

# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

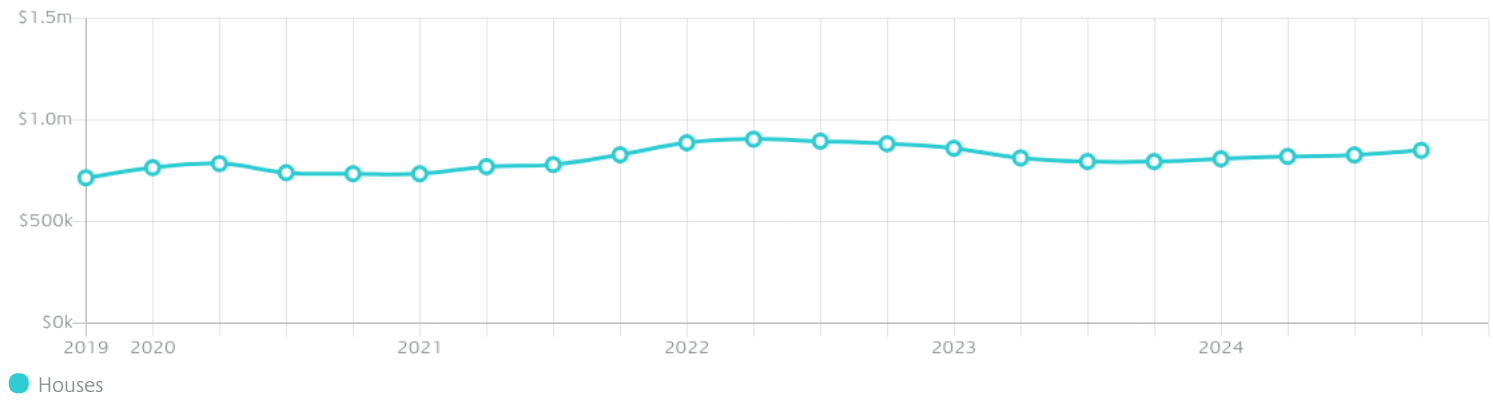
Median

**\$850k**

Quarterly Price Change

**2.71% ↑**

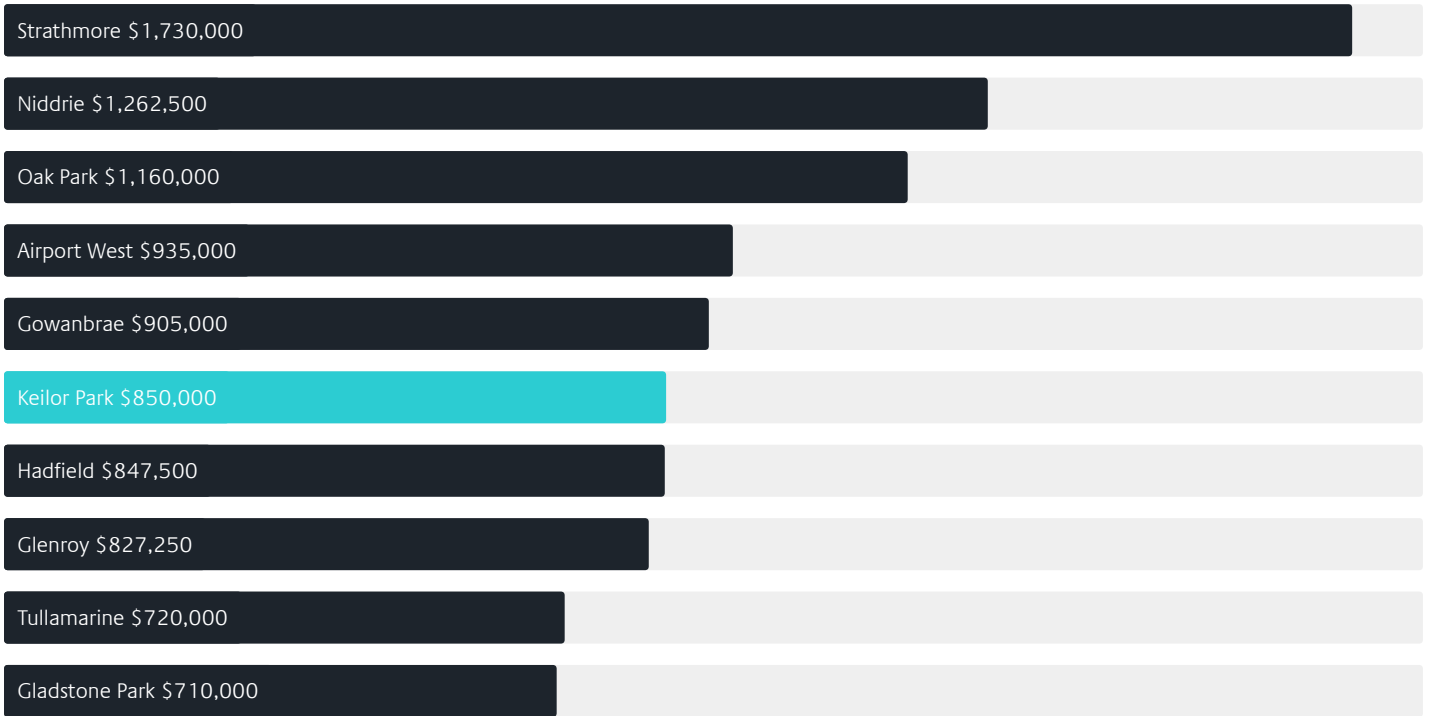
## Quarterly Price Change\*



# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

## Sale Method<sup>\*</sup>



● Auction 57%  
● Private 43%

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

100%

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

32 days

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

8.7 years

# Insights

## Dwelling Type<sup>^</sup>



● Houses 88% ● Units 12%

## Ownership<sup>^</sup>



● Owned Outright 52% ● Mortgaged 34% ● Rented 14%

## Population<sup>^</sup>

2,684

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

\$525

## Population Growth<sup>^</sup>

-1.29%

## Rental Yield<sup>\*</sup>

3.21%

## Median Age<sup>^</sup>







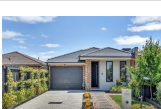
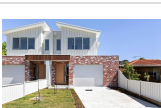




44 years

## Median Household Size<sup>^</sup>













2.6 people

# Sold Properties~









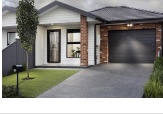


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisicraig.com.au/suburbinsights](http://jellisicraig.com.au/suburbinsights)

| Address  | Bedrooms | Type      | Price       | Sold        |
|--|----------|-----------|-------------|-------------|
|  2/14 Swan St<br>Keilor Park   | 3        | Unit      | \$745,000   | 01 Mar 2025 |
|  1 Russelton St<br>Keilor Park | 4        | House     | \$1,090,000 | 21 Feb 2025 |
|  7 Flinders St<br>Keilor Park  | 3        | House     | \$760,000   | 12 Feb 2025 |
|  61 Eliza St<br>Keilor Park    | 3        | House     | \$772,000   | 31 Dec 2024 |
|  42 Swan St<br>KEILOR PARK   | 3        | House     | \$790,000   | 19 Dec 2024 |
|  10 Sell St<br>Keilor Park   | 3        | House     | \$762,500   | 14 Dec 2024 |
|  9a Market St<br>Keilor Park | 3        | House     | \$880,000   | 12 Dec 2024 |
|  51a Swan St<br>Keilor Park  | 4        | Townhouse | \$1,175,000 | 07 Dec 2024 |
|  76 Eliza St<br>KEILOR PARK  | 3        | House     | \$785,000   | 03 Dec 2024 |
|  39 Swan St<br>KEILOR PARK   | 3        | House     | \$800,000   | 03 Dec 2024 |
|  71 Eliza St<br>Keilor Park  | 4        | House     | \$850,000   | 18 Nov 2024 |
|  29 Erebus St<br>Keilor Park | 3        | House     | \$808,500   | 16 Nov 2024 |

# Sold Properties~

| Address   | Bedrooms | Type  | Price       | Sold        |
|---|----------|-------|-------------|-------------|
|  15 Snow St<br>Keilor Park        | 4        | House | \$930,000   | 16 Nov 2024 |
|  16 William St<br>Keilor Park     | 4        | House | \$980,000   | 16 Nov 2024 |
|  9 Snow St<br>Keilor Park         | 3        | House | \$750,000   | 16 Nov 2024 |
|  6 Spence St<br>Keilor Park       | 4        | House | \$1,130,000 | 16 Nov 2024 |
|  46 Spence St<br>Keilor Park     | 4        | House | \$850,000   | 19 Oct 2024 |
|  8 Kingston St<br>Keilor Park   | 3        | House | \$845,000   | 10 Oct 2024 |
|  39 Adrienne Cl<br>Keilor Park  | 3        | House | \$755,000   | 05 Oct 2024 |
|  4 Carolyn Ct<br>Keilor Park    | 4        | House | \$751,000   | 24 Sep 2024 |
|  31 Spence St<br>Keilor Park    | 4        | House | \$960,000   | 07 Sep 2024 |
|  15 Flinders St<br>Keilor Park  | 3        | House | \$782,000   | 07 Sep 2024 |
|  24 Collinson St<br>Keilor Park | 3        | House | \$925,000   | 07 Sep 2024 |
|  22 Collinson St<br>Keilor Park | 3        | House | \$920,000   | 12 Aug 2024 |

# Sold Properties~

| Address   | Bedrooms | Type  | Price     | Sold        |
|---|----------|-------|-----------|-------------|
|  39 Spence St<br>Keilor Park        | 3        | House | \$741,000 | 27 Jul 2024 |
|  19 Quinella Cl<br>Keilor Park      | 3        | House | \$750,000 | 13 Jul 2024 |
|  40 Victory St<br>Keilor Park       | 3        | House | \$765,000 | 10 Jul 2024 |
|  77 Spence St<br>Keilor Park        | 3        | House | \$840,000 | 01 Jul 2024 |
|  38 Flinders St<br>Keilor Park     | 2        | House | \$650,000 | 26 Jun 2024 |
|  578b Fullarton Rd<br>Keilor Park | 3        | House | \$800,000 | 30 May 2024 |
|  564 Fullarton Rd<br>Keilor Park  | 3        | House | \$691,000 | 24 May 2024 |
|  9 William St<br>Keilor Park      | 4        | House | \$851,000 | 14 May 2024 |
|  9b Queensberry St<br>Keilor Park | 3        | House | \$885,000 | 14 May 2024 |
|  9b Market St<br>Keilor Park      | 3        | House | \$861,000 | 07 May 2024 |
|  5 Market St<br>Keilor Park       | 3        | House | \$875,000 | 29 Apr 2024 |

# Jellis Craig

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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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