

## *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

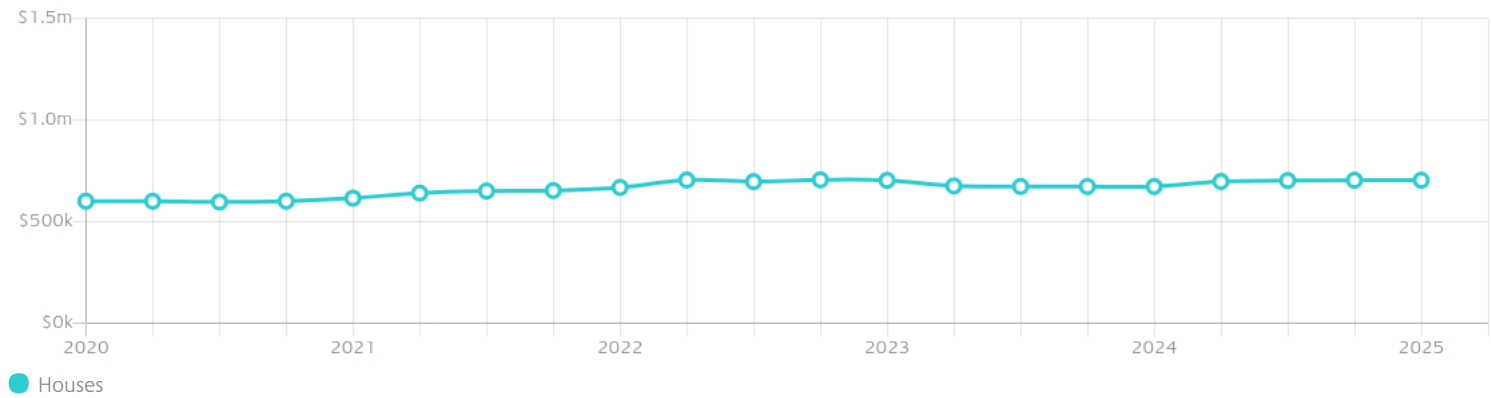
Median

**\$703k**

Quarterly Price Change

**0.00%** ↓

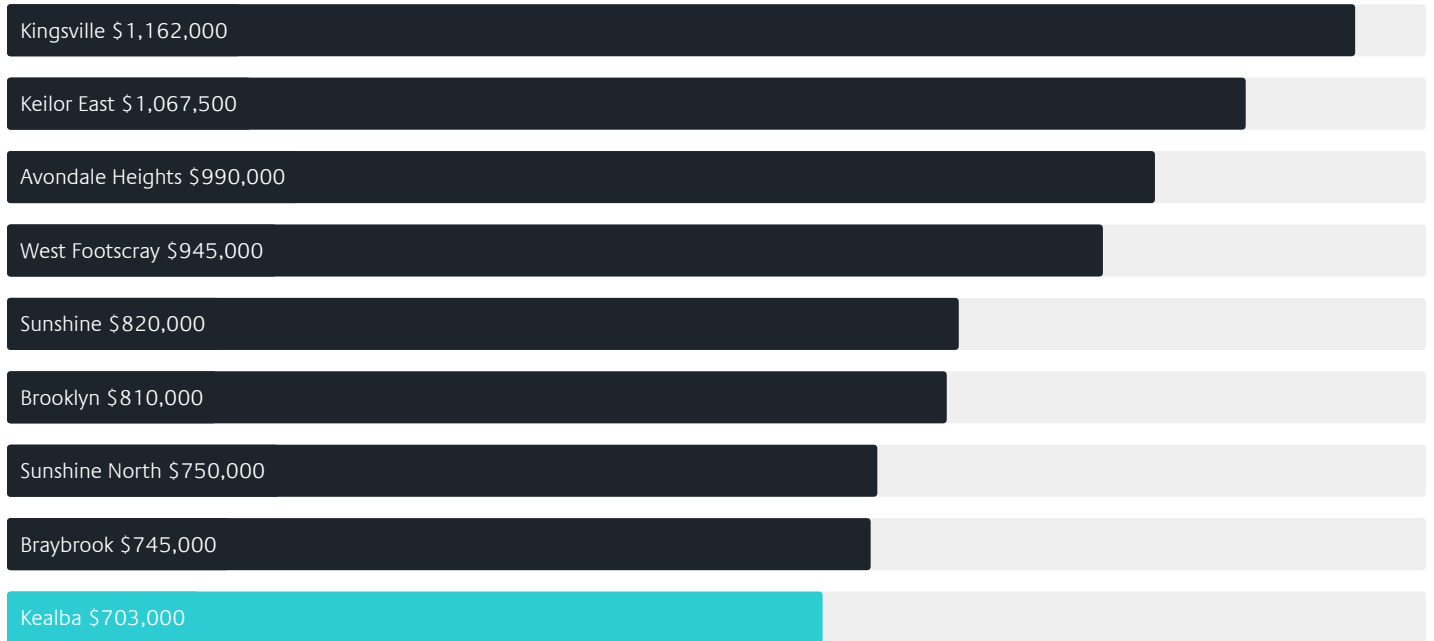
## Quarterly Price Change\*



# Surrounding Suburbs

---

## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

Sale Method<sup>\*</sup>

● Auction 40%  
● Private 60%

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

75%

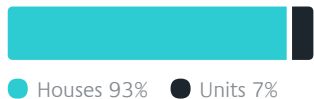
Median Days on Market<sup>^</sup>

42 days

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

9.5 years

## Insights

Dwelling Type<sup>^</sup>

● Houses 93% ● Units 7%

Ownership<sup>^</sup>

● Owned Outright 43% ● Mortgaged 42% ● Rented 14%

Population<sup>^</sup>

3,226

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

\$480

Population Growth<sup>^</sup>

1.00%

Rental Yield<sup>\*</sup>

3.49%

Median Age<sup>^</sup>













39 years

Median Household Size<sup>^</sup>













2.7 people

# Sold Properties~










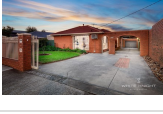
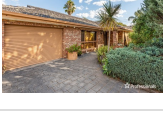

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisicraig.com.au/suburbinsights](https://jellisicraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 91 Rowan Dr Kealba	4	House	\$1,042,000	30 Apr 2025
 14 Bradwell St Kealba	3	House	\$793,500	30 Apr 2025
 11 Luton Ct Kealba	3	House	\$680,000	11 Apr 2025
 2 Chilterns Ct Kealba	3	House	\$680,000	19 Mar 2025
 10 Elstree Ct KEALBA	3	House	\$710,000	15 Mar 2025
 14 Georgia Pl Kealba	3	Townhouse	\$410,000	04 Mar 2025
 37 Harefield Cr Kealba	4	House	\$960,000	19 Feb 2025
 148b Green Gully Rd Kealba	4	House	\$758,000	08 Feb 2025
 31a Driscolls Rd Kealba	3	House	\$640,000	06 Feb 2025
 11 Chilterns Ct Kealba	4	House	\$705,000	05 Feb 2025
 71b Rowan Dr Kealba	2	Townhouse	\$570,000	30 Jan 2025
 55 Driscolls Rd Kealba	4	House	\$640,000	22 Jan 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 122 Driscolls Rd Kealba	4	House	\$660,000	08 Jan 2025
 13 Driscolls Rd Kealba	4	House	\$700,000	05 Jan 2025
 17 Mcshane Dr Kealba	4	House	\$740,000	17 Dec 2024
 112 Green Gully Rd Kealba	5	House	\$800,000	11 Dec 2024
 1 Locharn Ct Kealba	4	House	\$650,000	06 Dec 2024
 53 Stenson Rd Kealba	3	House	\$735,000	28 Nov 2024
 13 Woburn Cl Kealba	4	House	\$765,000	27 Nov 2024
 5 Hedgeley Rd Kealba	3	House	\$661,000	25 Nov 2024
 134 Green Gully Rd Kealba	4	House	\$710,500	21 Nov 2024
 138 Green Gully Rd Kealba	4	House	\$650,000	12 Nov 2024
 7 Hadley Cl Kealba	3	House	\$840,000	01 Nov 2024
 190 Sunshine Av Kealba	4	House	\$675,000	31 Oct 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 174 Sunshine Av Kealba	3	House	\$630,000	26 Oct 2024
 4 Driscolls Rd Kealba	4	House	\$785,000	26 Oct 2024
 4 Valewood Dr Kealba	5	House	\$735,000	12 Oct 2024
 85 Driscolls Rd Kealba	3	House	\$650,000	07 Oct 2024
 5 Longford Ct Kealba	3	House	\$650,000	30 Sep 2024
 8 Pulsar Pl Kealba	4	House	\$933,000	02 Sep 2024
 7 Mcshane Dr Kealba	4	House	\$655,000	31 Aug 2024
 11 Bundeena Av Kealba	3	House	\$820,000	31 Aug 2024
 2 Donnelly Ct Kealba	3	House	\$650,000	21 Aug 2024
 160 Sunshine Av Kealba	3	House	\$700,000	20 Aug 2024
 6 Edgeware Cl Kealba	4	House	\$660,000	10 Aug 2024
 12 Donnelly Ct Kealba	4	House	\$748,000	02 Aug 2024



Moonee Valley Office  
Level 1, 1070 Mt Alexander Road, Essendon  
03 9379 2000

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

Data is current as of PDF generation date 01/05/2025

\* 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.