

## *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$900k**

Quarterly Price Change

**-19.64% ↓**

## Median Unit Price\*

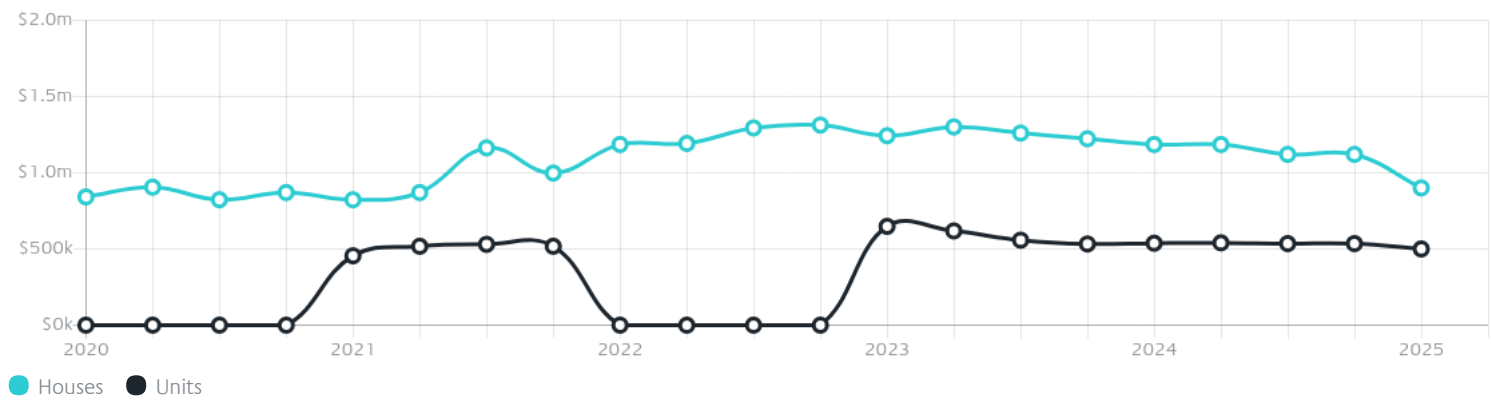
Median

**\$500k**

Quarterly Price Change

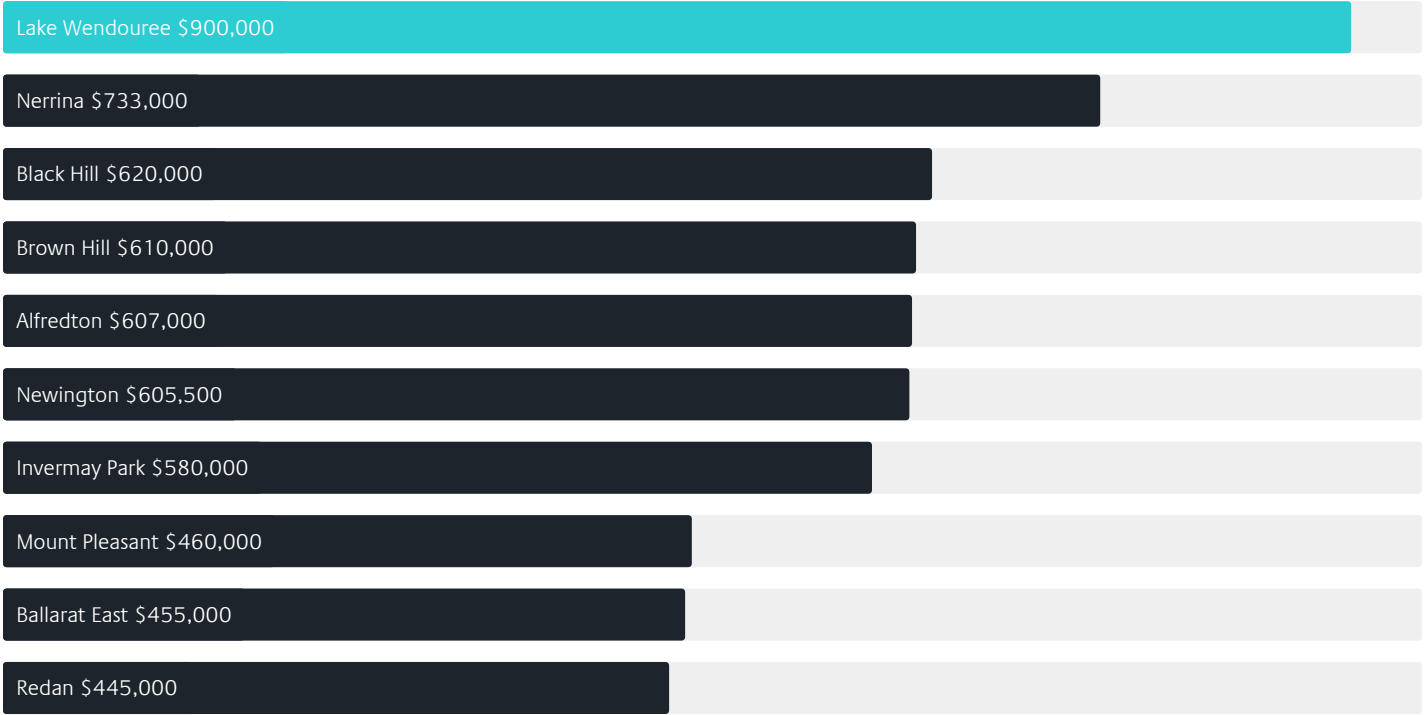
**-6.54% ↓**

## Quarterly Price Change\*

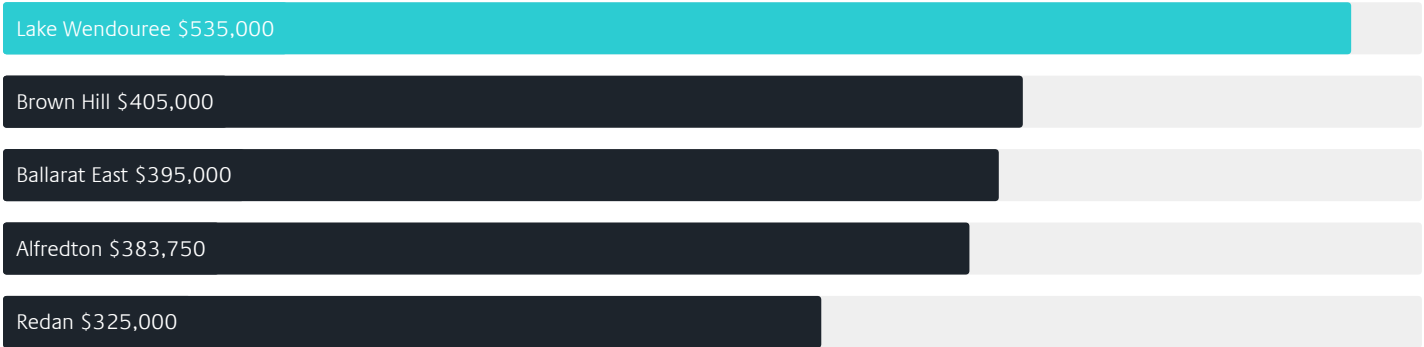


# Surrounding Suburbs

## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

Sale Method<sup>\*</sup>



● Private 100%

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

80 days

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

5.2 years

## Insights

Dwelling Type<sup>^</sup>



● Houses 79% ● Units 21%

Ownership<sup>^</sup>



● Owned Outright 55% ● Mortgaged 24% ● Rented 20%

Population<sup>^</sup>

2,878

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

\$405

Population Growth<sup>^</sup>

-0.14%

Rental Yield<sup>\*</sup>

1.84%

Median Age<sup>^</sup>













53 years

Median Household Size<sup>^</sup>













2.2 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
 2/1304a Gregory St Lake Wendouree	2	Unit	\$680,000	16 May 2025
 472 Wendouree Pde Lake Wendouree	4	House	\$2,970,000	16 May 2025
 5 Lexton St Lake Wendouree	3	House	\$500,000	07 May 2025
 307a Wendouree Pde Lake Wendouree	2	Townhouse	\$900,000	07 May 2025
 417 Drummond St.N Lake Wendouree	3	House	\$600,000	06 May 2025
 3 Dowling St Lake Wendouree	3	House	\$1,300,000	28 Apr 2025
 10 Parker St Lake Wendouree	4	House	\$1,565,000	22 Apr 2025
 21a Grove St Lake Wendouree	4	House	\$1,300,000	09 Apr 2025
 5/1015a gregory St Lake Wendouree	3	Unit	\$472,500	04 Apr 2025
 5 Elliott St Lake Wendouree	5	House	\$1,925,000	04 Apr 2025
 201b Burnbank St Lake Wendouree	3	House	\$545,000	03 Apr 2025
 7a Lexton St Lake Wendouree	2	Townhouse	\$410,000	30 Mar 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 25 Burnbank St Lake Wendouree	5	House	\$3,000,000	29 Mar 2025
 1C/18 Wendouree Pde Lake Wendouree	2	Townhouse	\$585,000	28 Mar 2025
 126 Burnbank St Lake Wendouree	3	House	\$490,000	21 Mar 2025
 9 St Aidans Dr Lake Wendouree	3	House	\$820,000	20 Mar 2025
 1021 Gregory St Lake Wendouree	4	House	\$620,000	14 Mar 2025
 1108 Gregory St Lake Wendouree	3	House	\$650,000	14 Mar 2025
 11/464 Wendouree Pde Lake Wendouree	2	Townhouse	\$510,000	09 Mar 2025
 1125 Gregory St Lake Wendouree	4	House	\$800,000	06 Mar 2025
 2/1015a Gregory St Lake Wendouree	3	Townhouse	\$472,500	25 Feb 2025
 2/1430 Gregory St Lake Wendouree	3	House	\$620,000	03 Feb 2025
 4/1110 Gregory St LAKE WENDOUREE	2	Unit	\$369,000	24 Jan 2025
 6/1015a Gregory St Lake Wendouree	2	Unit	\$392,500	23 Jan 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 8/1015a Gregory St Lake Wendouree	4	Flat/Unit/Apartment	\$495,000	15 Jan 2025
 111 Wendouree Pde Lake Wendouree	2	House	\$2,300,000	07 Jan 2025
 18 Burnbank St Lake Wendouree	3	House	\$650,000	23 Dec 2024
 1a Elliott St LAKE WENDOUREE	5	House	\$1,525,000	16 Dec 2024
 1/30 Burnbank St Lake Wendouree	2	Unit	\$450,000	04 Dec 2024
 405 Drummond St.N LAKE WENDOUREE	3	House	\$730,000	21 Nov 2024
 5/1352 Gregory St Lake Wendouree	3	Townhouse	\$420,000	19 Nov 2024
 22 Alfred St Lake Wendouree	3	House	\$1,850,000	09 Nov 2024
 1/1a Elliott St Lake Wendouree	4	Flat/Unit/Apartment	\$1,525,000	06 Nov 2024
 404 Wendouree Pde Lake Wendouree	3	House	\$2,055,000	25 Oct 2024
 2/3 Burnbank St Lake Wendouree	2	House	\$425,000	24 Oct 2024
 12 Dawsons Av Lake Wendouree	3	House	\$1,250,000	24 Oct 2024



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

Data is current as of PDF generation date 01/06/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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