

# *Suburb Report*

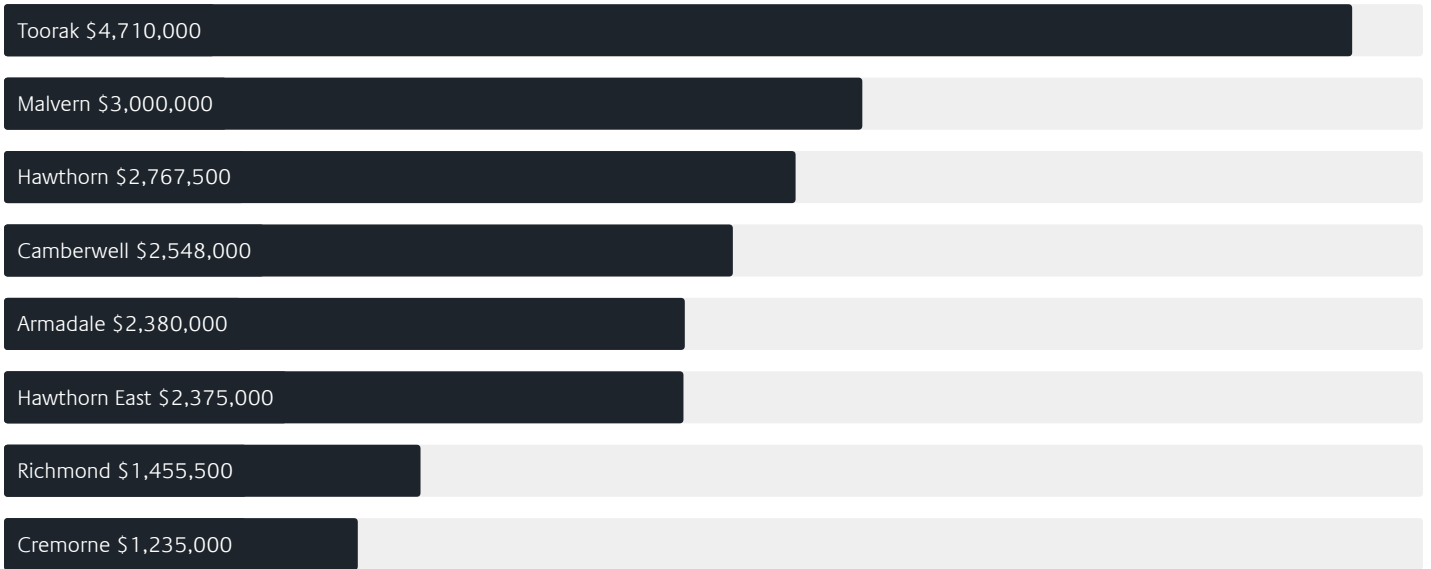
Know your neighbourhood.



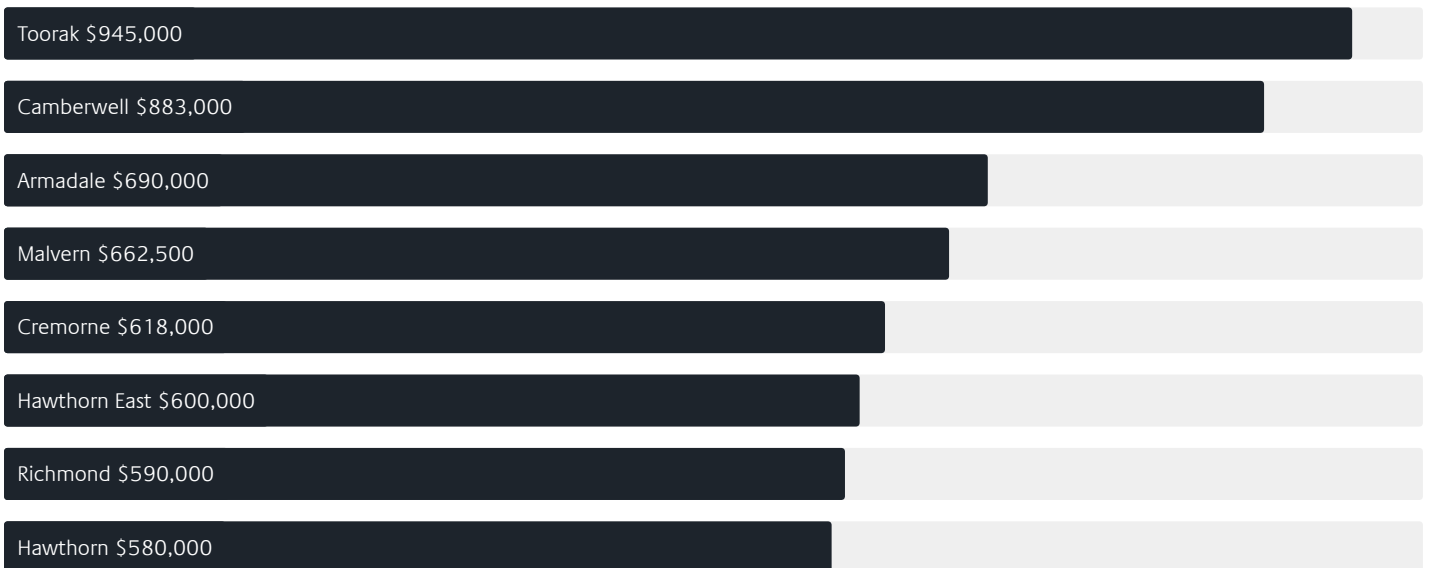
# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

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



● Private 100%

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

6.9 years

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# Insights

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



● Houses 44% ● Units 56%

## Ownership<sup>^</sup>



● Owned Outright 48% ● Mortgaged 33% ● Rented 20%

## Population<sup>^</sup>

842

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

\$895

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

3.06%

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

2.09%

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

44 years

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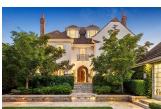



## Median Household Size<sup>^</sup>

2.5 people






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# 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 [jellisraig.com.au/suburbinsights](http://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 2/687 Toorak Rd Kooyong	2	Strata Unit/Flat	\$735,000	28 Dec 2024
 4/687 Toorak Rd Kooyong	2	Unit	\$637,500	28 Nov 2024
 4 Moralla Rd Kooyong	6	House	\$6,800,000	29 Aug 2024
 31 Avenel Rd Kooyong	4	House	\$3,260,000	23 Aug 2024
 4/723 Toorak Rd Kooyong	2	Unit	\$760,000	24 Jul 2024
 33 Talbot Cr Kooyong	4	House	\$4,818,000	05 Jul 2024
 5 Monaro Cl Kooyong	4	House	\$3,680,000	22 Jun 2024
 202/723 Toorak Rd Kooyong	2	Apartment	\$675,000	22 May 2024
 4 Mernda Rd Kooyong	5	House	\$9,028,800	09 May 2024
 12/414 Glenferrie Rd Kooyong	3	Apartment	\$885,000	03 May 2024
 23 Talbot Cr Kooyong	4	House	\$5,465,000	01 May 2024
 3/449 Glenferrie Rd Kooyong	2	Strata Unit/Flat	\$900,000	23 Apr 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 4/430 Glenferrie Rd Kooyong	2	Apartment	\$1,351,500	23 Mar 2024
 1/17 Talbot Cr Kooyong	3	Townhouse	\$1,850,000	20 Mar 2024
 104 Elizabeth St Kooyong	4	House	\$1,574,000	16 Mar 2024
 11 Talbot Cr Kooyong	3	House	\$2,230,000	16 Mar 2024
 1/1 Monaro Rd Kooyong	4	House	\$1,665,500	07 Mar 2024

# Jellis Craig

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Data is current as of PDF generation date 01/03/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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