

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.20m

Quarterly Price Change

-6.97% ↓

Median Unit Price*

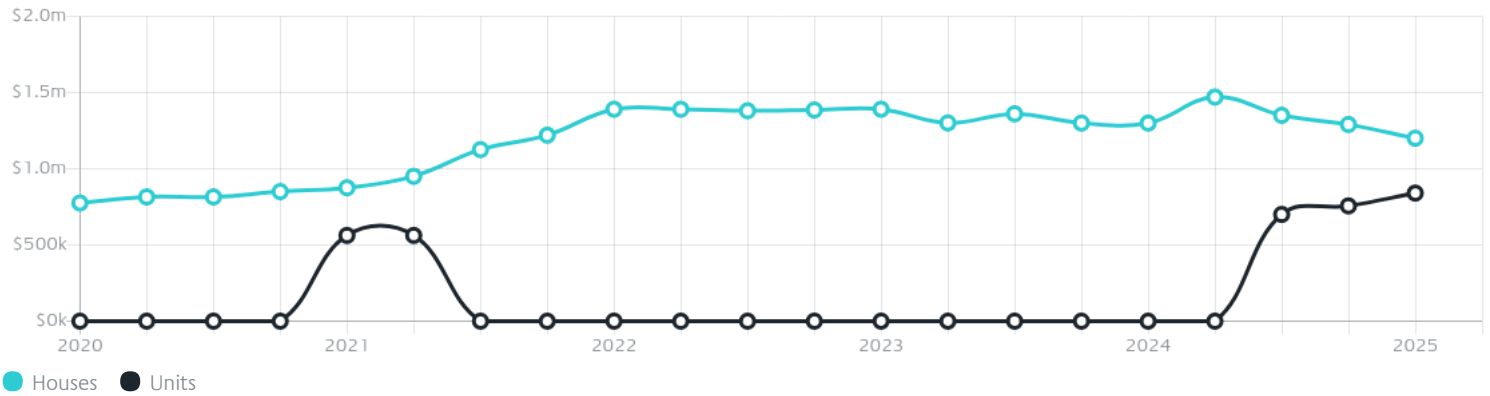
Median

\$840k

Quarterly Price Change

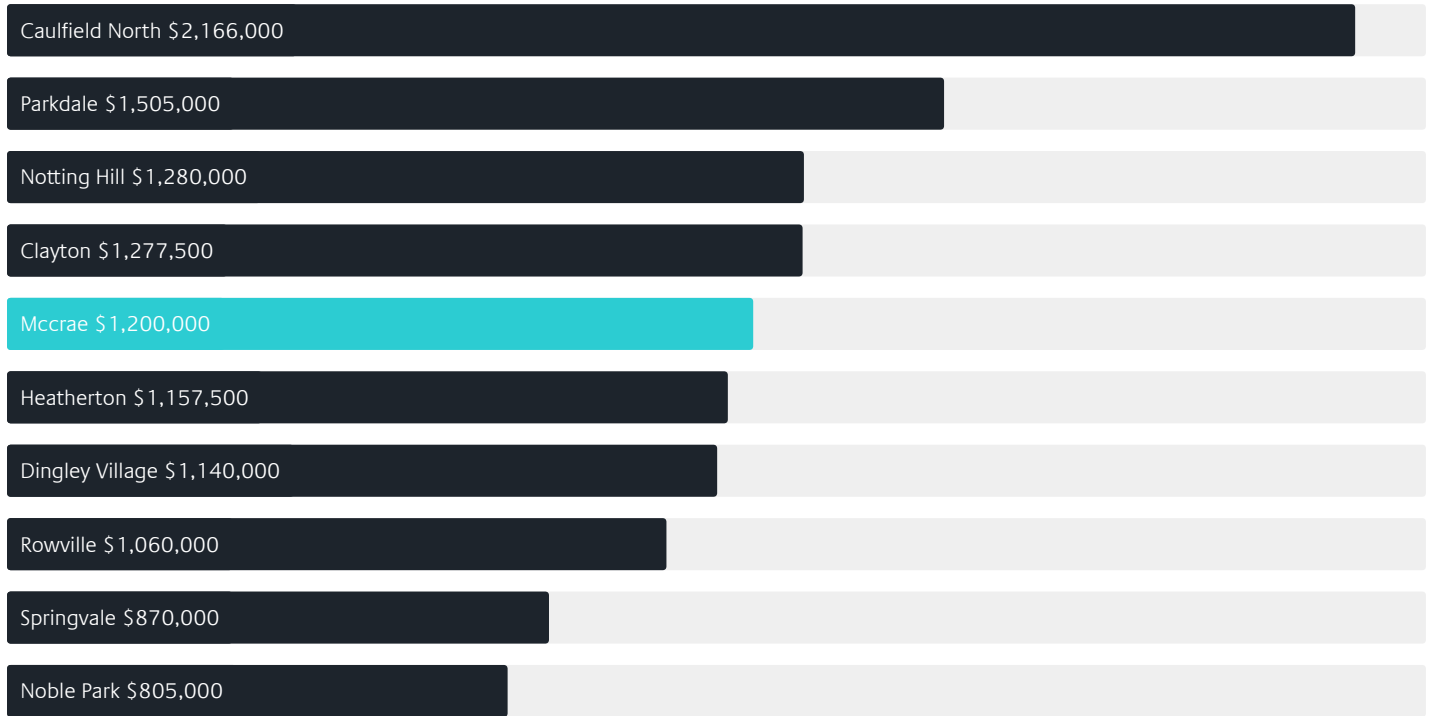
11.11% ↑

Quarterly Price Change*

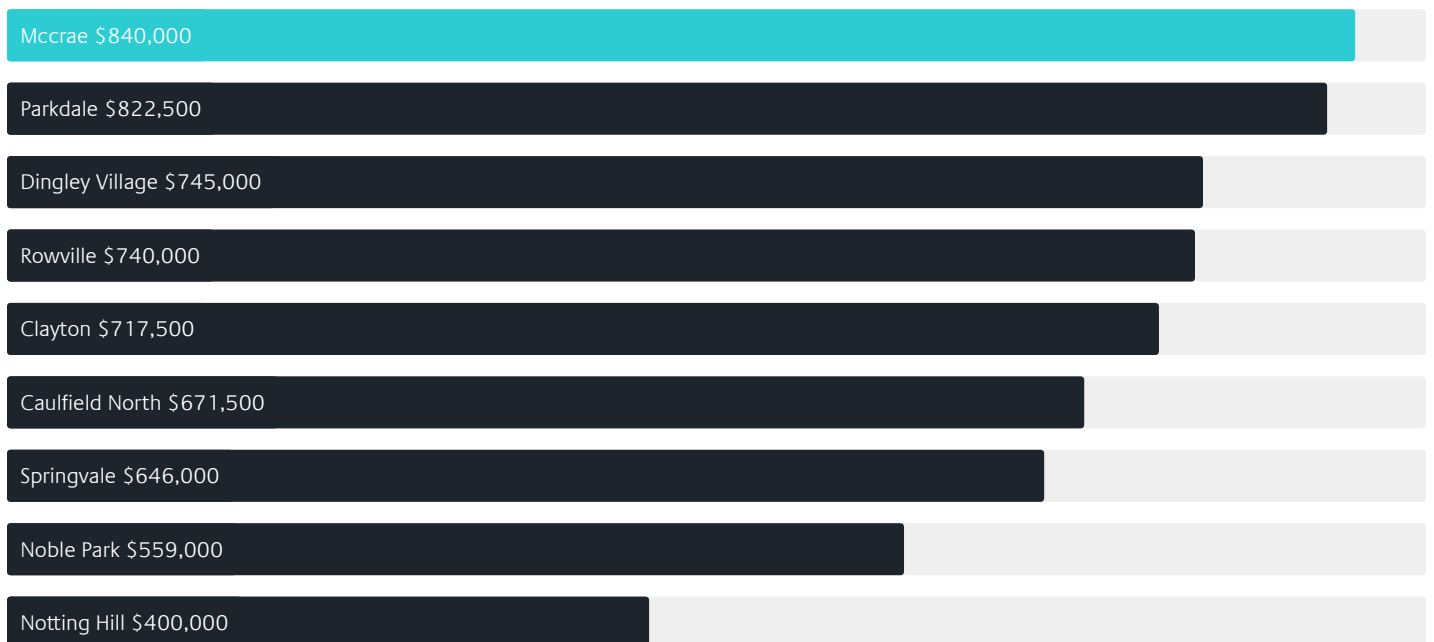


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 27%
● Private 73%

Auction Clearance Rate*

83.33%

Median Days on Market^

40 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~











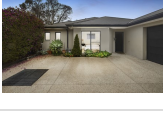

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

| Address | Bedrooms | Type | Price | Sold |
|--|----------|-------|-------------|-------------|
|  2/7 Bartels St Mccrae | 3 | Unit | \$875,000 | 12 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 |
|  3/259 Bayview Rd Mccrae | 2 | Unit | \$579,900 | 25 Mar 2025 |
|  1/16 South Rd Mccrae | 3 | Unit | \$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 |
|  17 Outlook Rd Mccrae | 2 | House | \$1,050,000 | 14 Feb 2025 |
|  45 Cook St Mccrae | 3 | House | \$1,250,000 | 14 Feb 2025 |
|  3 Rose Ct Mccrae | 3 | House | \$1,620,000 | 08 Feb 2025 |

Sold Properties~

| Address | Bedrooms | Type | Price | Sold |
|--|----------|-------|-------------|-------------|
|  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 |
|  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 |
|  6 Daimler Ct MCCRAE | 1 | House | \$1,325,000 | 19 Dec 2024 |
|  1 Parkes St Mccrae | 4 | House | \$1,629,500 | 13 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 |



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jelliscraig.com.au

Data is current as of PDF generation date 01/05/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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