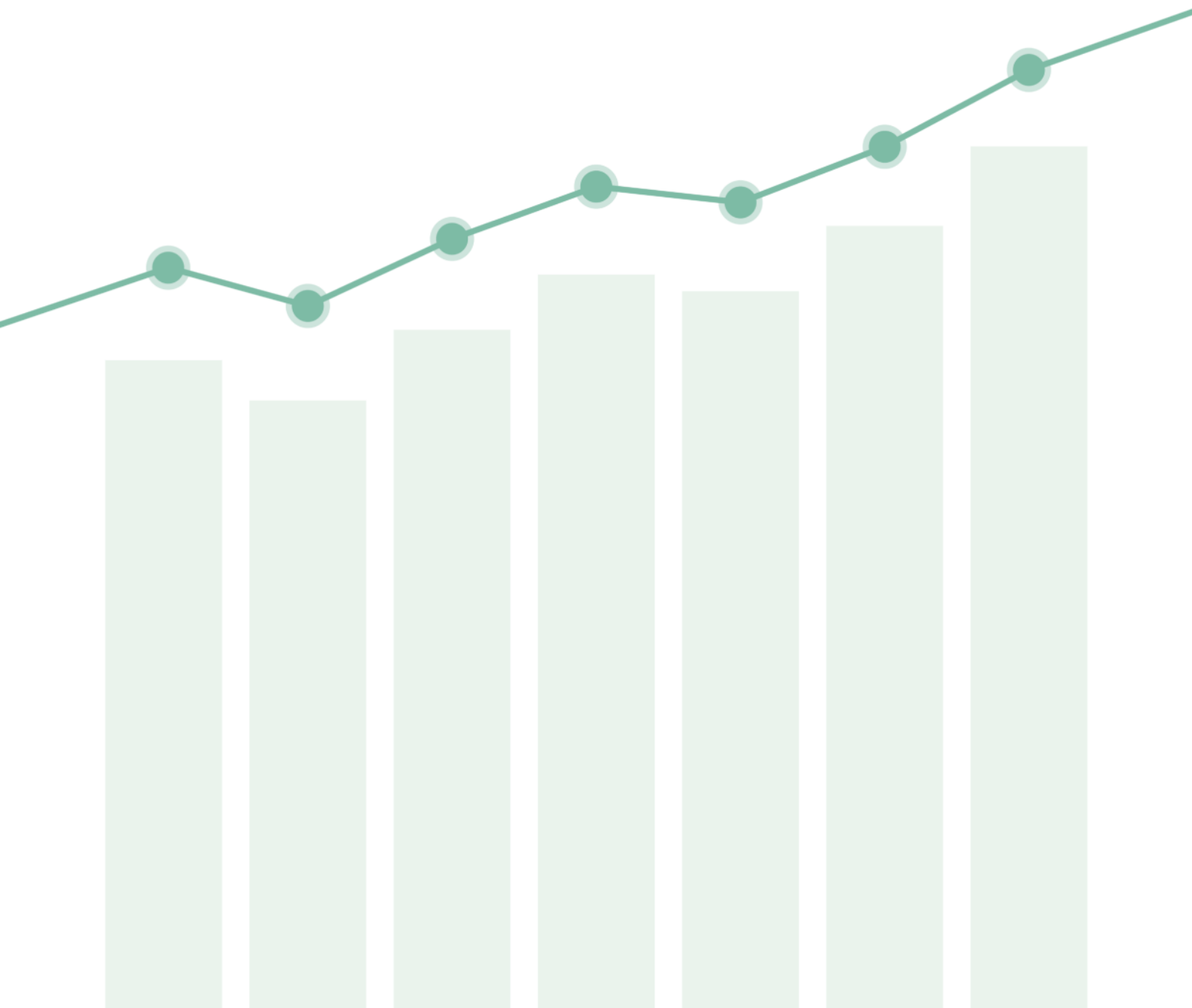


JellisCraig

HUGHESDALE

Suburb Report

Know your neighbourhood.



HUGHESDALE SUBURB REPORT

Median House Price*

Median

\$1.43m

Quarterly Price Change

-1.10% ↓

Median Unit Price*

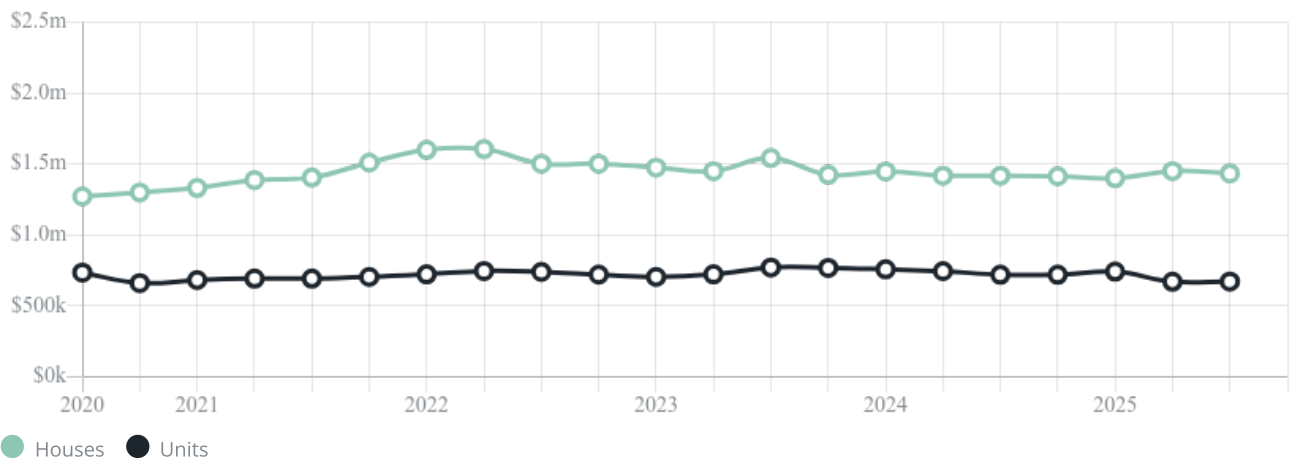
Median

\$672k

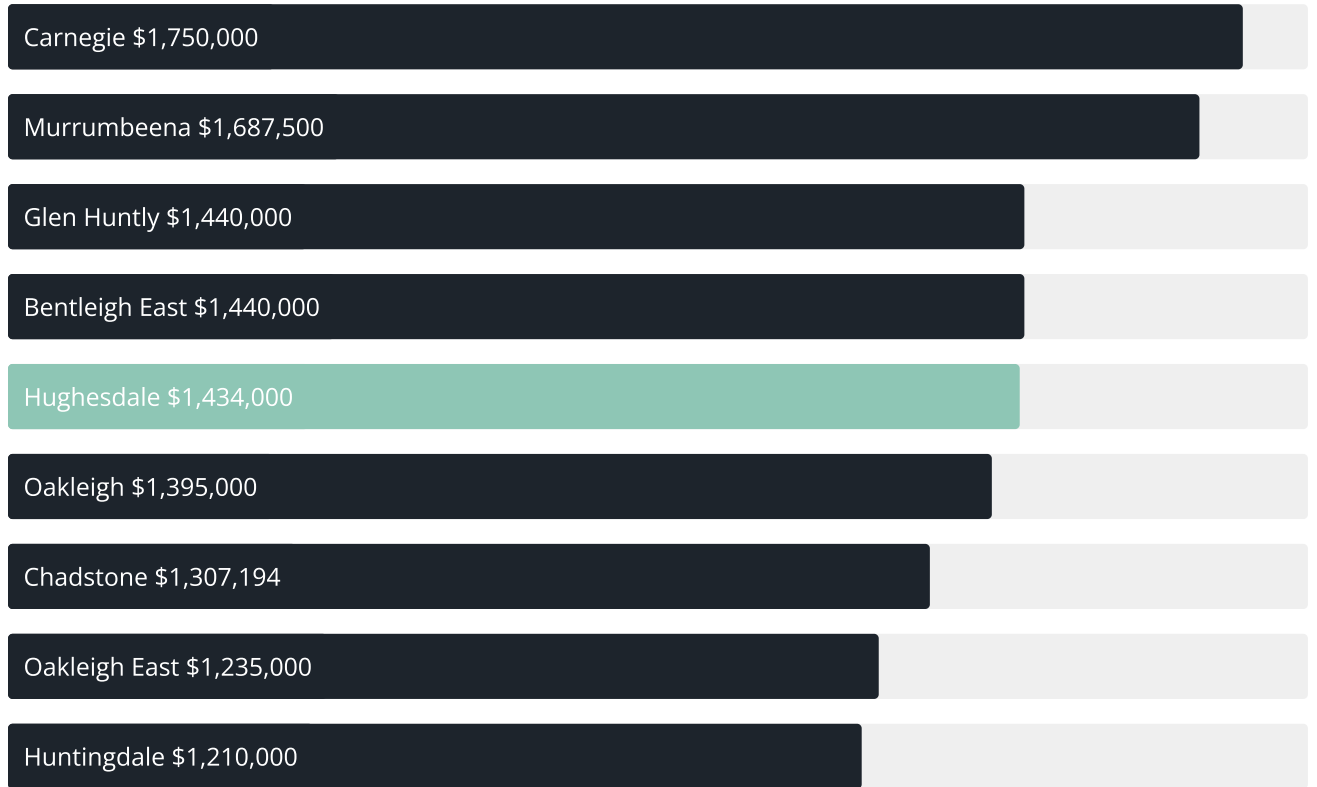
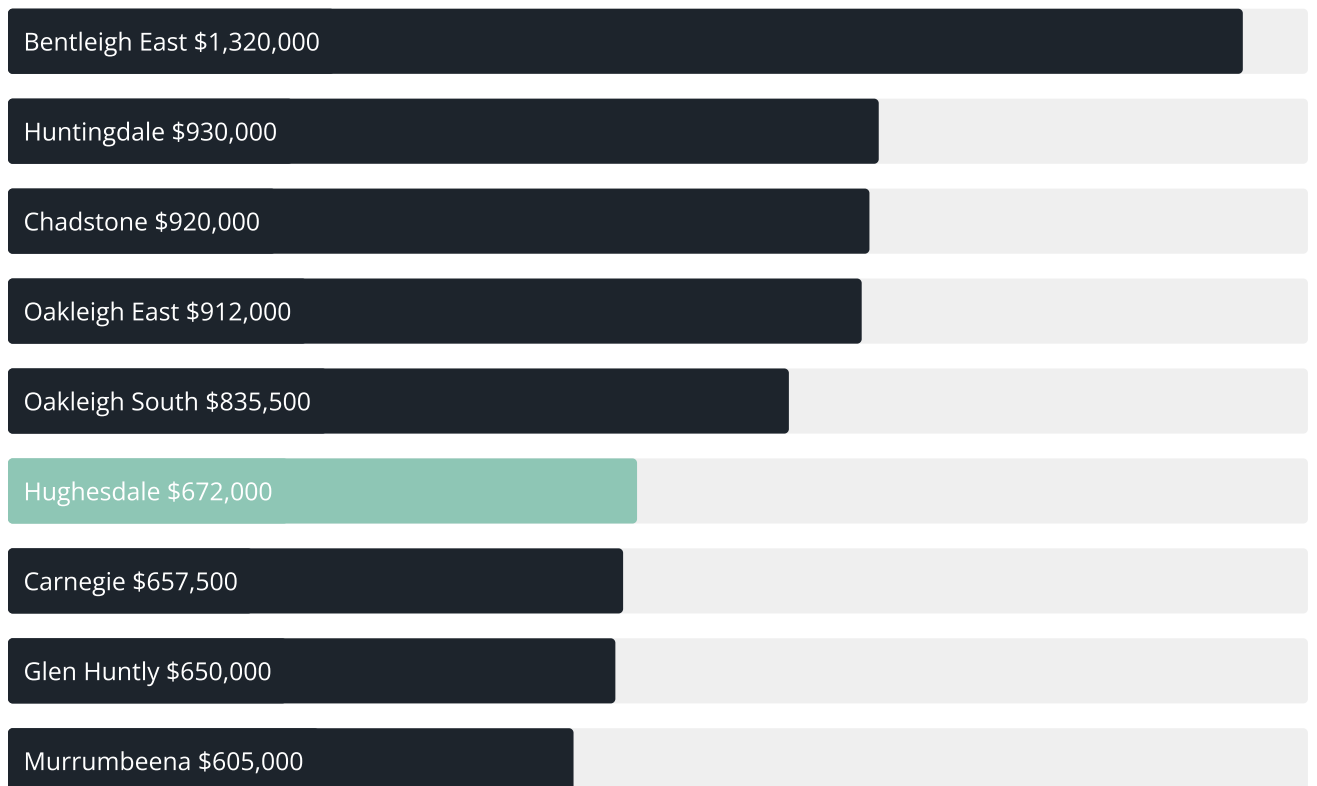
Quarterly Price Change

0.29% ↑

Quarterly Price Change*



HUGHESDALE SUBURB REPORT

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

HUGHESDALE SUBURB REPORT

Sale Method*



● Auction 64%

● Private 36%

Auction Clearance Rate*

92.59%

Median Days on Market^

25 days

Average Hold Period*

6.9 years

Dwelling Type^



● Houses 54%

● Units 46%

Ownership^



● Owned Outright 34%

● Mortgaged 35%

● Rented 31%

Population^

7,563

Median Asking Rent per week*

\$680

Population Growth^

0.09%

Rental Yield*

2.48%

Median Age^

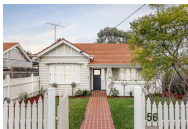
38 years

Median Household Size^

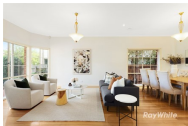
2.5 people

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
 7 Earlstown Rd HUGHESDALE	1	House	\$1,451,000	25 Oct 2025
 1A Paget St Hughesdale	5	House	\$2,000,000	22 Oct 2025
 9 Dallas Av Hughesdale	3	House	\$1,550,000	18 Oct 2025
 21 Canterbury St Hughesdale	3	House	\$1,640,000	18 Oct 2025
 56 Willesden Rd Hughesdale	4	House	\$1,652,000	16 Oct 2025
 2/166-168 Poath Rd HUGHESDALE	2	Unit	\$855,000	04 Oct 2025
 11/50 Poath Rd Hughesdale	2	Apartment	\$490,000	20 Sep 2025
 48 Latrobe St Hughesdale	4	House	\$1,215,000	20 Sep 2025
 33 Normanby St Hughesdale	3	House	\$1,350,000	20 Sep 2025
 4 Callander St Hughesdale	4	House	\$2,530,000	20 Sep 2025

HUGHESDALE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3/50 Poath Rd Hughesdale	1	Apartment	\$375,000	18 Sep 2025
 1/48 Dallas Av Hughesdale	3	Flat/Unit/Apartment	\$350,000	12 Sep 2025
 1/1087-1089 North Rd Hughesdale	2	Townhouse	\$770,000	12 Sep 2025
 13 Argyle Cl Hughesdale	5	House	\$1,828,000	06 Sep 2025
 304/1384 Dandenong Rd Hughesdale	1	Apartment	\$250,000	04 Sep 2025
 3/41 Paddington Rd Hughesdale	2	Unit	\$695,000	31 Aug 2025
 32 Simmonds St Hughesdale	3	House	\$1,460,000	30 Aug 2025
 5/14-18 Hotham St HUGHESDALE	2	Unit	\$774,000	30 Aug 2025
 11 Richardson St Hughesdale	4	House	\$1,700,000	30 Aug 2025
 10 Richardson St Hughesdale	3	House	\$1,550,000	28 Aug 2025

HUGHESDALE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1/596 Neerim Rd HUGHESDALE	2	Unit	\$672,000	20 Aug 2025
 2/23 Paddington Rd Hughesdale	2	Apartment	\$474,000	20 Aug 2025
 72 Willesden Rd Hughesdale	3	House	\$1,080,000	18 Aug 2025
 2/8 Clapham Rd Hughesdale	4	Townhouse	\$1,530,000	13 Aug 2025
 3/32 Poath Rd Hughesdale	2	House	\$880,000	09 Aug 2025
 8 Wilbur Cr Hughesdale	3	House	\$1,530,000	02 Aug 2025
 1/2 Simmonds St HUGHESDALE	2	House	\$1,160,000	26 Jul 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
 1/31 Darling St Hughesdale	3	House	\$1,095,000	26 Jul 2025



Please contact your local Jellis Craig office

jelliscraig.com.au

Data is current as of PDF generation date 01/11/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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