

JellisCraig

KALORAMA

Suburb Report

Know your neighbourhood.



KALORAMA SUBURB REPORT

Median House Price*

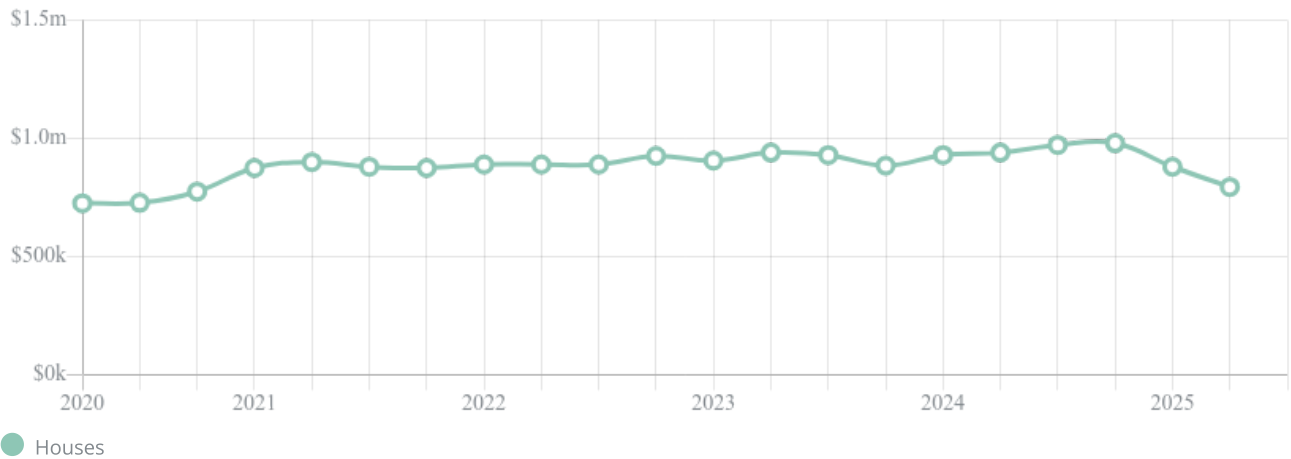
Median

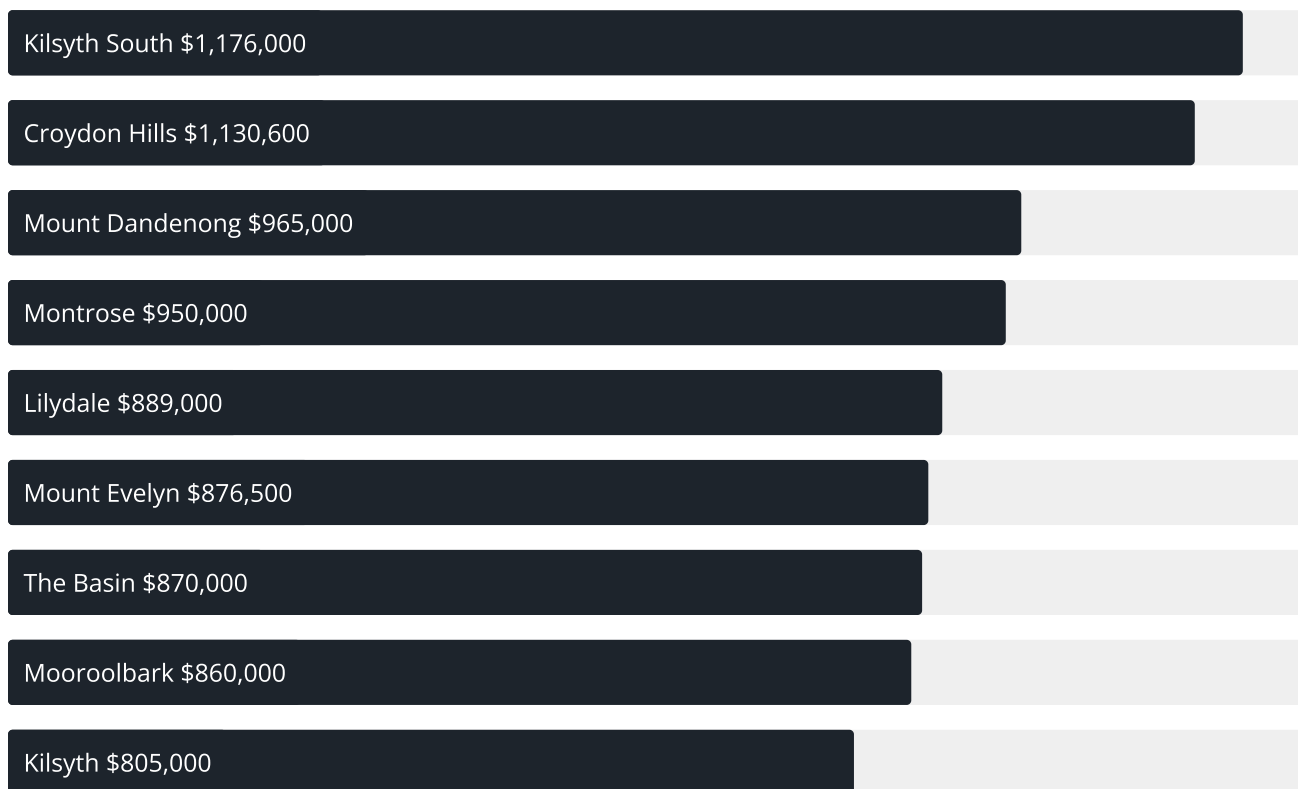
\$795k

Quarterly Price Change

-9.65%↓

Quarterly Price Change*



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

KALORAMA SUBURB REPORT

Sale Method^{*}

● Private 100%

Median Days on Market[^]

42 days

Average Hold Period^{*}

4.7 years

Dwelling Type[^]

● Houses 100% ● Units 0%

Ownership[^]

● Owned Outright 38% ● Mortgaged 59% ● Rented 3%

Population[^]

1,277

Median Asking Rent per week^{*}

\$620

Population Growth[^]

0

Rental Yield^{*}

3.55%

Median Age[^]

43 years

Median Household Size[^]

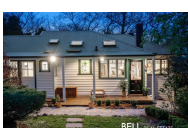
2.6 people

KALORAMA 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
 15 Hands Rd Kalorama	4	House	\$1,170,000	25 Sep 2025
 108 Inverness Rd Kalorama	3	House	\$720,000	28 Aug 2025
 7 Panorama Rd Kalorama	4	House	\$1,170,000	27 Aug 2025
 1a Erith La Kalorama	3	House	\$1,042,000	11 Aug 2025
 5 Farrington Rd Kalorama	4	House	\$875,000	11 Jul 2025
 2 Price Rd Kalorama	4	House	\$1,093,000	16 Jun 2025
 1268-1270 Mount Dandenong Tourist Rd Kalorama	3	House	\$1,230,000	11 Jun 2025
 1268 Mt Dandenong Tourist Rd Kalorama	2	House	\$1,230,000	11 Jun 2025
 70 Barbers Rd Kalorama	3	House	\$775,000	28 May 2025
 1 Jasper Rd Kalorama	4	House	\$990,000	15 May 2025

KALORAMA SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 79-81 Falls Rd Kalorama	4	House	\$1,150,000	07 May 2025
 79 Falls Rd Kalorama	4	House	\$1,150,000	06 May 2025
 1274 Mt Dandenong Tourist Rd Kalorama	4	House	\$835,000	31 Jan 2025
 80 Inverness Rd Kalorama	3	House	\$795,000	29 Jan 2025
 2 Hands Rd Kalorama	2	House	\$710,000	08 Jan 2025
 112 Inverness Rd Kalorama	3	House	\$730,000	26 Dec 2024
 2 Eileen Av Kalorama	3	House	\$770,000	23 Dec 2024
 62 Barbers Rd Kalorama	4	House	\$785,000	20 Dec 2024
 53 Falls Rd KALORAMA	5	House	\$1,450,000	05 Oct 2024



jellisraig.com.au

Data is current as of PDF generation date 01/10/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

This publication contains data, analytics, statistics and other information supplied by PROPERTYDATAONLINE PTY LTD (PropertyData). The data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.

PropertyData relies upon data supplied by third parties and while the data is checked and reviewed, PropertyData does not warrant the accuracy or completeness of the information to the full extent permitted by the law and excludes all loss or damage howsoever arising (including through negligence) in connection with the data supplied by PropertyData. The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.