

JellisCraig

MOORABBIN

Suburb Report

Know your neighbourhood.



MOORABBIN SUBURB REPORT

Median House Price*

Median

\$1.23m

Quarterly Price Change

-1.60% ↓

Median Unit Price*

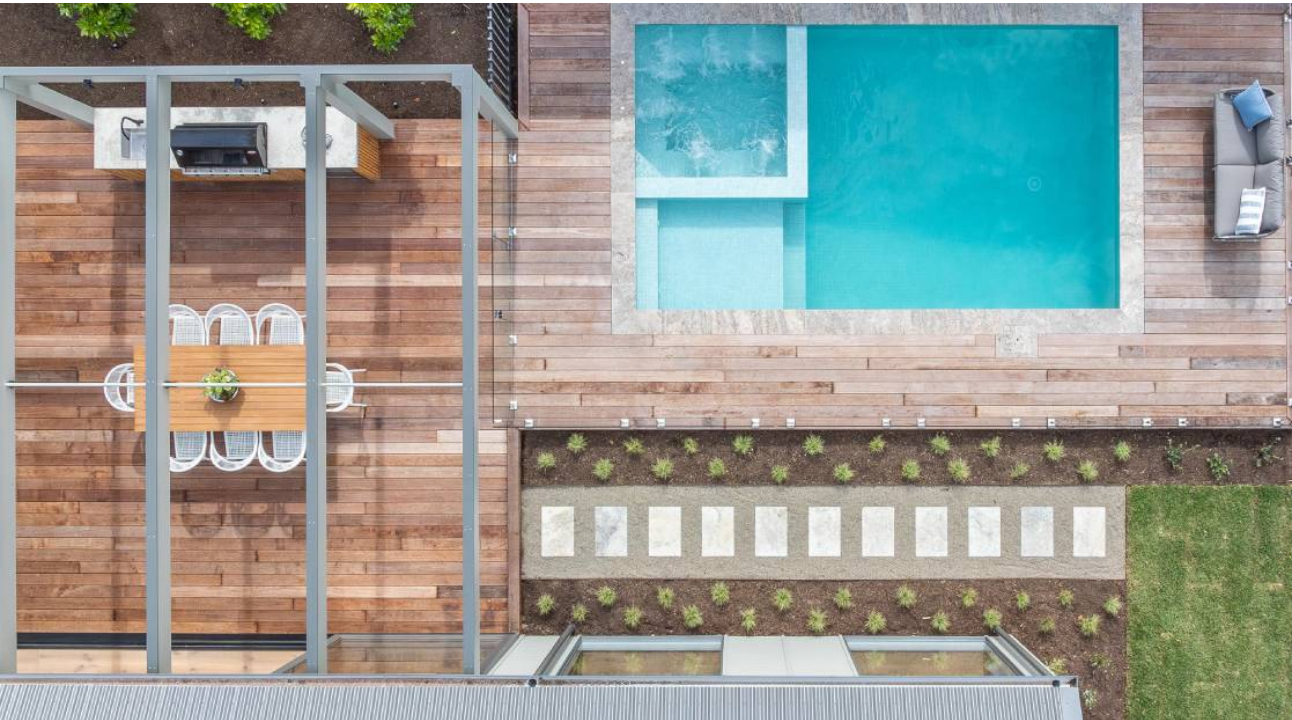
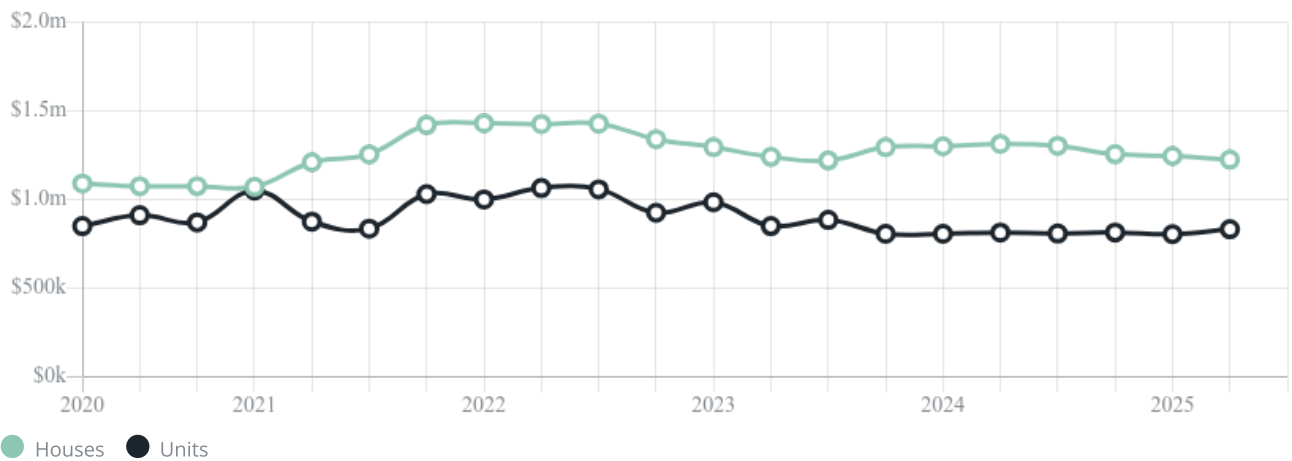
Median

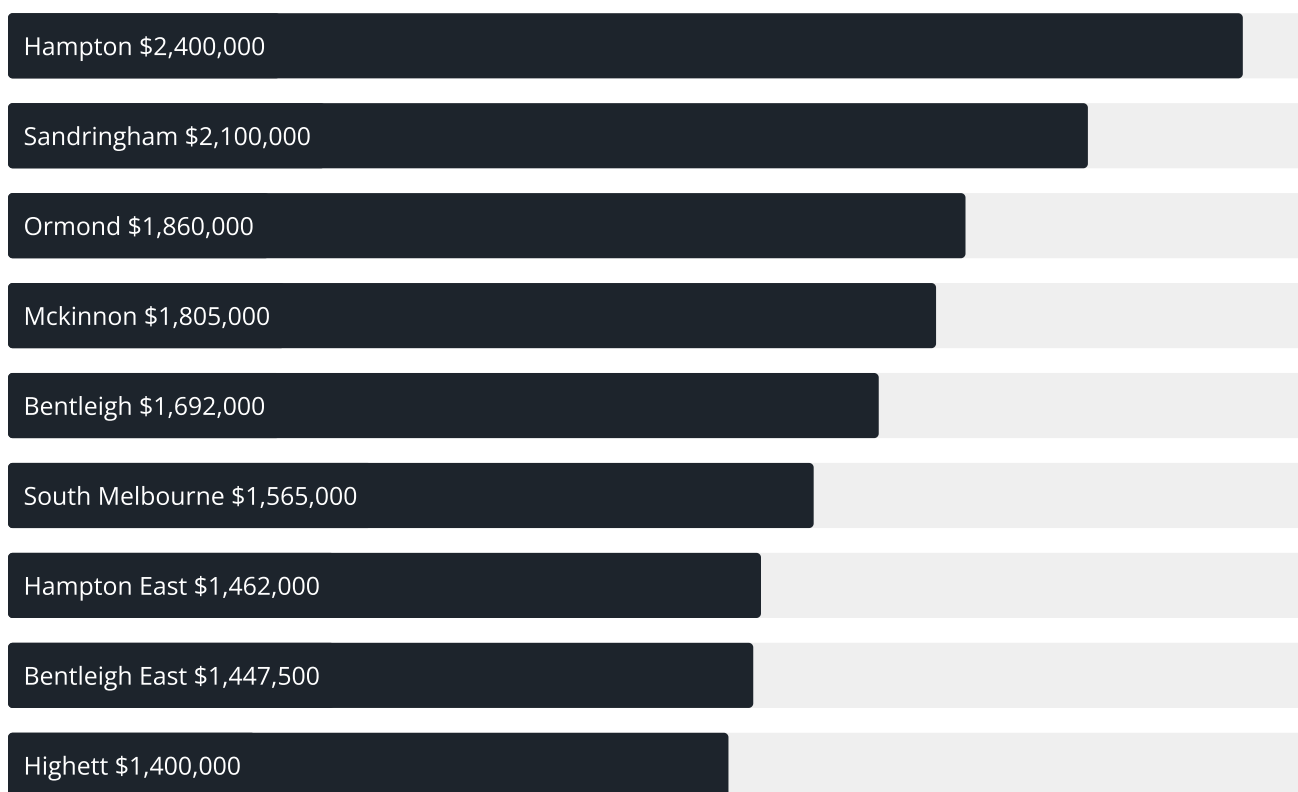
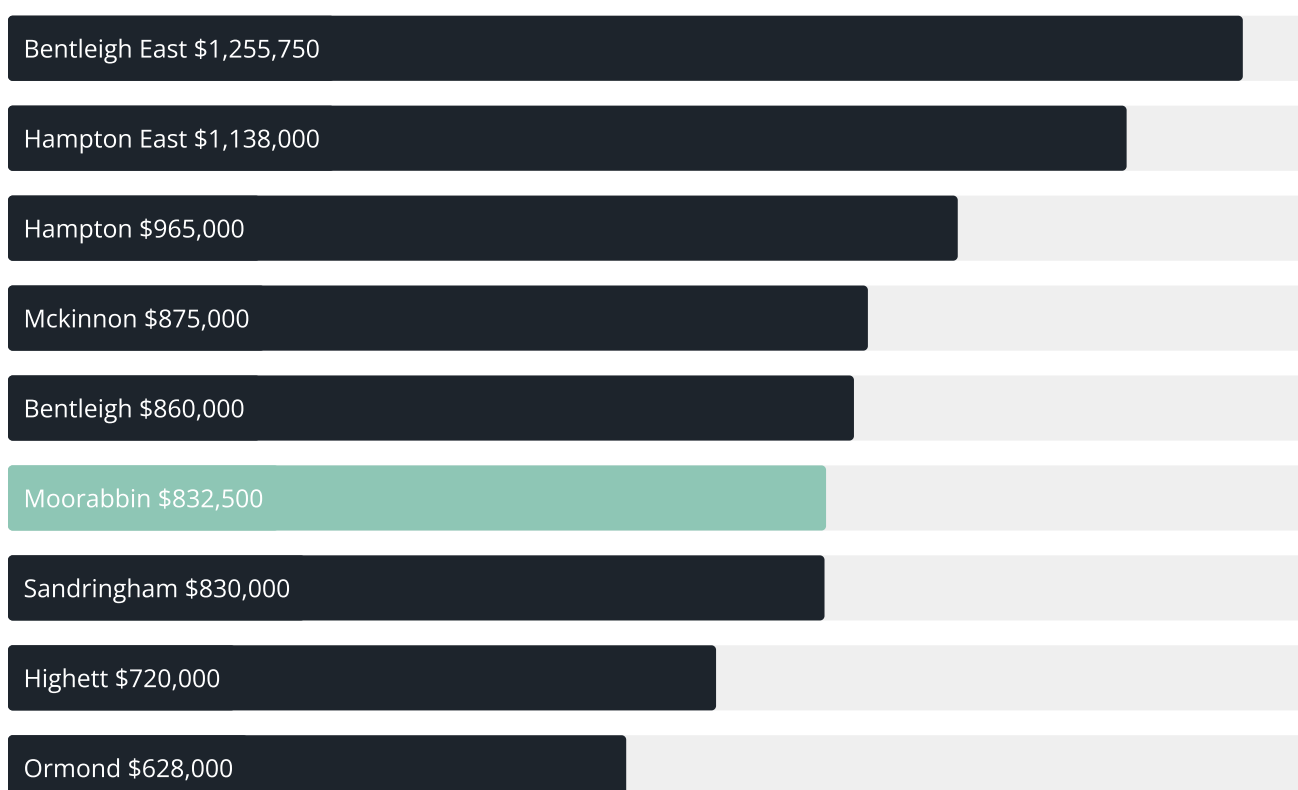
\$833k

Quarterly Price Change

3.51% ↑

Quarterly Price Change*



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

MOORABBIN SUBURB REPORT

Sale Method^{*}

● Auction 75%
● Private 25%

Auction Clearance Rate^{*}

77.78%Median Days on Market[^]

25 daysAverage Hold Period^{*}

6.2 yearsDwelling Type[^]

● Houses 77% ● Units 23%

Ownership[^]

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

Population[^]

6,287Median Asking Rent per week^{*}

\$750Population Growth[^]

6.65%Rental Yield^{*}


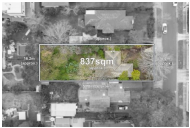








2.73%Median Age[^]

39 yearsMedian 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
 90 Chapel Rd MOORABBIN	3	House	\$1,300,000	20 Sep 2025
 11 Fiddes St Moorabbin	2	House	\$1,252,000	20 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
 1b Genoa St Moorabbin	3	Townhouse	\$995,000	28 Aug 2025
 3a Margaret St Moorabbin	3	Townhouse	\$1,280,000	23 Aug 2025
 1/32 Clay St Moorabbin	3	Unit	\$1,195,000	23 Aug 2025
 520 South Rd MOORABBIN	3	House	\$1,145,000	23 Aug 2025

MOORABBIN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3 Hythe Cl Moorabbin	4	House	\$1,205,000	21 Aug 2025
 3 Bruthen St Moorabbin	3	House	\$1,575,000	14 Aug 2025
 62 Worthing Rd Moorabbin	3	House	\$1,270,000	09 Aug 2025
 402/17 Taylor St Moorabbin	2	Flat/Unit/Apartment	\$568,000	28 Jul 2025
 1/50 Barilla Rd Moorabbin	2	Unit	\$755,000	26 Jul 2025
 9 Joan St Moorabbin	3	House	\$1,225,000	26 Jul 2025
 306/37 Genoa St Moorabbin	2	Strata Unit/Flat	\$695,000	23 Jul 2025
 112/6 Station St Moorabbin	2	Apartment	\$400,000	18 Jul 2025
 219 Wickham Rd Moorabbin	3	House	\$1,120,000	11 Jul 2025
 5/50 Barilla Rd MOORABBIN	2	Unit	\$840,000	05 Jul 2025

MOORABBIN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 53 Chapel Rd Moorabbin	4	House	\$1,400,000	05 Jul 2025
 603/6 Station St Moorabbin	2	Flat/Unit/Apartment	\$480,000	03 Jul 2025
 14 Florida Ct Moorabbin	3	Townhouse	\$1,100,000	20 Jun 2025
 604/17 Taylor St Moorabbin	1	Flat/Unit/Apartment	\$442,000	18 Jun 2025
 103/37 Genoa St Moorabbin	2	Strata Unit/Flat	\$599,000	16 Jun 2025
 44B Clay St Moorabbin	3	Unit	\$978,000	15 Jun 2025
 2a Gavin St Moorabbin	4	House	\$1,670,000	13 Jun 2025
 302/19 Central Av Moorabbin	3	Apartment	\$1,200,000	02 Jun 2025
 13a Barbara St MOORABBIN	3	Townhouse	\$1,196,000	31 May 2025
 303/215 Chesterville Rd Moorabbin	2	Flat/Unit/Apartment	\$682,500	28 May 2025



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jellisraig.com.au

Data is current as of PDF generation date 01/10/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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