

Suburb **INSIGHTS**

3938
MCCRAE



Data that shapes your suburb.

**Jellis
Craig**

Property Prices

Median House Price*

Median

\$1.35m

Quarterly Price Change

-8.16% ↓

Median Unit Price*

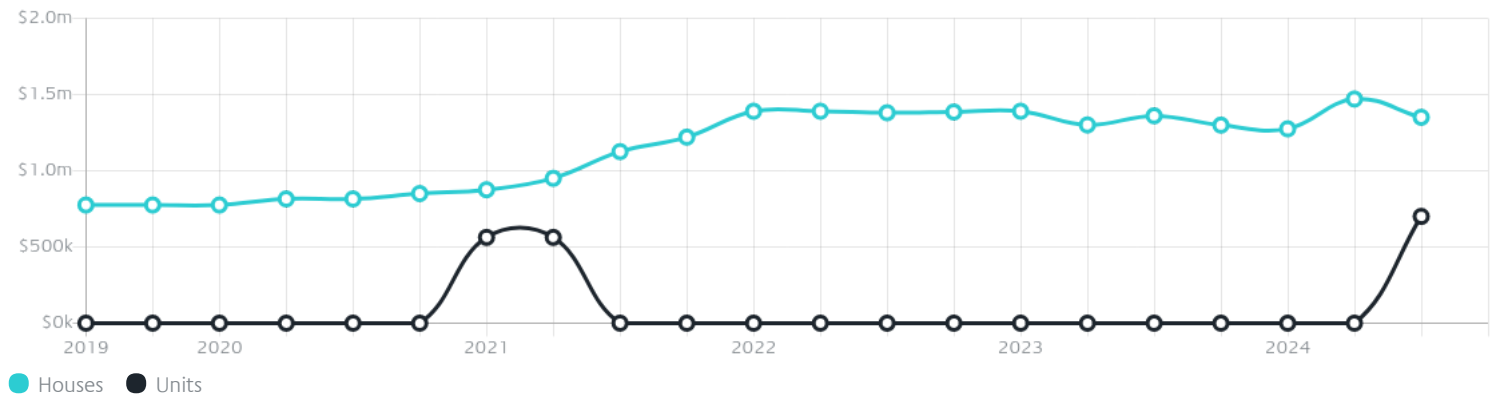
Median

\$700k

Quarterly Price Change

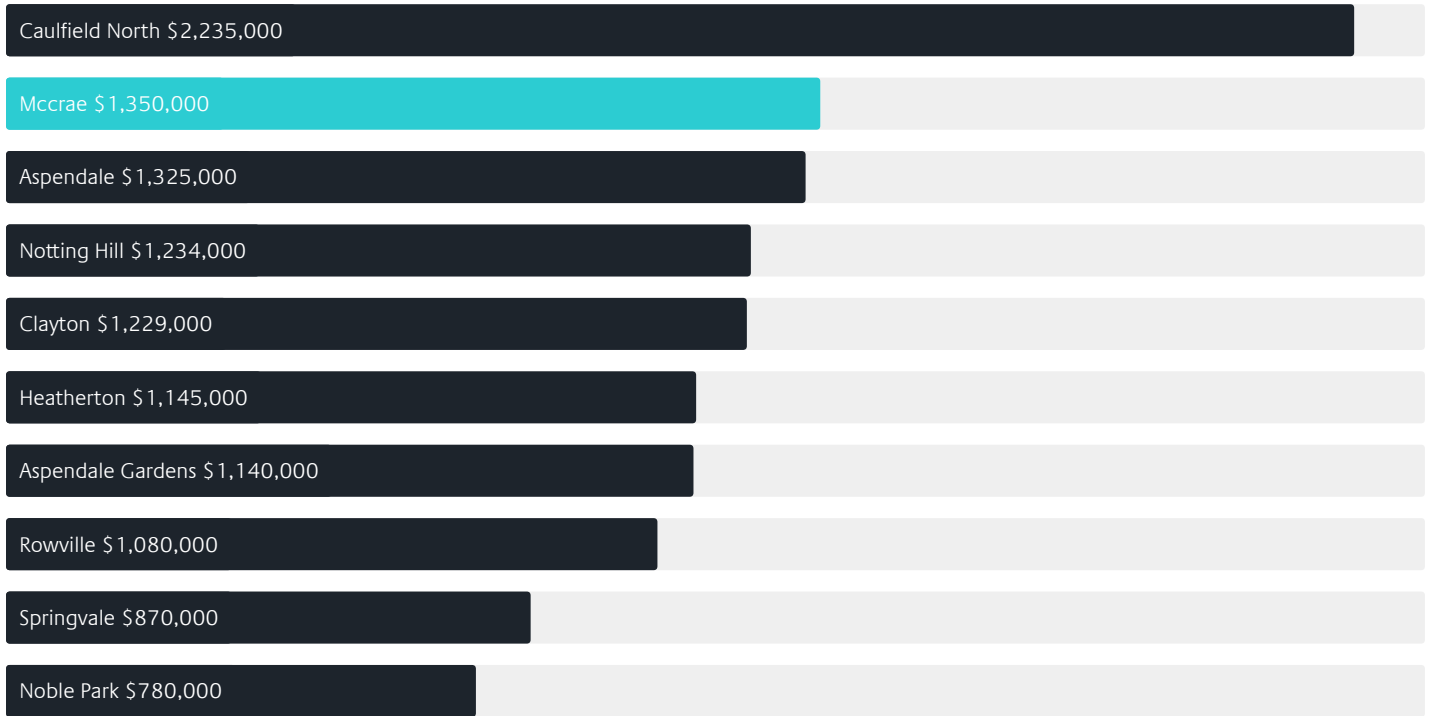
0.00% ↓

Quarterly Price Change*

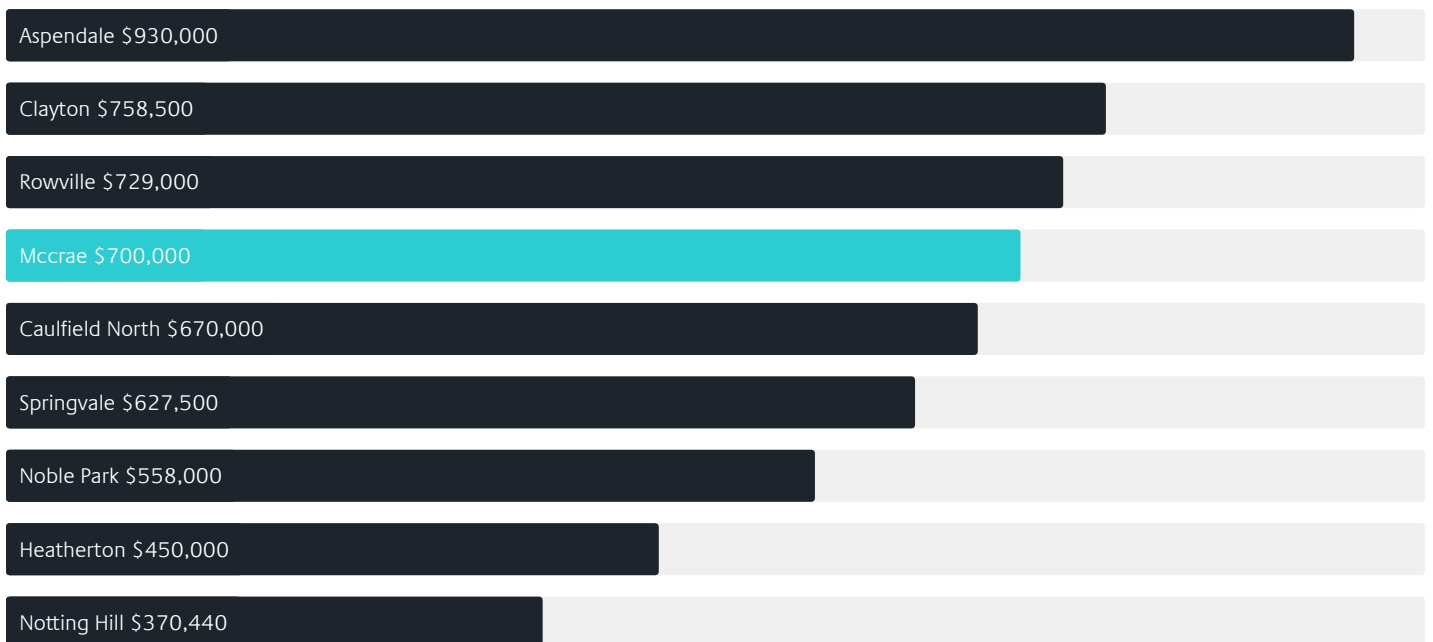


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 33%
● Private 67%

Auction Clearance Rate^{*}

66.67%

Median Days on Market[^]

27 days

Average Hold Period^{*}

5.5 years

Insights

Dwelling Type[^]



● Houses 93% ● Units 7%

Ownership[^]



● Owned Outright 57% ● Mortgaged 31% ● Rented 12%

Population[^]

3,311

Median Asking Rent per week^{*}

\$650

Population Growth[^]

0

Rental Yield^{*}

2.51%

Median Age[^]













55 years

Median Household Size[^]










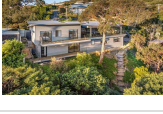
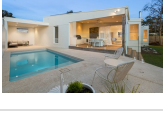

2.3 people

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 jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 2/20 Wattle Rd McCrae	3	Townhouse	\$970,000	16 Nov 2024
 18 Fairway Cr MCCRAE	4	House	\$1,200,000	11 Nov 2024
 59 Armstrong Rd Mccrae	4	House	\$1,100,000	08 Nov 2024
 23 Burrell St Mccrae	4	House	\$2,000,000	05 Nov 2024
 30A Foothills Av Mccrae	4	House	\$940,000	16 Oct 2024
 58 Austin Av Mccrae	3	House	\$1,300,000	15 Oct 2024
 7 Sunhill Av Mccrae	4	House	\$943,000	12 Oct 2024
 2/2 Banks St McCrae	4	Townhouse	\$772,000	03 Oct 2024
 1/3 Chunar Gr MCCRAE	3	Townhouse	\$1,225,000	24 Sep 2024
 8 Morris Rd Mccrae	3	House	\$825,000	17 Sep 2024
 1/7 Bartels St Mccrae	3	Unit	\$840,000	16 Sep 2024
 124 Flinders St Mccrae	4	House	\$1,400,000	29 Aug 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 173A Bayview Rd Mccrae	3	Townhouse	\$1,225,000	26 Aug 2024
 11 Surrey St Mccrae	3	House	\$915,000	24 Aug 2024
 8 Abbey La Mccrae	3	House	\$1,475,000	23 Aug 2024
 16 Murray St Mccrae	3	House	\$940,000	17 Aug 2024
 66 Armstrong Rd Mccrae	4	House	\$780,000	02 Aug 2024
 103 / 2 Wattle Pl McCrae	1	Unit	\$540,000	30 Jul 2024
 3 / 37 The Avenue McCrae	3	House	\$1,250,000	22 Jul 2024
 103 Austin Av Mccrae	3	House	\$775,000	17 Jul 2024
 12 Murray St Mccrae	3	House	\$1,175,000	11 Jul 2024
 30 Arthurs Av Mccrae	5	House	\$1,700,000	08 Jul 2024
 22 Surrey St Mccrae	4	House	\$1,500,000	06 Jul 2024
 50 Arthurs Av Mccrae	4	House	\$1,520,000	20 Jun 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 36 Hillman Av Mccrae	3	House	\$800,000	03 Jun 2024
 37 Bartels St Mccrae	4	House	\$2,365,000	03 Jun 2024
 21 Austin Av Mccrae	5	House	\$972,000	31 May 2024
 1/20 Catherine St Mccrae	2	Unit	\$660,000	28 May 2024
 95 Flinders St Mccrae	3	House	\$1,040,000	23 May 2024
 1/20 Wattle Rd McCrae	3	Unit	\$950,000	22 May 2024
 12 Talbot Gr Mccrae	4	House	\$1,290,000	16 May 2024
 10 Fairway Cr Mccrae	4	House	\$1,370,000	08 May 2024
 2/31 The Avenue Mccrae	3	Flat/Unit/Apartment	\$1,050,000	05 May 2024
 2 Henry Ct Mccrae	4	House	\$1,680,000	04 May 2024
 713 Point Nepean Rd Mccrae	4	House	\$1,720,000	29 Apr 2024
 12 Matthew St Mccrae	4	House	\$4,125,000	27 Apr 2024



Rye Office
2273 Point Nepean Road, Rye
03 5984 0999

jelliscraig.com.au

Data is current as of PDF generation date 01/12/2024

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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