

JellisCraig

HUGHESDALE

Suburb Report

Know your neighbourhood.



HUGHESDALE SUBURB REPORT

Median House Price*

Median

\$1.45m

Quarterly Price Change

3.57% ↑

Median Unit Price*

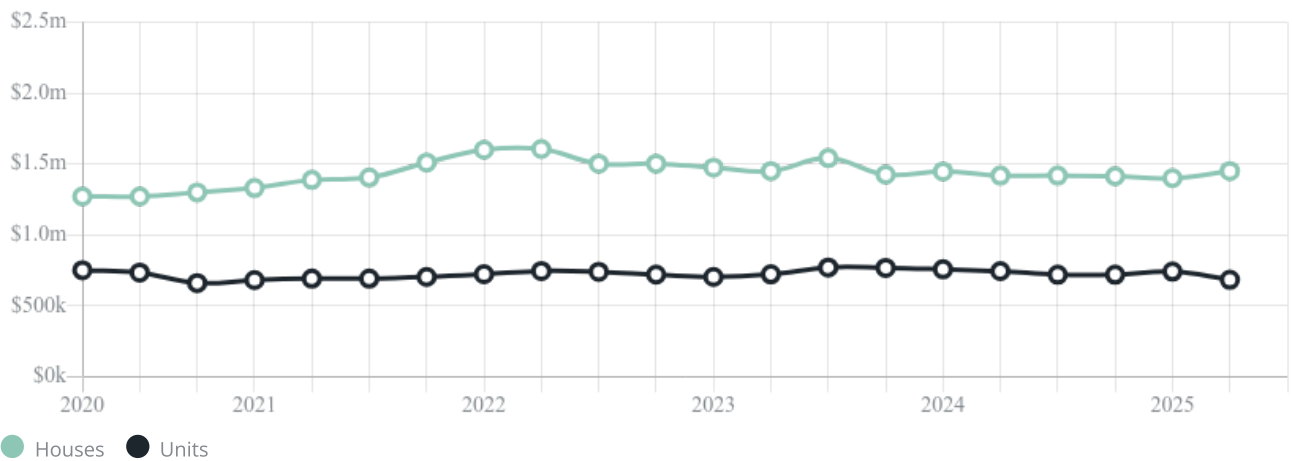
Median

\$684k

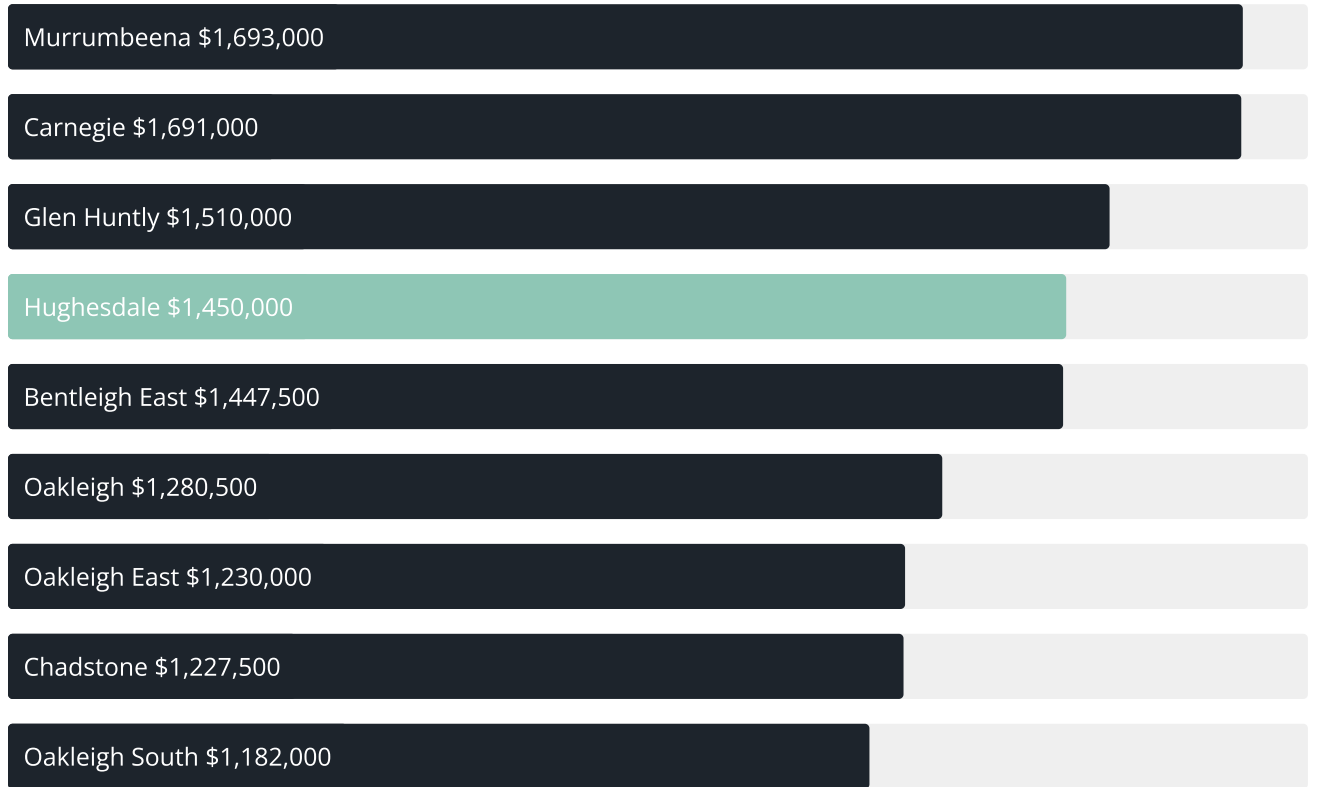
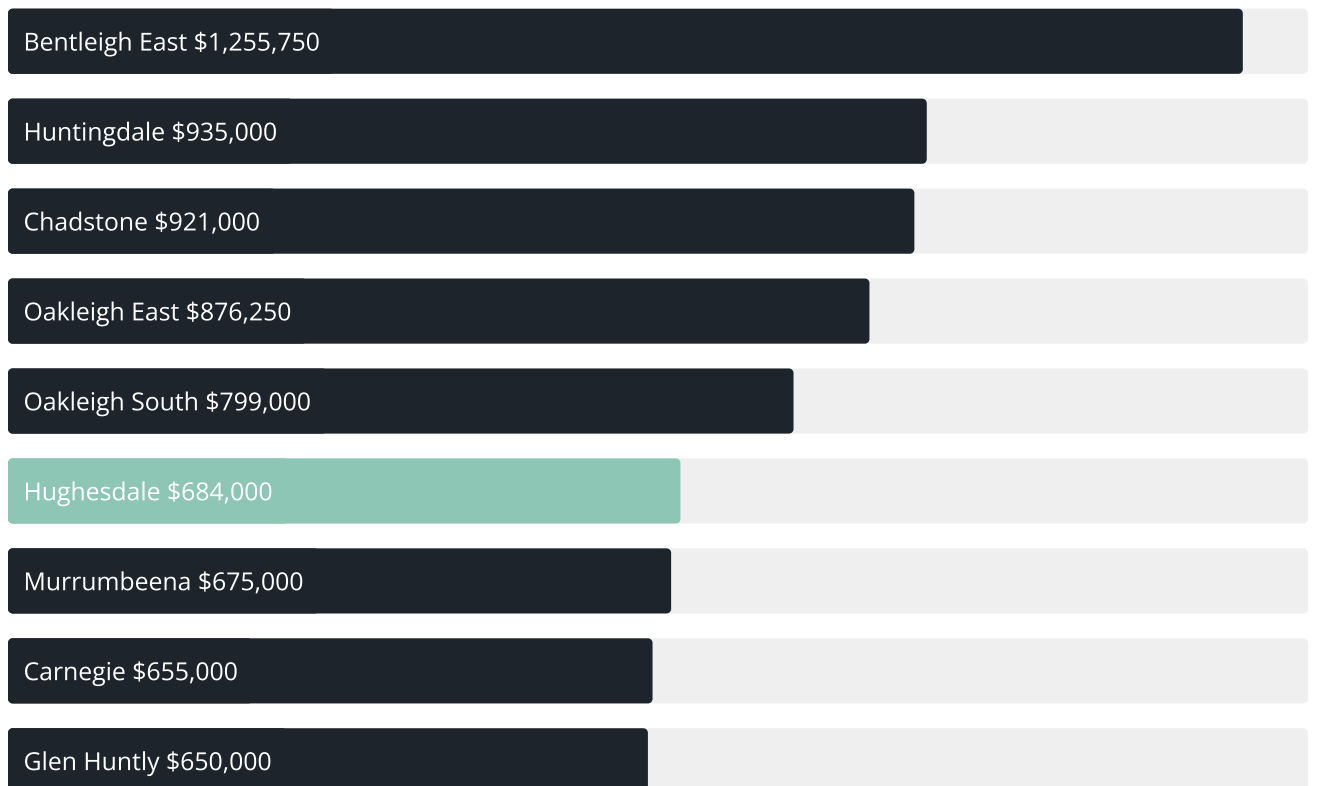
Quarterly Price Change

-7.81% ↓

Quarterly Price Change*



HUGHESDALE SUBURB REPORT

Median House Sale Price^{*}Median Unit Sale Price^{*}

HUGHESDALE SUBURB REPORT

Sale Method*



Auction Clearance Rate*

83.33%

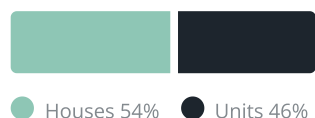
Median Days on Market^

25 days

Average Hold Period*

6.9 years

Dwelling Type^



Ownership^



Population^

7,563

Median Asking Rent per week*

\$660

Population Growth^

0.09%

Rental Yield*

2.48%

Median Age^








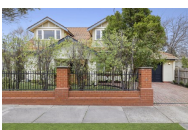

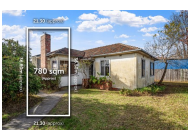
38 years

Median Household Size^











2.5 people

HUGHESDALE 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

Address	Bedrooms	Type	Price	Sold
 3/32 Poath Rd Hughesdale	2	House	\$880,000	09 Aug 2025
 8 Wilbur Cr Hughesdale	3	House	\$1,530,000	02 Aug 2025
 1/103 Willesden Rd Hughesdale	2	Townhouse	\$810,000	26 Jul 2025
 2/1 Bletchley Rd HUGHESDALE	3	Townhouse	\$948,500	26 Jul 2025
 1/2 Simmonds St HUGHESDALE	2	House	\$1,160,000	26 Jul 2025
 1/31 Darling St Hughesdale	3	House	\$1,095,000	26 Jul 2025
 2/10 Rugby Rd Hughesdale	2	Unit	\$692,000	22 Jul 2025
 12a Carlisle Cr Hughesdale	3	House	\$1,745,000	12 Jul 2025
 8/23 Willesden Rd Hughesdale	2	Strata Unit/Flat	\$375,000	30 Jun 2025
 1067 North Rd Hughesdale	3	House	\$1,021,000	28 Jun 2025

HUGHESDALE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 10/19-21 Willesden Rd Hughesdale	2	Apartment	\$530,000	27 Jun 2025
 311/28 Swindon Rd Hughesdale	2	Apartment	\$580,000	25 Jun 2025
 27 Darling St Hughesdale	3	House	\$1,690,000	18 Jun 2025
 10 Eleebana Av Hughesdale	5	House	\$2,130,000	16 Jun 2025
 4/25 Paddington Rd Hughesdale	2	Unit	\$700,000	04 Jun 2025
 25/50 Poath Rd Hughesdale	2	Apartment	\$475,000	03 Jun 2025
 93 Willesden Rd Hughesdale	4	House	\$2,000,000	31 May 2025
 2/47-49 Willesden Rd Hughesdale	2	Unit	\$811,000	31 May 2025
 45 Euston Rd Hughesdale	4	House	\$1,910,000	31 May 2025
 32 Willesden Rd Hughesdale	4	House	\$1,500,000	27 May 2025

HUGHESDALE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/10 Clapham Rd Hughesdale	3	Unit	\$1,140,000	14 May 2025
 35 Willesden Rd Hughesdale	2	House	\$1,480,000	09 May 2025
 3/7 Bletchley Rd Hughesdale	3	Townhouse	\$965,000	07 May 2025
 305/175 Kangaroo Rd Hughesdale	2	Apartment	\$575,000	30 Apr 2025
 72a Carlisle Cr Hughesdale	2	House	\$777,778	30 Apr 2025
 175 Warrigal Rd Hughesdale	3	House	\$1,020,000	28 Apr 2025
 35 Long Pl Hughesdale	3	House	\$1,025,000	17 Apr 2025
 2/52 Willesden Rd Hughesdale	3	Townhouse	\$962,000	16 Apr 2025
 102/1346 Dandenong Rd Hughesdale	2	Flat/Unit/Apartment	\$500,000	16 Apr 2025
 8/23 Swindon Rd Hughesdale	2	Unit	\$670,000	16 Apr 2025



Please contact your local Jellis Craig office

jelliscraig.com.au

Data is current as of PDF generation date 10/08/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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