

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.20m

Quarterly Price Change

-6.97% ↓

Median Unit Price*

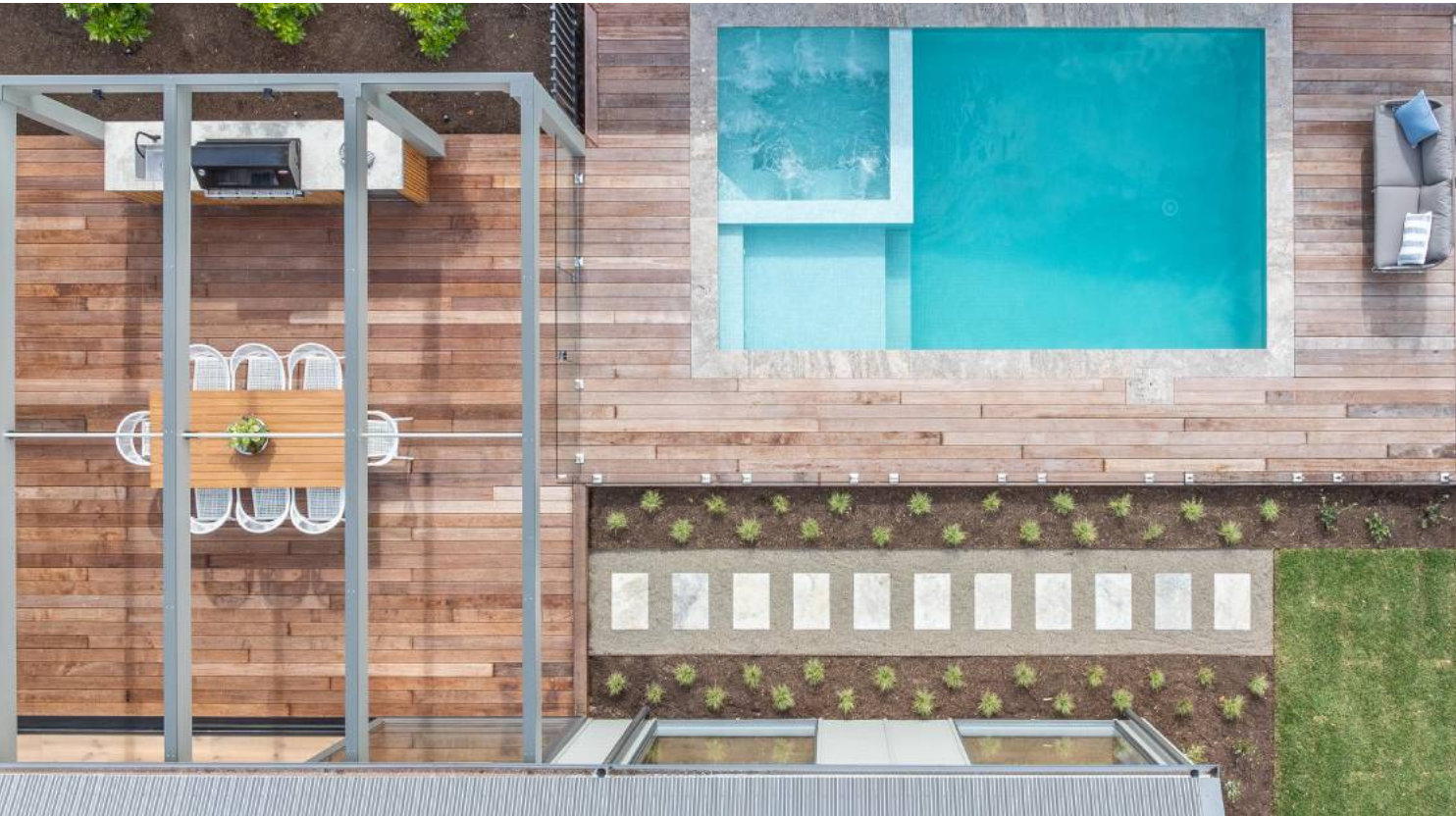
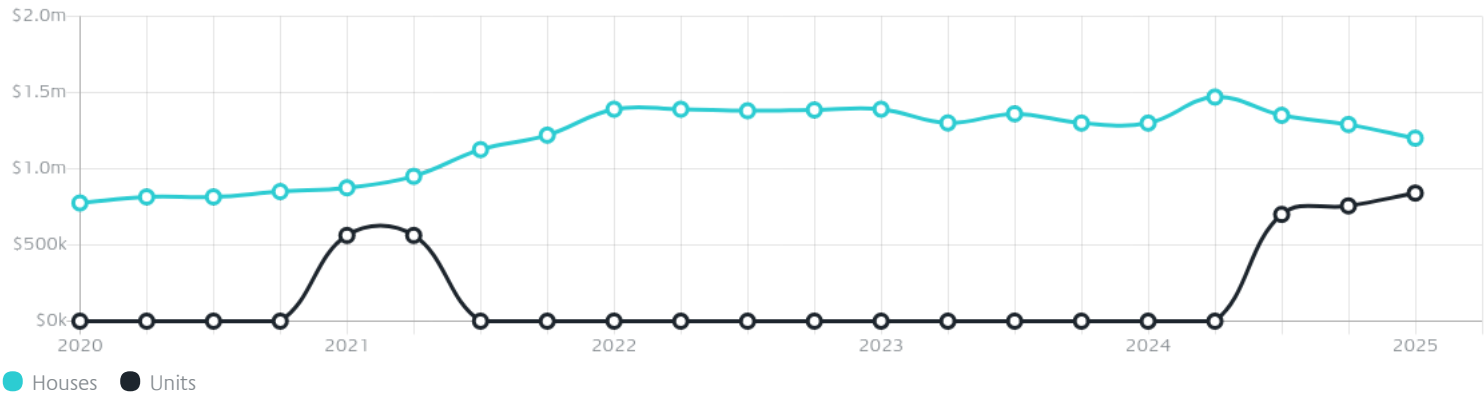
Median

\$840k

Quarterly Price Change

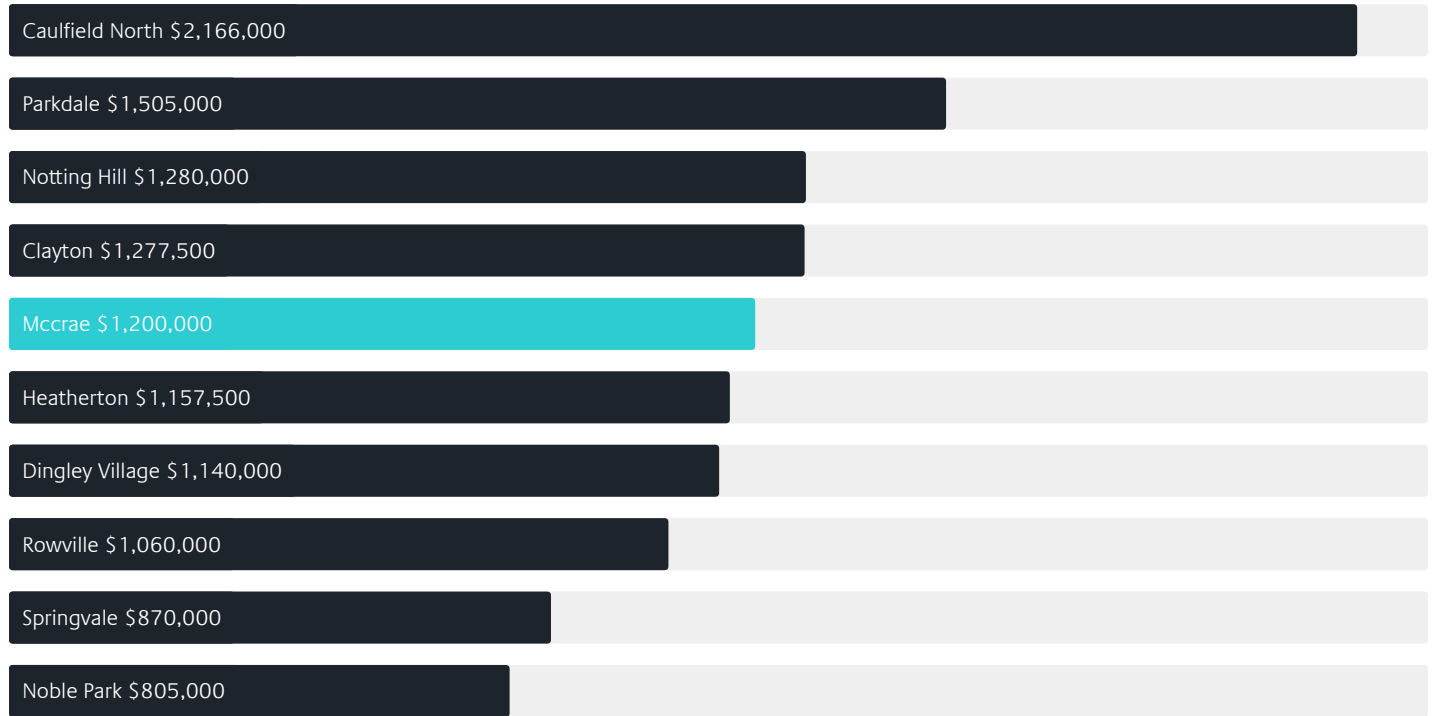
11.11% ↑

Quarterly Price Change*

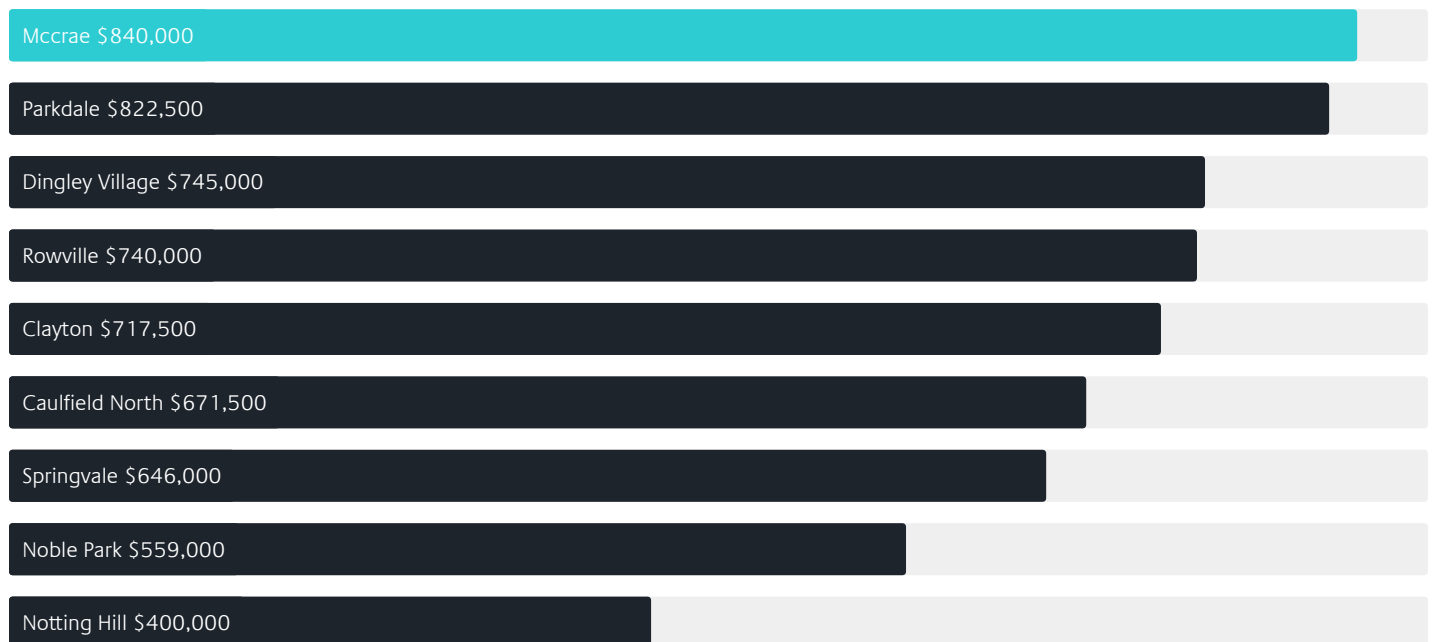


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



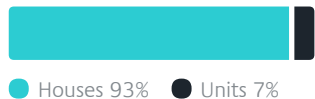
Sales Snapshot

Sale Method^{*}

● Auction 24%
● Private 76%

Auction Clearance Rate^{*}**66.67%**Median Days on Market[^]**58 days**Average Hold Period^{*}**5.5 years**

Insights

Dwelling Type[^]

● Houses 93% ● Units 7%













Ownership[^]

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









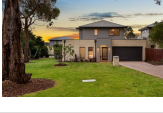

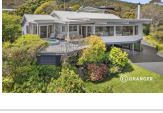

Population[^]**3,311**Median Asking Rent per week^{*}**\$650**Population Growth[^]**0**Rental Yield^{*}**2.51%**Median Age[^]**55 years**Median Household Size[^]**2.3 people**

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
 29A Browne St Mccrae	1	House	\$920,000	28 Jun 2025
 30 Coburn Av Mccrae	3	House	\$1,375,000	20 Jun 2025
 8 Timara Ct Mccrae	4	House	\$1,200,000	14 Jun 2025
 84 Cinerama Cr Mccrae	3	House	\$1,035,000	14 Jun 2025
 157 Bayview Rd Mccrae	2	House	\$852,500	04 Jun 2025
 23a Hillman Av McCrae	3	House	\$1,235,000	02 Jun 2025
 185 Bayview Rd Mccrae	3	House	\$815,000	29 May 2025
 44 Riley St Mccrae	3	House	\$1,300,000	28 May 2025
 19 William St Mccrae	3	House	\$1,750,000	16 May 2025
 36 Matthew St Mccrae	5	House	\$3,050,000	01 May 2025
 128 Flinders St Mccrae	4	House	\$1,320,000	29 Apr 2025
 2/7 Bartels St Mccrae	3	Unit	\$875,000	12 Apr 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 46 Somers Av Mccrae	3	House	\$1,730,000	08 Apr 2025
 651 Point Nepean Rd Mccrae	4	House	\$2,350,000	07 Apr 2025
 2 Russell St Mccrae	4	House	\$1,170,001	30 Mar 2025
 79 Austin Av Mccrae	4	House	\$950,000	28 Mar 2025
 40 Armstrong Rd Mccrae	3	House	\$830,000	28 Mar 2025
 3/259 Bayview Rd Mccrae	2	Unit	\$579,900	25 Mar 2025
 1/16 South Rd Mccrae	3	Unit	\$888,000	23 Mar 2025
 16 South Rd Mccrae	3	House	\$888,000	23 Mar 2025
 30 Fairway Cr Mccrae	3	House	\$870,000	11 Mar 2025
 1 Foothills Av Mccrae	2	House	\$1,200,000	28 Feb 2025
 15 Navigator St Mccrae	4	House	\$1,875,000	26 Feb 2025
 36 Hilary Av MCCRAE	3	House	\$805,000	19 Feb 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 17 Outlook Rd Mccrae	2	House	\$1,050,000	14 Feb 2025
 45 Cook St Mccrae	3	House	\$1,250,000	14 Feb 2025
 21 Charles St Mccrae	3	House	\$3,200,000	12 Feb 2025
 3 Rose Ct Mccrae	3	House	\$1,620,000	08 Feb 2025
 44 The Boulevard Mccrae	4	House	\$1,450,000	05 Feb 2025
 2/19 Wattle Rd Mccrae	2	House	\$738,000	03 Feb 2025
 2 Charles St Mccrae	2	House	\$910,000	01 Feb 2025
 20 Bowen St Mccrae	4	House	\$1,340,000	28 Jan 2025
 6 Hillman Av Mccrae	4	House	\$895,000	27 Jan 2025
 39 Matthew St Mccrae	4	House	\$1,450,000	25 Jan 2025
 25 Coburn Av Mccrae	3	House	\$794,000	22 Jan 2025
 9 Bowen St Mccrae	3	House	\$1,100,000	21 Jan 2025



Rye Office
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03 5984 0999

jelliscraig.com.au

Data is current as of PDF generation date 01/07/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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