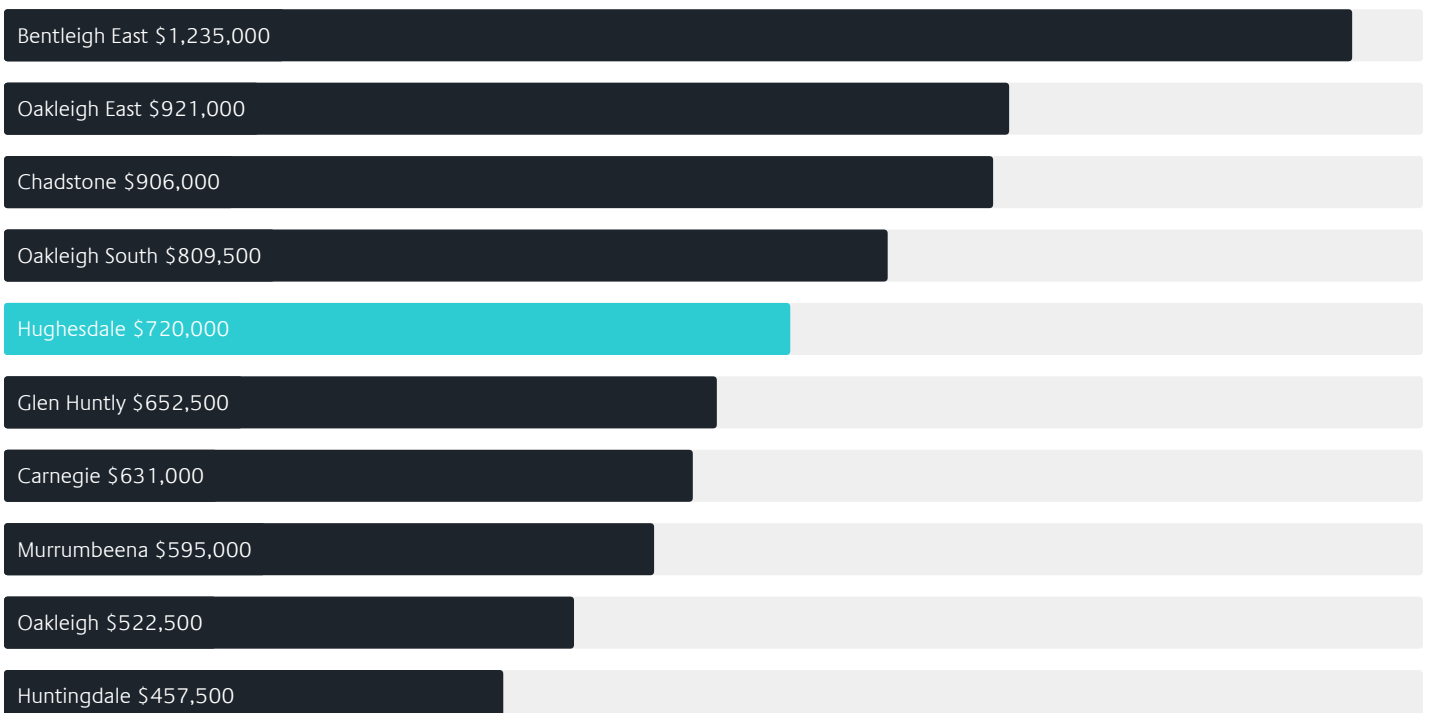


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 80%
● Private 20%

Auction Clearance Rate^{*}

100%

Median Days on Market[^]

24 days

Average Hold Period^{*}

6.9 years

Insights

Dwelling Type[^]



● Houses 54% ● Units 46%

Ownership[^]



● Owned Outright 34% ● Mortgaged 35% ● Rented 31%

Population[^]

7,563

Median Asking Rent per week^{*}

\$650

Population Growth[^]

0.09%

Rental Yield^{*}

2.48%

Median Age[^]













38 years

Median Household Size[^]













2.5 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
 49 Calembeena Av Hughesdale	3	House	\$1,710,000	29 Mar 2025
 1/97 Carlisle Cr Hughesdale	3	Unit	\$1,140,000	22 Mar 2025
 12 Euston Rd Hughesdale	3	House	\$1,700,000	22 Mar 2025
 2/1 Paget St Hughesdale	3	Unit	\$1,221,000	22 Mar 2025
 8/50 Poath Rd HUGHESDALE	2	Apartment	\$535,000	19 Mar 2025
 50 Bowen St Hughesdale	3	House	\$1,516,000	15 Mar 2025
 6 Paddington Rd Hughesdale	3	House	\$1,480,000	15 Mar 2025
 3/15 Paget St Hughesdale	2	Unit	\$745,000	15 Mar 2025
 1/5 Crewe Rd Hughesdale	2	Apartment	\$455,000	06 Mar 2025
 91 Carlisle Cr Hughesdale	4	House	\$1,552,000	01 Mar 2025
 7/16 Fellows St HUGHESDALE	2	Unit	\$742,000	22 Feb 2025
 13 Austin St HUGHESDALE	3	House	\$1,296,000	22 Feb 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 10 Rendell Ct Hughesdale	2	House	\$1,050,000	22 Feb 2025
 20 Dalston Rd Hughesdale	3	House	\$1,450,000	22 Feb 2025
 204/1344 Dandenong Rd Hughesdale	2	Apartment	\$480,000	21 Feb 2025
 2/36 Darling St HUGHESDALE	2	Townhouse	\$880,000	15 Feb 2025
 203/1344 Dandenong Rd Hughesdale	1	Apartment	\$375,000	04 Feb 2025
 3/2 Paddington Rd Hughesdale	2	Apartment	\$395,000	03 Feb 2025
 102/29-31 Swindon Rd Hughesdale	2	Apartment	\$490,000	17 Jan 2025
 25/262-274 Poath Rd Hughesdale	3	Townhouse	\$990,000	21 Dec 2024
 107 Carlisle Cr Hughesdale	3	House	\$800,000	18 Dec 2024
 27/50 Poath Rd Hughesdale	2	Apartment	\$531,000	17 Dec 2024
 12 Normanby St Hughesdale	4	House	\$2,091,000	07 Dec 2024
 10/262 Poath Rd Hughesdale	3	Flat/Unit/Apartment	\$821,000	04 Dec 2024

HUGHESDALE SUBURB REPORT

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 9 Fellows St Hughesdale	3	House	\$1,808,000	30 Nov 2024
 5/47-49 Willesden Rd Hughesdale	2	Unit	\$822,000	30 Nov 2024
 5 Rugby Rd Hughesdale	3	House	\$1,428,000	27 Nov 2024
 1125 North Rd Hughesdale	4	House	\$1,030,000	27 Nov 2024
 3/26 Maroo St Hughesdale	2	Flat/Unit/Apartment	\$450,000	18 Nov 2024
 5 Fellows St Hughesdale	4	House	\$1,752,500	16 Nov 2024
 2/149 Kangaroo Rd Hughesdale	4	Flat/Unit/Apartment	\$1,450,000	12 Nov 2024
 4/7 Carlisle Cr HUGHESDALE	2	Unit	\$770,000	09 Nov 2024
 2/25 Darling St Hughesdale	4	House	\$1,550,000	09 Nov 2024
 2/13 Eleebana Av Hughesdale	3	Unit	\$1,102,500	09 Nov 2024
 4/24 Maroo St Hughesdale	3	Unit	\$945,000	09 Nov 2024
 2/8 Skipton Rd Hughesdale	4	Townhouse	\$1,266,000	09 Nov 2024



Please contact your local Jellis Craig office

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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