

## *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$867k**

Quarterly Price Change

**-0.34% ↓**

## Median Unit Price\*

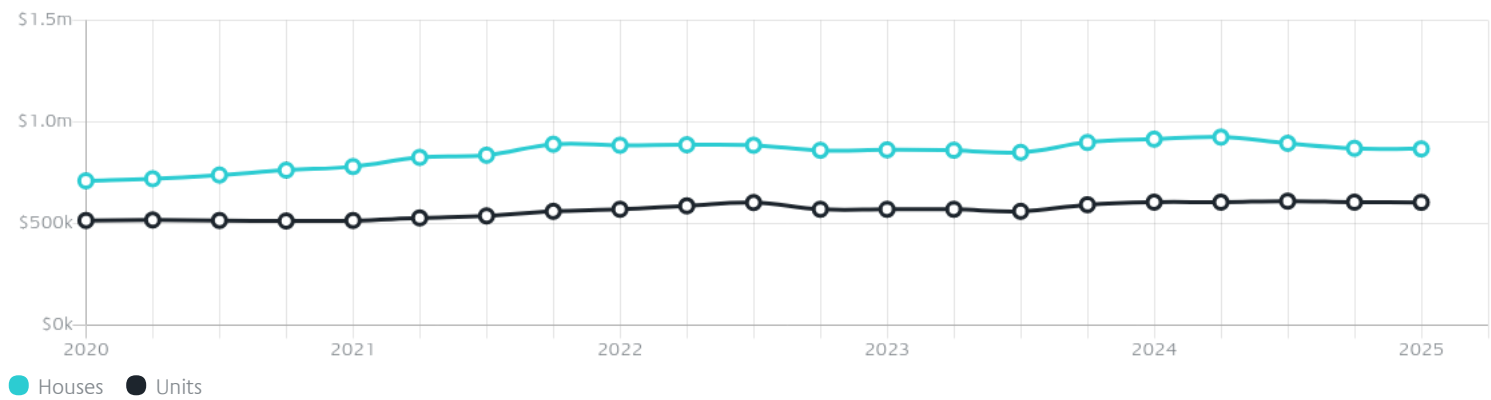
Median

**\$604k**

Quarterly Price Change

**-0.16% ↓**

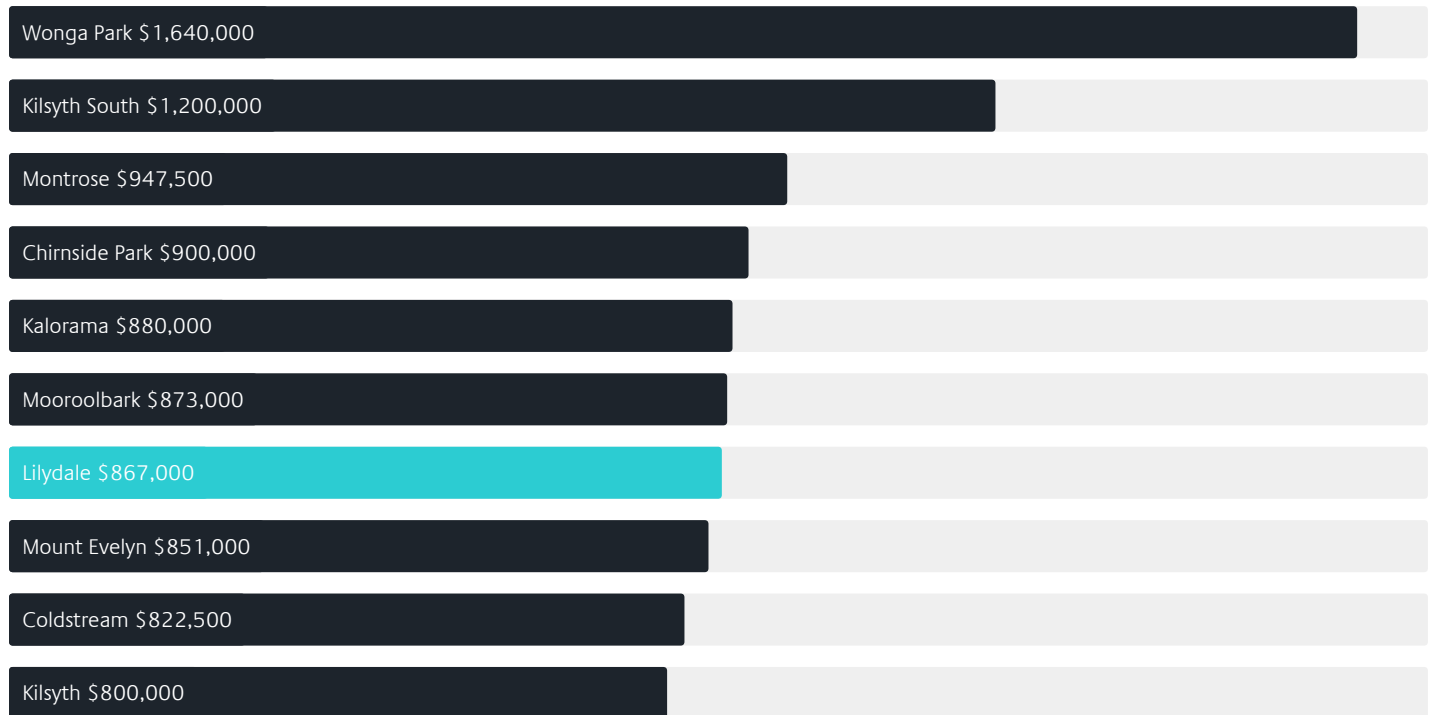
## Quarterly Price Change\*



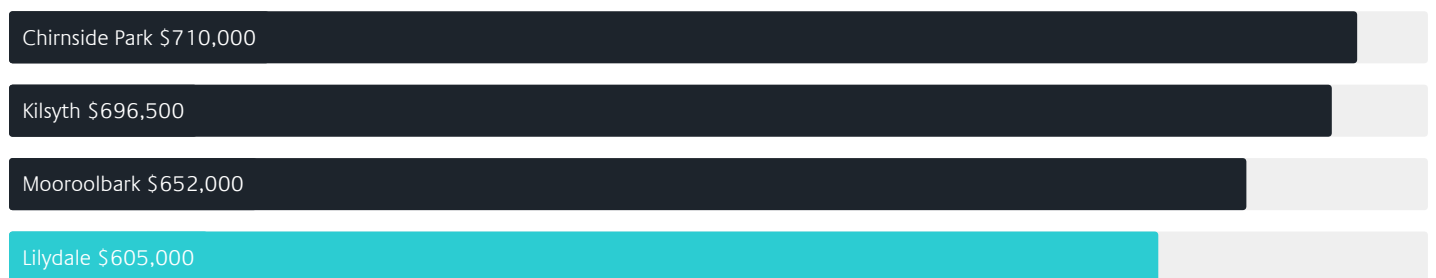
# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

Sale Method\*



● Auction 5%  
● Private 95%

Auction Clearance Rate\*

100%

Median Days on Market^

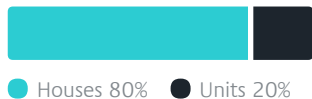
23 days

Average Hold Period\*

7.3 years

## Insights

Dwelling Type^



● Houses 80% ● Units 20%

Ownership^



● Owned Outright 36% ● Mortgaged 48% ● Rented 16%

Population^

17,348

Median Asking Rent per week\*

\$600

Population Growth^

4.94%

Rental Yield\*

3.3%

Median Age^









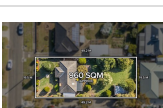


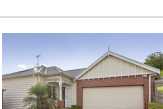
40 years

Median Household Size^










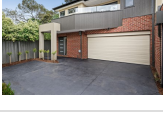


2.5 people

# Sold Properties~










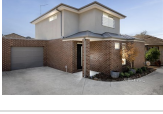


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisicraig.com.au/suburbinsights](https://jellisicraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 69 Britannia Way Lilydale	3	House	\$800,000	31 May 2025
 2 Patel Cl Lilydale	3	Townhouse	\$675,000	30 May 2025
 564-566 Maroondah Hwy Lilydale	3	House	\$1,251,000	26 May 2025
 37 Eucalypt Dr Lilydale	4	House	\$1,150,000	26 May 2025
 5 Union Rd Lilydale	4	House	\$986,000	24 May 2025
 27 Summit Rd Lilydale	5	House	\$821,000	24 May 2025
 4/17 Gardiner St Lilydale	2	Townhouse	\$549,950	21 May 2025
 3/17 Gardiner St Lilydale	2	Townhouse	\$594,950	21 May 2025
 14 Baker St Lilydale	3	House	\$890,000	20 May 2025
 5/17 Gardiner St Lilydale	2	Townhouse	\$620,000	20 May 2025
 14 Bella Vista Way Lilydale	4	House	\$1,010,000	19 May 2025
 5/5 Albert Rd Lilydale	3	Townhouse	\$752,000	17 May 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 29 David Rd Lilydale	3	Townhouse	\$705,000	17 May 2025
 150 Lakeview Dr Lilydale	4	House	\$1,015,000	17 May 2025
 12 Honour Av Lilydale	4	House	\$1,270,000	17 May 2025
 12 Kerr St Lilydale	2	Townhouse	\$642,500	16 May 2025
 4/2b John St Lilydale	1	Unit	\$375,000	15 May 2025
 9 Trafalgar Cr Lilydale	3	House	\$800,000	13 May 2025
 1/9 North Rd Lilydale	3	Unit	\$658,000	13 May 2025
 7 Gallagher Cr Lilydale	4	House	\$1,650,000	03 May 2025
 10 Lilac Rise Lilydale	4	House	\$900,000	30 Apr 2025
 3 Patel Cl Lilydale	3	Townhouse	\$735,000	30 Apr 2025
 2 Dylan Cl Lilydale	2	Townhouse	\$575,000	29 Apr 2025
 5 Patel Cl Lilydale	2	Townhouse	\$600,000	25 Apr 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 55 Lakeview Dr Lilydale	3	House	\$945,000	24 Apr 2025
 24 Albert Rd Lilydale	3	House	\$670,000	24 Apr 2025
 3 Ryrie Ct Lilydale	3	House	\$730,000	22 Apr 2025
 6 Arwon Ct Lilydale	5	House	\$1,020,000	22 Apr 2025
 4/8-10 Blair St Lilydale	2	Unit	\$626,000	19 Apr 2025
 84 Charles Rd Lilydale	4	House	\$945,000	19 Apr 2025
 134 Lakeview Dr Lilydale	4	House	\$1,150,000	17 Apr 2025
 15 Crestway Lilydale	3	House	\$810,000	17 Apr 2025
 3 Erdogan Pl Lilydale	2	Townhouse	\$563,000	17 Apr 2025
 2/15 Kidgell St LILYDALE	3	House	\$725,000	17 Apr 2025
 3/38 The Eyrie Lilydale	2	Townhouse	\$592,000	17 Apr 2025
 106a Old Gippsland Rd Lilydale	5	House	\$2,202,000	17 Apr 2025



Lilydale Office  
111-113 Main Street, Lilydale  
(03) 9735 0000

[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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