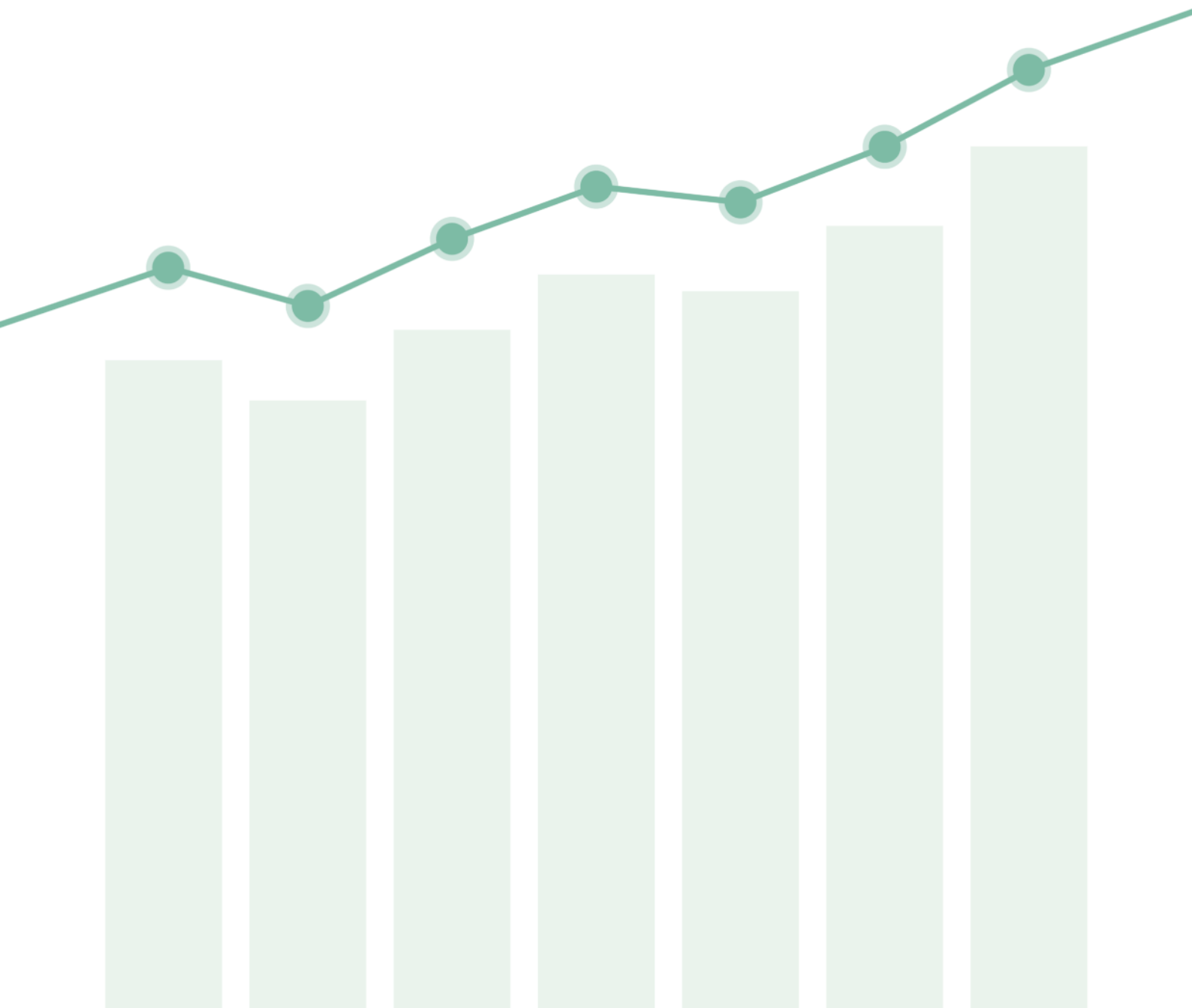


JellisCraig

MOORABBIN

Suburb Report

Know your neighbourhood.



MOORABBIN SUBURB REPORT

Median House Price*

Median

\$1.25m

Quarterly Price Change

2.20% ↑

Median Unit Price*

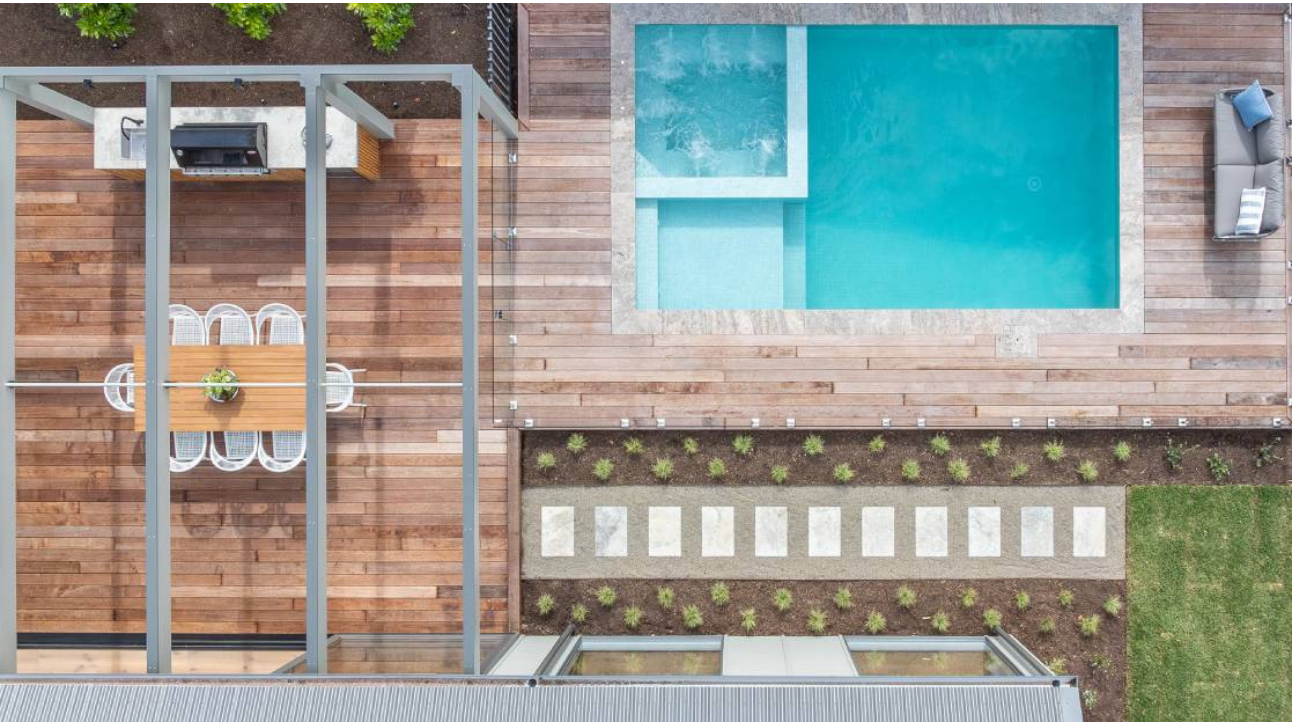
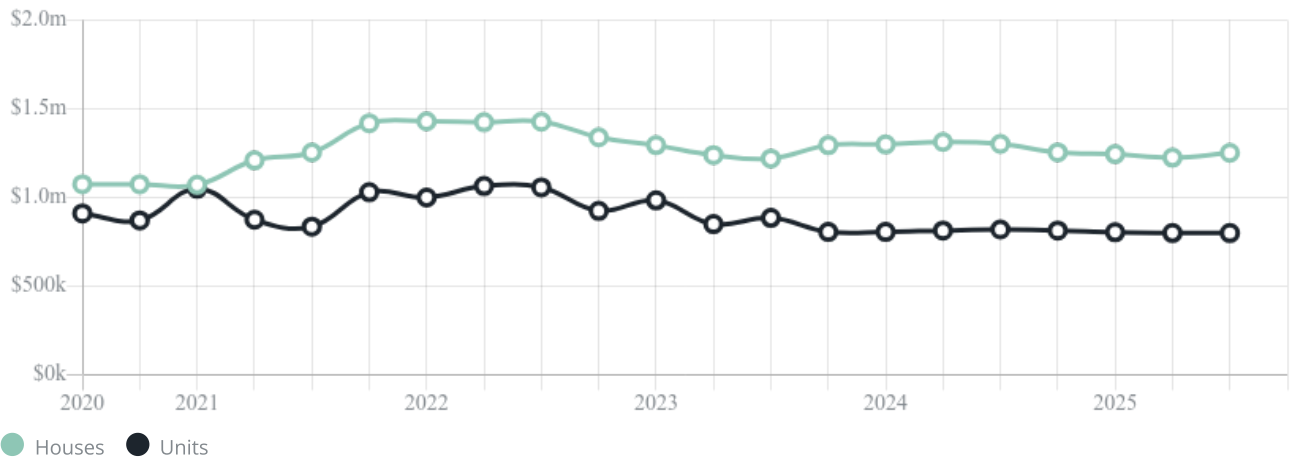
Median

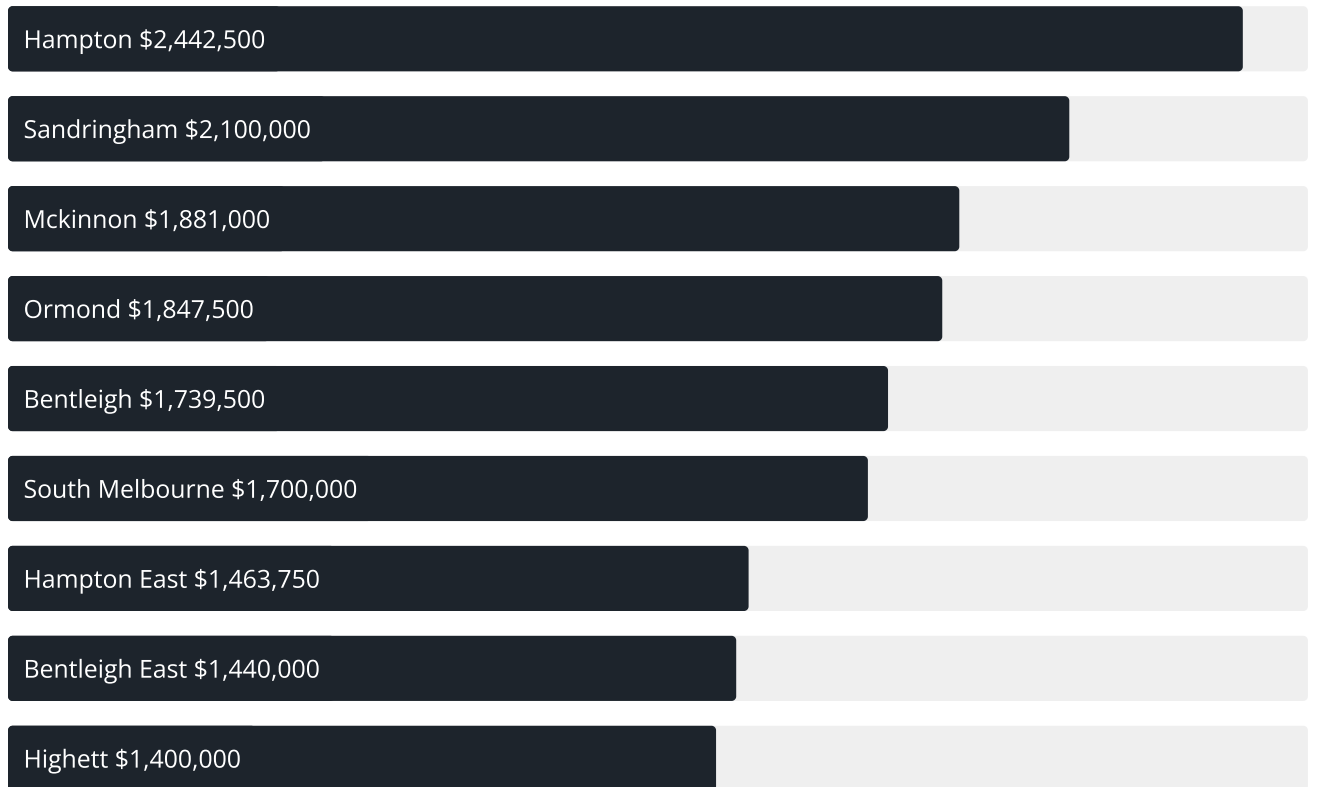
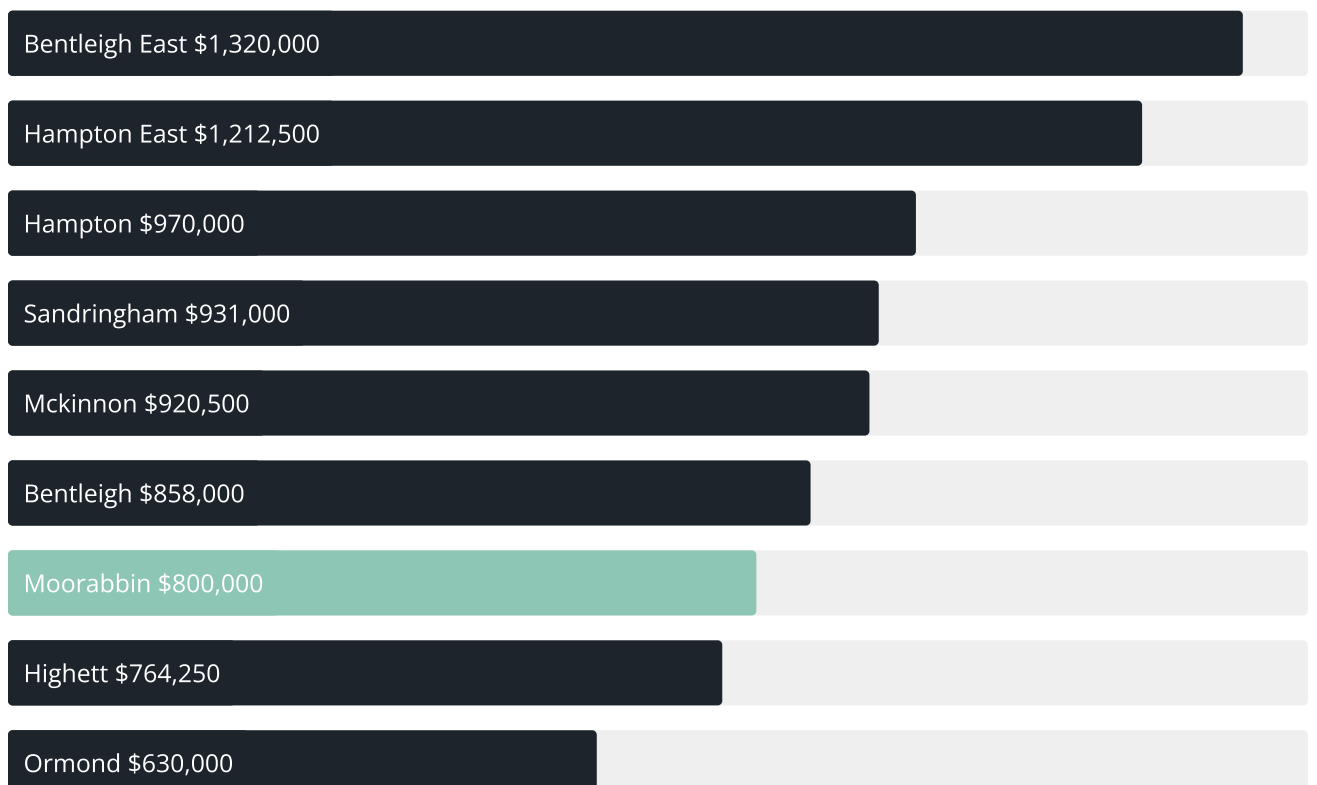
\$800k

Quarterly Price Change

0.00% ↓

Quarterly Price Change*



Median House Sale Price^{*}Median Unit Sale Price^{*}

MOORABBIN SUBURB REPORT

Sale Method*



● Auction 74%
● Private 26%

Auction Clearance Rate*

85.29%

Median Days on Market^

25 days

Average Hold Period*

6.2 years

Dwelling Type^



● Houses 77% ● Units 23%

Ownership^



● Owned Outright 33% ● Mortgaged 42% ● Rented 25%

Population^

6,287

Median Asking Rent per week*

\$750

Population Growth^

6.65%

Rental Yield*

2.73%

Median Age^

39 years

Median Household Size^

2.5 people

MOORABBIN SUBURB REPORT

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

Address	Bedrooms	Type	Price	Sold
 1 Rice St Moorabbin	4	House	\$1,427,500	29 Nov 2025
 27a Franklin St Moorabbin	2	Unit	\$775,000	29 Nov 2025
 602/17 Taylor St Moorabbin	2	Apartment	\$680,000	24 Nov 2025
 22 Narooma St Moorabbin	3	House	\$1,180,000	24 Nov 2025
 601/17 Taylor St Moorabbin	2	Apartment	\$582,000	20 Nov 2025
 241 Chesterville Rd Moorabbin	3	House	\$1,171,000	15 Nov 2025
 150 Rowans Rd Moorabbin	3	House	\$1,250,000	15 Nov 2025
 29 Franklin St Moorabbin	3	House	\$1,200,000	08 Nov 2025
 26 Chapel Rd Moorabbin	3	House	\$1,200,000	07 Nov 2025
 2/97 Rowans Rd Moorabbin	2	Unit	\$680,000	01 Nov 2025

MOORABBIN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 807/6 Station St Moorabbin	2	Apartment	\$600,000	31 Oct 2025
 2/217-219 Chesterville Rd Moorabbin	2	Unit	\$500,000	30 Oct 2025
 2/225 Chesterville Rd Moorabbin	2	Flat/Unit/Apartment	\$800,000	28 Oct 2025
 2 Dactyl Rd Moorabbin	3	House	\$1,420,000	28 Oct 2025
 3/23 Genoa St Moorabbin	3	Apartment	\$527,000	27 Oct 2025
 6b Bruthen St Moorabbin	4	Townhouse	\$1,335,000	25 Oct 2025
 37 Gwenda Av Moorabbin	3	House	\$1,620,000	25 Oct 2025
 28 Grandview Gr Moorabbin	3	House	\$1,485,000	25 Oct 2025
 17 Hamer St Moorabbin	4	House	\$1,616,000	18 Oct 2025
 12 Royena Rd Moorabbin	4	House	\$1,575,000	16 Oct 2025

MOORABBIN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/3 Linton St Moorabbin	2	Flat/Unit/Apartment	\$840,000	13 Oct 2025
 809/6 Station St Moorabbin	1	Apartment	\$330,000	09 Oct 2025
 5/9-11 Barilla Rd Moorabbin	2	Unit	\$785,100	29 Sep 2025
 90 Chapel Rd MOORABBIN	3	House	\$1,300,000	20 Sep 2025
 11 Fiddes St Moorabbin	2	House	\$1,252,000	20 Sep 2025
 16 Wimmera St Moorabbin	4	House	\$1,326,000	13 Sep 2025
 19 Walsh Av Moorabbin	3	House	\$1,376,000	13 Sep 2025
 1/46 Grandview Gr Moorabbin	2	Unit	\$770,000	10 Sep 2025
 2/19 Barilla Rd Moorabbin	2	Unit	\$755,250	08 Sep 2025
 6/2 Cooma St Moorabbin	3	Unit	\$950,000	30 Aug 2025



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jellisraig.com.au

Data is current as of PDF generation date 01/12/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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