

JellisCraig

MORDIALLOC

Suburb Report

Know your neighbourhood.



MORDIALLOC SUBURB REPORT

Median House Price*

Median

\$1.38m

Quarterly Price Change

0.00% ↓

Median Unit Price*

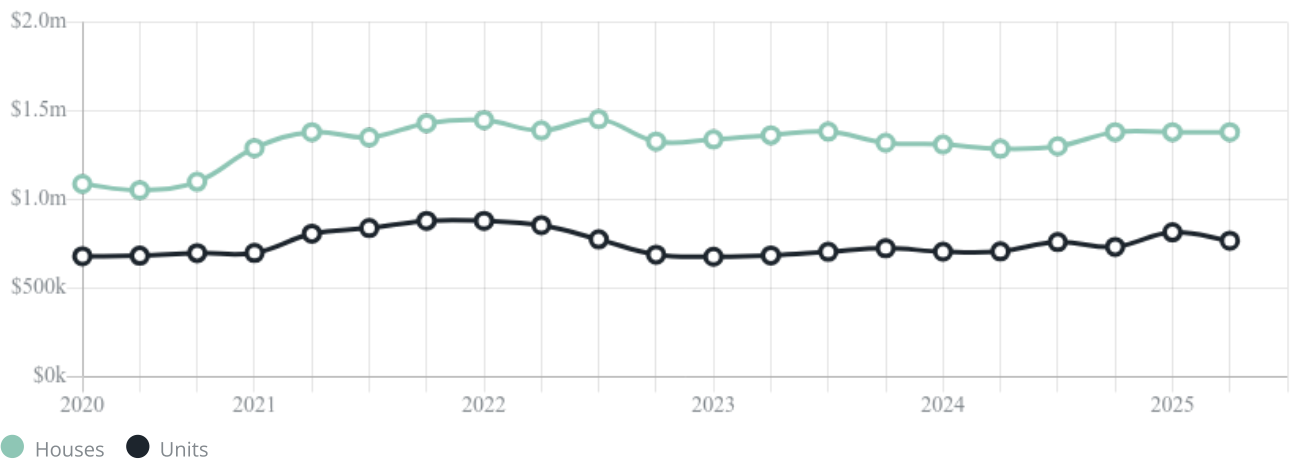
Median

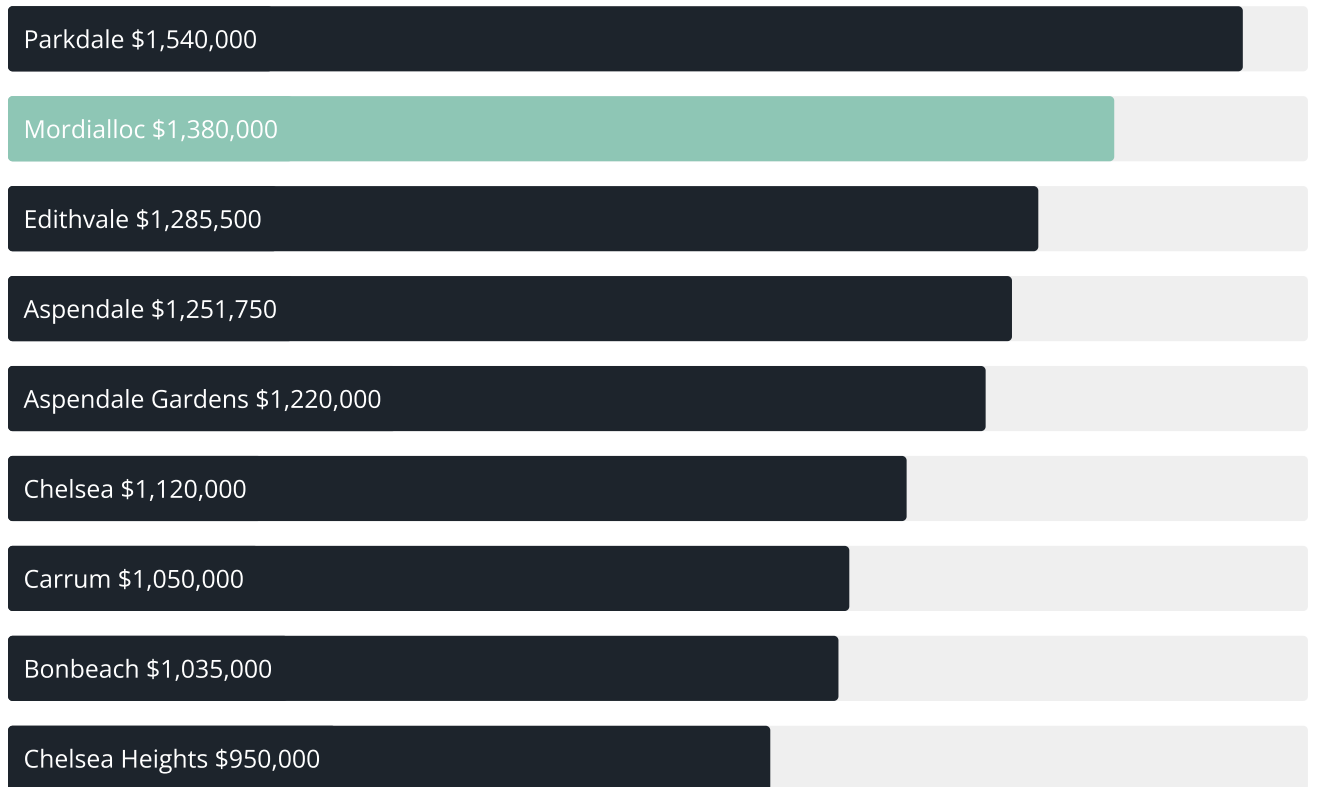
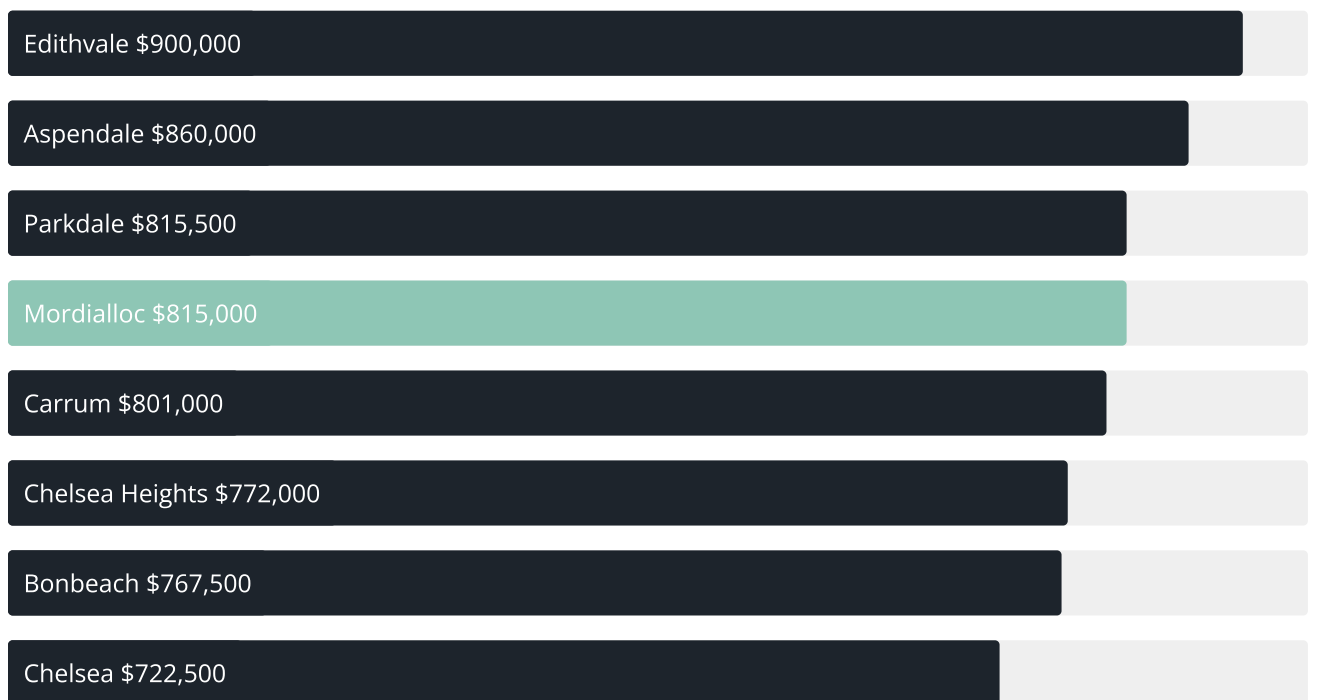
\$768k

Quarterly Price Change

-5.82% ↓

Quarterly Price Change*



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

MORDIALLOC SUBURB REPORT

Sale Method^{*}

● Auction 44%
● Private 56%

Auction Clearance Rate^{*}

92.86%Median Days on Market[^]

25 daysAverage Hold Period^{*}

8.8 yearsDwelling Type[^]

● Houses 40% ● Units 60%

Ownership[^]

● Owned Outright 29% ● Mortgaged 43% ● Rented 27%

Population[^]

8,886Median Asking Rent per week^{*}

\$733Median Age[^]











40 yearsRental Yield^{*}

2.78%Median Household Size[^]











2.4 people

MORDIALLOC 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 jellisrcraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 13 Kingston St Mordialloc	3	House	\$1,450,000	22 Sep 2025
 5/8 Crown Av Mordialloc	2	Unit	\$633,000	20 Sep 2025
 108/5 Bear St MORDIALLOC	2	Apartment	\$477,000	15 Sep 2025
 8 Temora St Mordialloc	4	House	\$1,900,000	13 Sep 2025
 16/117a McDonald St Mordialloc	3	Townhouse	\$1,085,000	13 Sep 2025
 11 Reckless La Mordialloc	3	House	\$990,000	10 Sep 2025
 14/541 Main St Mordialloc	1	Apartment	\$425,000	30 Aug 2025
 37 Brownfield St Mordialloc	3	House	\$1,530,000	29 Aug 2025
 2 Montgomery St Mordialloc	3	House	\$1,850,000	23 Aug 2025
 201/90 White St Mordialloc	2	Apartment	\$470,000	22 Aug 2025

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Address	Bedrooms	Type	Price	Sold
 7/124 White St Mordialloc	4	Townhouse	\$865,000	14 Aug 2025
 7/81 Barkly St Mordialloc	2	Apartment	\$590,000	12 Aug 2025
 76d Albert St Mordialloc	3	Townhouse	\$810,000	01 Aug 2025
 4/16 Mcdonald St Mordialloc	1	Unit	\$415,000	26 Jul 2025
 14b Park St Mordialloc	3	Flat/Unit/Apartment	\$805,000	26 Jul 2025
 19/5-7 Collocott St Mordialloc	2	Unit	\$611,000	19 Jul 2025
 116/90 White St Mordialloc	2	Apartment	\$550,000	15 Jul 2025
 41 Kershaw St Mordialloc	4	Land	\$1,100,000	14 Jul 2025
 13/117a Mcdonald St MORDIALLOC	2	Unit	\$831,000	12 Jul 2025
 16/9-11 Manikato Av Mordialloc	3	Townhouse	\$1,090,000	11 Jul 2025

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Address	Bedrooms	Type	Price	Sold
 3 Governor Rd Mordialloc	3	House	\$1,427,000	10 Jul 2025
 201/55 Barkly St Mordialloc	2	Apartment	\$725,000	30 Jun 2025
 17a Barkly St Mordialloc	4	House	\$1,610,000	30 Jun 2025
 100 White St Mordialloc	2	Apartment	\$560,000	30 Jun 2025
 22 Affinity Cl Mordialloc	5	House	\$1,680,000	24 Jun 2025
 4/131 McDonald St Mordialloc	1	Unit	\$395,000	21 Jun 2025
 2/201 Beach Rd Mordialloc	2	Flat/Unit/Apartment	\$877,000	21 Jun 2025
 4/6 Bear St Mordialloc	2	Apartment	\$590,000	19 Jun 2025
 38 Kokoda Pl Mordialloc	3	Flat/Unit/Apartment	\$991,000	14 Jun 2025
 2/10 Epsom Rd Mordialloc	2	Villa	\$807,000	14 Jun 2025



Mentone Office
99a Balcombe Road, Mentone
(03) 9585 5667

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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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