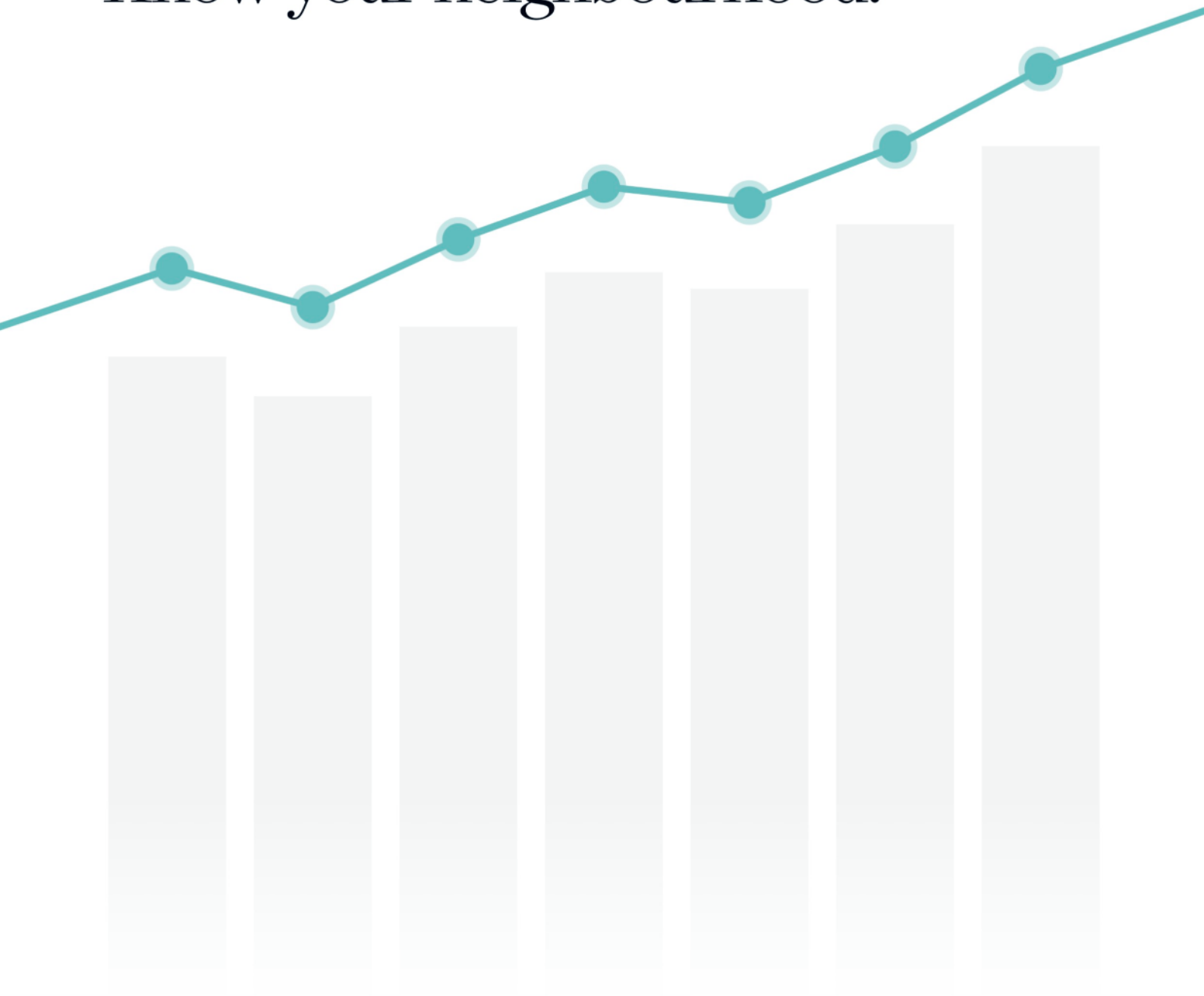


Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.29m

Quarterly Price Change

-4.44% ↓

Median Unit Price*

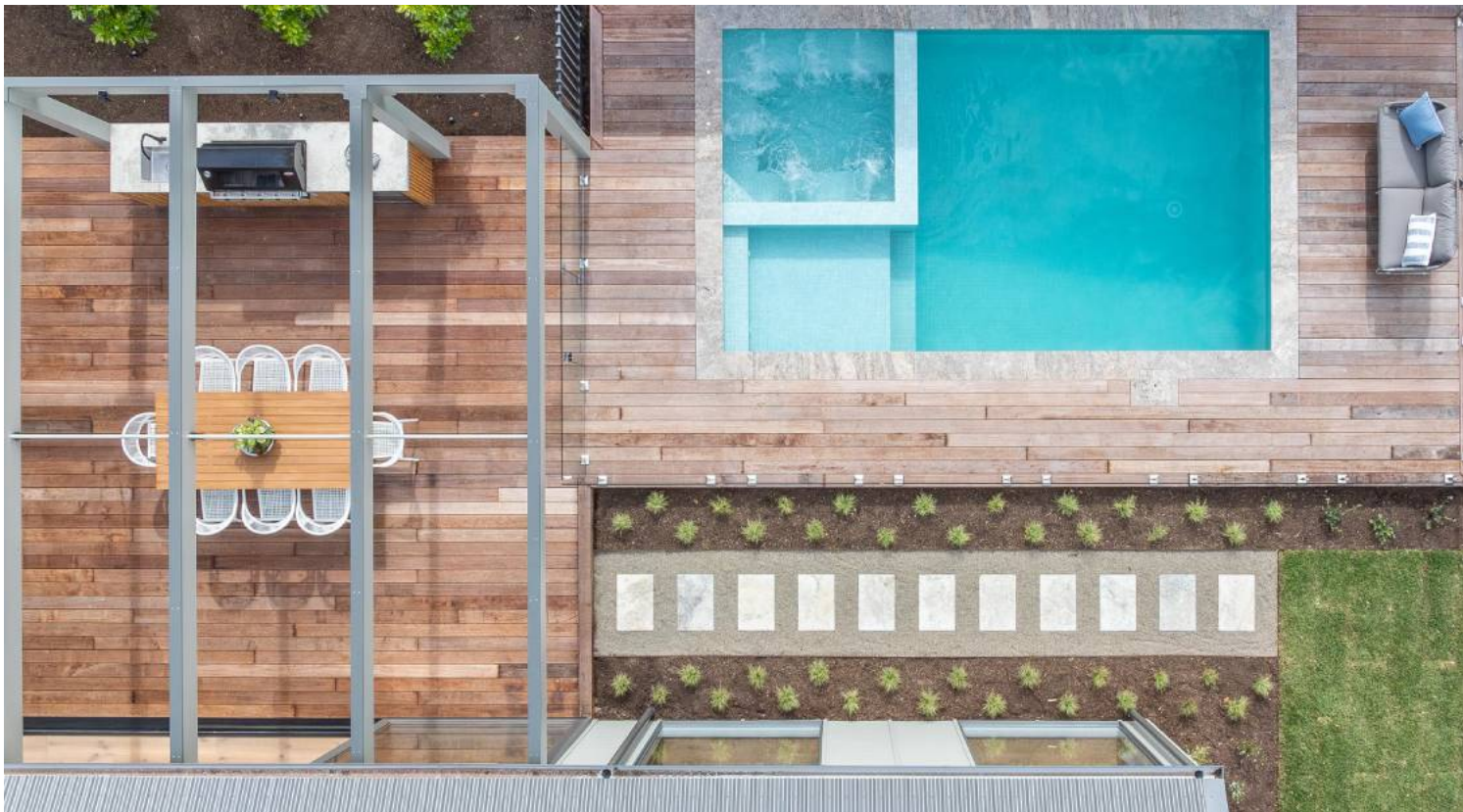
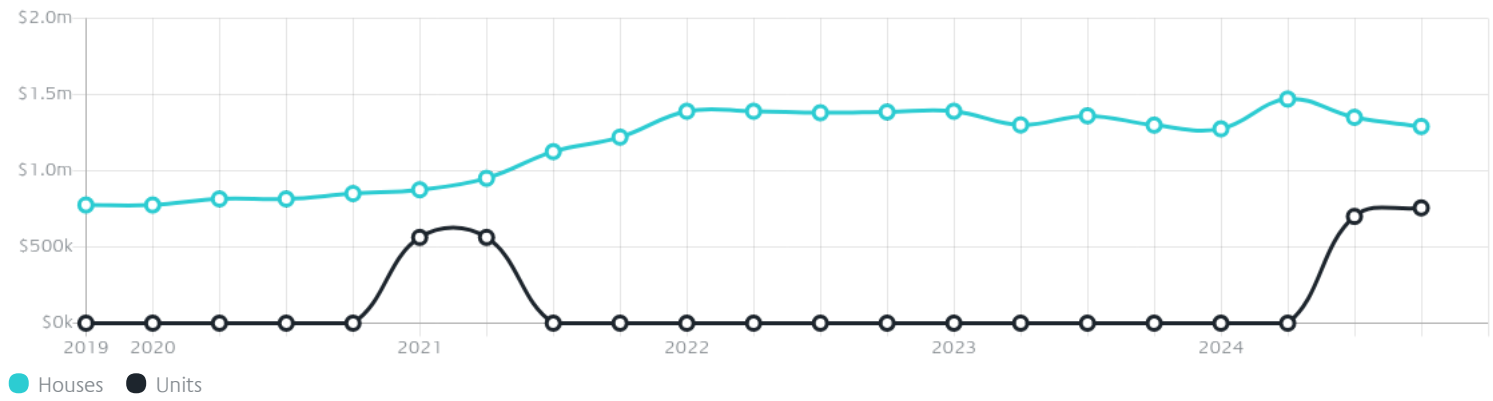
Median

\$756k

Quarterly Price Change

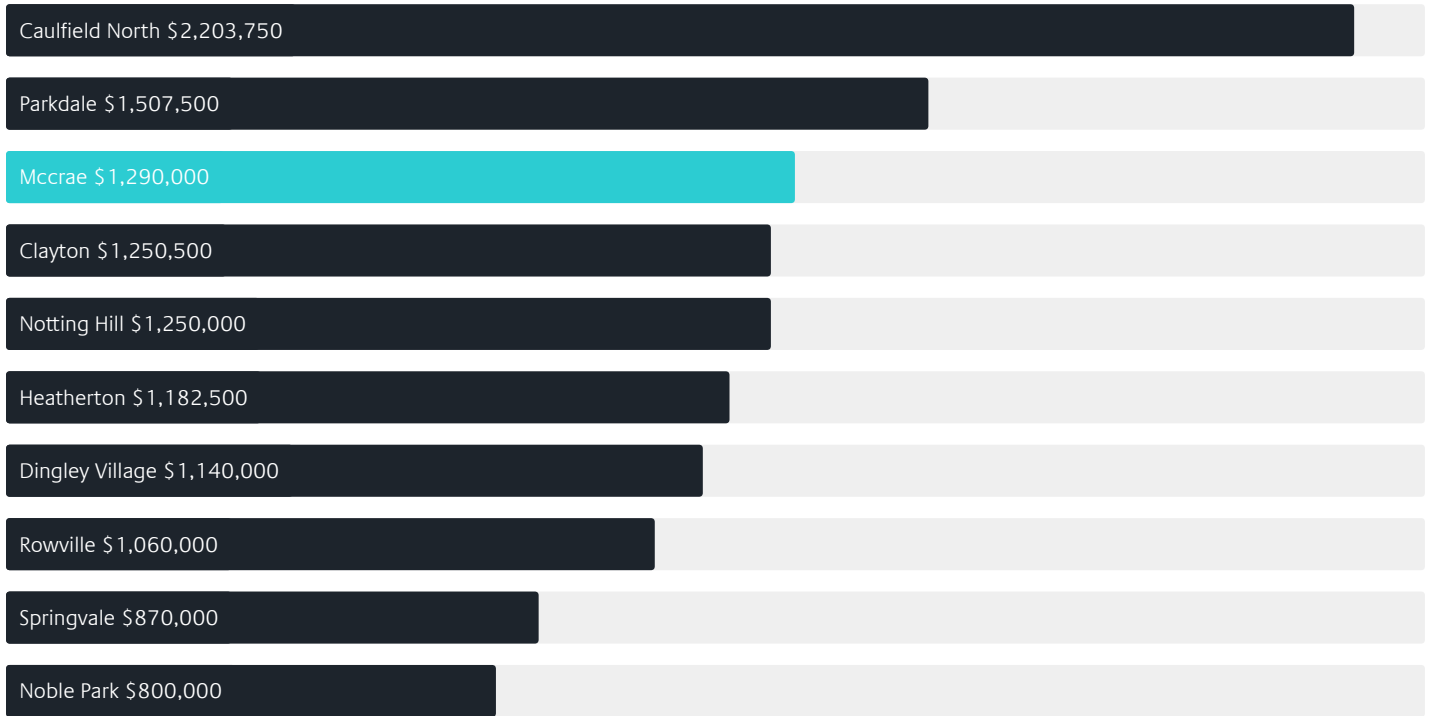
8.00% ↑

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 32%
● Private 68%

Auction Clearance Rate^{*}

83.33%

Median Days on Market[^]

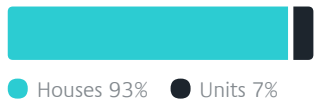
45 days

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[^]











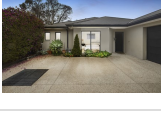

2.3 people

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
 36 Hilary Av MCCRAE	3	House	\$805,000	19 Feb 2025
 17 Outlook Rd Mccrae	2	House	\$1,050,000	14 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
 20 Bowen St Mccrae	4	House	\$1,340,000	28 Jan 2025
 39 Matthew St Mccrae	4	House	\$1,450,000	25 Jan 2025
 9 Bowen St Mccrae	3	House	\$1,100,000	21 Jan 2025
 115 Cinerama Cr Mccrae	4	House	\$1,060,000	15 Jan 2025
 111 Flinders St Mccrae	3	House	\$790,000	15 Jan 2025
 85 Flinders St Mccrae	3	House	\$1,450,000	24 Dec 2024
 5 Parkes St Mccrae	4	House	\$2,250,000	13 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 34 Armstrong Rd Mccrae	3	House	\$880,000	04 Dec 2024
 3/9 Hillman Av McCrae	2	Unit	\$625,000	03 Dec 2024
 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
 16 Cook St Mccrae	5	House	\$1,290,000	07 Nov 2024
 23 Burrell St Mccrae	4	House	\$2,000,000	05 Nov 2024
 2/38 Hillman Av McCrae	3	House	\$820,000	28 Oct 2024
 48 Coburn Av Mccrae	5	House	\$1,100,000	26 Oct 2024
 117 Flinders St Mccrae	3	House	\$1,100,000	19 Oct 2024
 30A Foothills Av Mccrae	4	House	\$940,000	16 Oct 2024
 58 Austin Av Mccrae	3	House	\$1,300,000	15 Oct 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 12 Bowen St Mccrae	4	House	\$1,250,000	13 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
 20 Foothills Av Mccrae	3	House	\$790,000	04 Sep 2024
 20 Fairway Cr Mccrae	3	House	\$1,500,000	02 Sep 2024
 124 Flinders St Mccrae	4	House	\$1,400,000	29 Aug 2024
 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



Rye Office
2273 Point Nepean Road, Rye
03 5984 0999

jelliscraig.com.au

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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