

Suburb Report

Know your neighbourhood.



Property Prices

Median Unit Price*

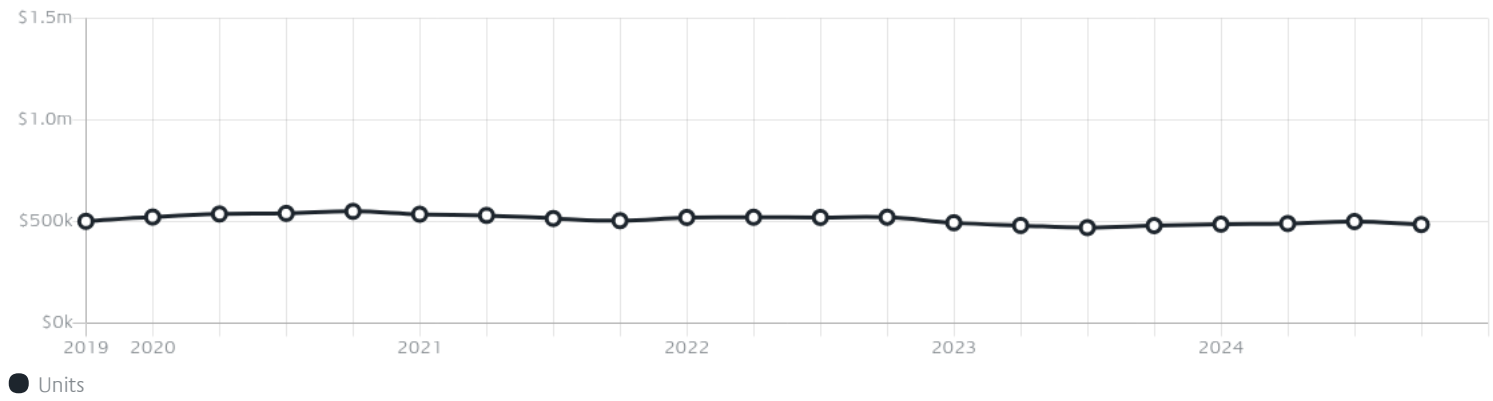
Median

\$485k

Quarterly Price Change

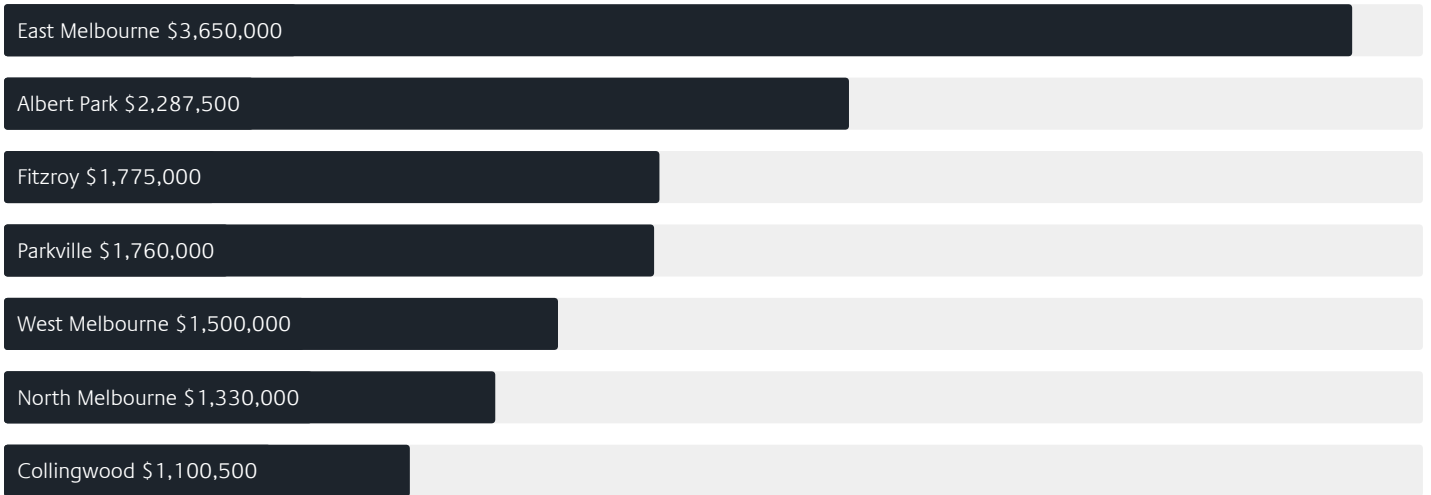
-3.00% ↓

Quarterly Price Change*

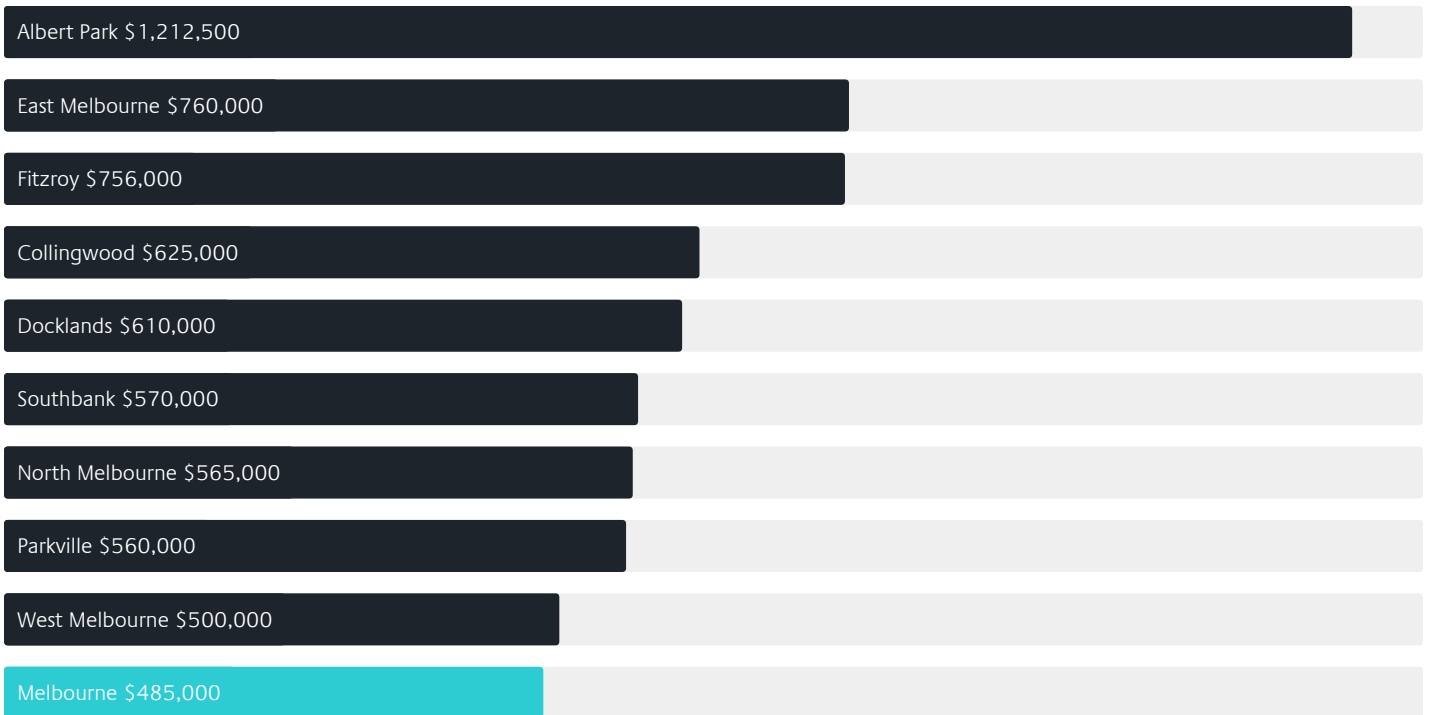


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 6%
● Private 94%

Auction Clearance Rate*

64%

Median Days on Market^

53 days

Average Hold Period*

7.7 years

Insights

Dwelling Type^



● Houses 0% ● Units 100%

Ownership^



● Owned Outright 14% ● Mortgaged 15% ● Rented 71%

Population^

54,941

Median Asking Rent per week*

\$625

Population Growth^

16.19%

Rental Yield*

2.68%

Median Age^











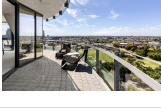

29 years

Median Household Size^











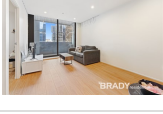
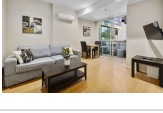

1.7 people

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
 3207/8 Sutherland St Melbourne	2	Apartment	\$475,000	16 Jan 2025
 1712/87 Franklin St Melbourne	1	Apartment	\$370,000	14 Jan 2025
 1401/478a St Kilda Rd Melbourne	2	Apartment	\$570,000	14 Jan 2025
 106/551 Flinders La Melbourne	1	Apartment	\$355,000	10 Jan 2025
 176/418 St Kilda Rd Melbourne	2	Apartment	\$730,000	06 Jan 2025
 718/339 Swanston St Melbourne	1	Apartment	\$245,000	06 Jan 2025
 834/572 St Kilda Rd Melbourne	1	Apartment	\$165,000	06 Jan 2025
 105A/11-17 Cohen Pl Melbourne	1	Studio Apartment	\$175,000	03 Jan 2025
 2902/315 La Trobe St Melbourne	1	Apartment	\$288,000	03 Jan 2025
 1110/639 Lonsdale St Melbourne	2	Apartment	\$535,000	02 Jan 2025
 1701/576-578 St Kilda Rd Melbourne	3	Apartment	\$2,000,000	31 Dec 2024
 401/83 Queens Rd Melbourne	2	Apartment	\$625,000	31 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 2612/181 Abeckett St Melbourne	1	Apartment	\$272,500	30 Dec 2024
 2215/220 Spencer St Melbourne	2	Apartment	\$550,000	28 Dec 2024
 1703/220 Spencer St Melbourne	2	Apartment	\$520,000	24 Dec 2024
 1606/601 Little Lonsdale St Melbourne	1	Apartment	\$395,000	23 Dec 2024
 307/594 St Kilda Rd Melbourne	2	Apartment	\$625,000	23 Dec 2024
 812/601 Little Collins St Melbourne 	1	Apartment	\$290,000	21 Dec 2024
 2310/33 Mackenzie St Melbourne	2	Apartment	\$500,000	20 Dec 2024
 69/632 St Kilda Rd Melbourne	2	Apartment	\$590,000	20 Dec 2024
 609/639 Lonsdale St Melbourne	2	Apartment	\$415,000	20 Dec 2024
 2009/8 Sutherland St Melbourne	2	Apartment	\$465,000	19 Dec 2024
 309/25 Wills St Melbourne	2	Apartment	\$363,000	19 Dec 2024
 612/74 Queens Rd Melbourne	2	Apartment	\$470,000	18 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 1908/601 Little Lonsdale St Melbourne	2	Apartment	\$609,800	18 Dec 2024
 3703/228 La Trobe St Melbourne	2	Apartment	\$520,000	18 Dec 2024
 721/268 Flinders St Melbourne	1	Apartment	\$152,000	18 Dec 2024
 902/398 Lonsdale St Melbourne	3	Apartment	\$1,100,000	18 Dec 2024
 2809/33 Mackenzie St Melbourne	2	Apartment	\$516,000	18 Dec 2024
 802/55 Queens Rd Melbourne	1	Apartment	\$345,000	17 Dec 2024
 1603/618 Lonsdale St Melbourne	2	Apartment	\$620,000	17 Dec 2024
 4/201 Spring St Melbourne	2	Apartment	\$430,000	17 Dec 2024
 911/33 Mackenzie St Melbourne	2	Flat/Unit/Apartment	\$450,000	17 Dec 2024
 5603/299 King St Melbourne	2	Flat/Unit/Apartment	\$731,500	16 Dec 2024
 601/360 St Kilda Rd Melbourne	1	Apartment	\$355,000	16 Dec 2024
 407/29 Market St Melbourne	2	Apartment	\$700,000	15 Dec 2024



Richmond Office
57-59 Bridge Road, Richmond
03 9428 3333

jelliscraig.com.au

Data is current as of PDF generation date 20/01/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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