

JellisCraig

NORTH MELBOURNE

Suburb Report

Know your neighbourhood.



NORTH MELBOURNE SUBURB REPORT

Median House Price*

Median

\$1.28m

Quarterly Price Change

-3.46% ↓

Median Unit Price*

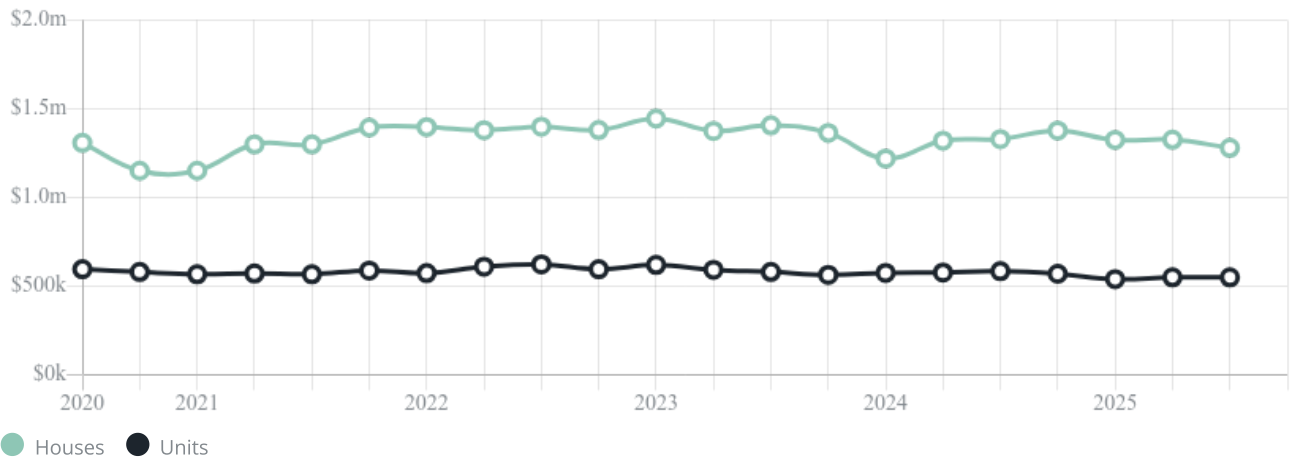
Median

\$550k

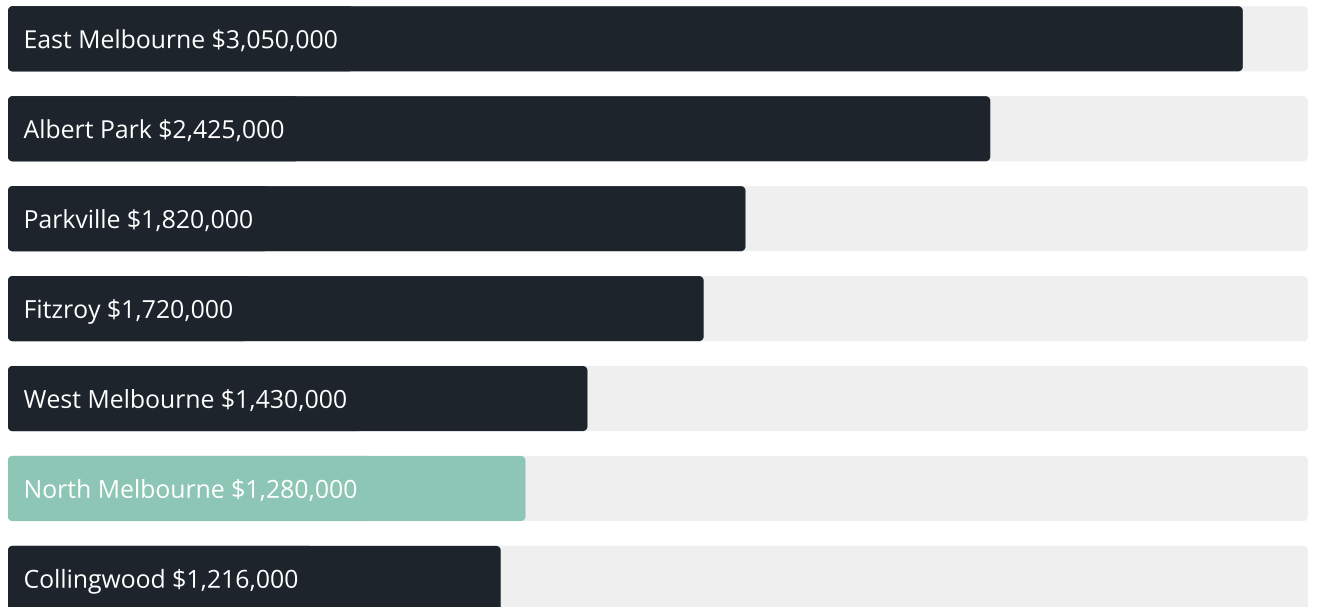
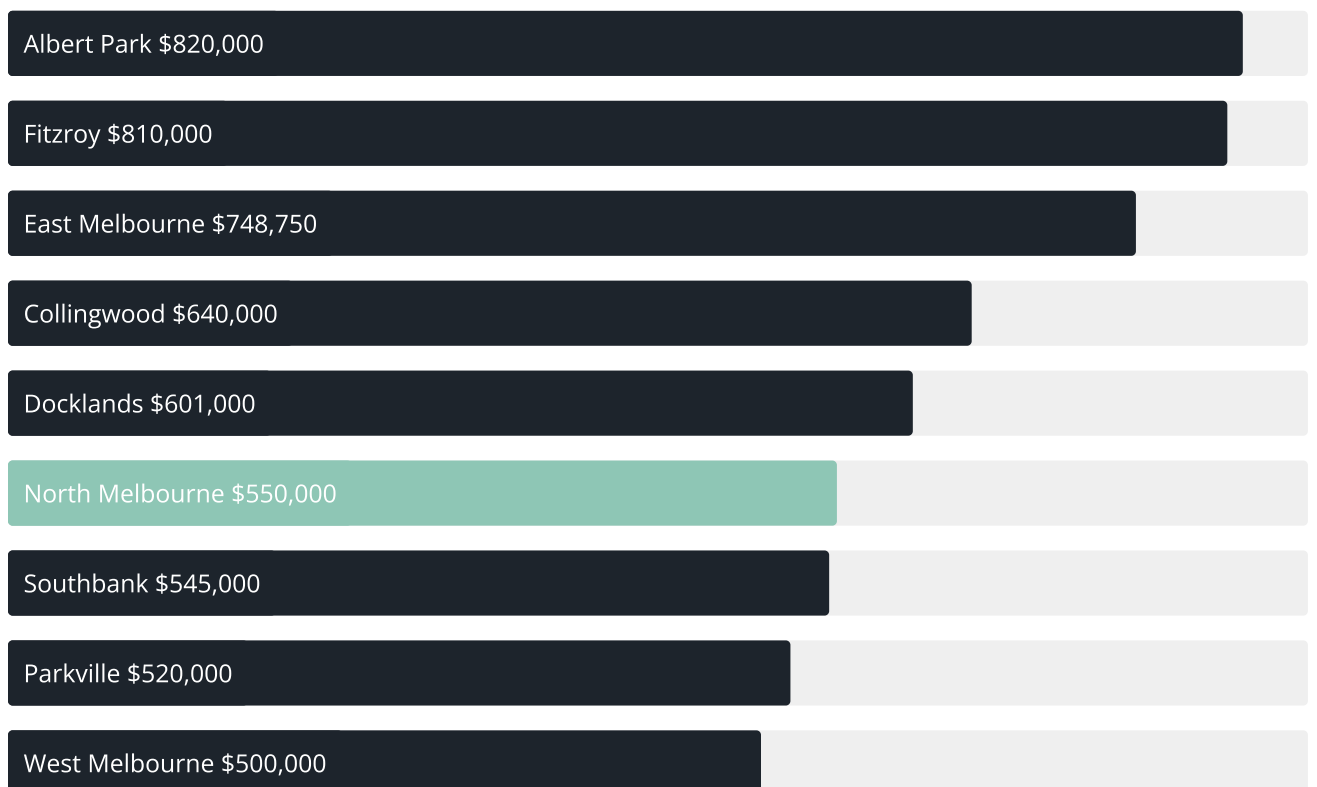
Quarterly Price Change

0.00% ↓

Quarterly Price Change*



NORTH MELBOURNE SUBURB REPORT

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

NORTH MELBOURNE SUBURB REPORT

Sale Method*



● Auction 35%
● Private 65%

Auction Clearance Rate*

73.53%

Median Days on Market^

26 days

Average Hold Period*

6.6 years

Dwelling Type^



● Houses 4% ● Units 96%

Ownership^



● Owned Outright 15% ● Mortgaged 23% ● Rented 62%

Population^

14,953

Median Asking Rent per week*

\$723

Population Growth^

0.09%

Rental Yield*

2.78%

Median Age^

31 years

Median Household Size^

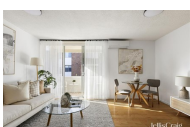
2 people

NORTH MELBOURNE 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 jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 G2/130 Errol St North Melbourne	1	Apartment	\$457,750	30 Oct 2025
 513/55 Villiers St North Melbourne	1	Apartment	\$165,000	27 Oct 2025
 5 Canning St North Melbourne	3	House	\$1,802,000	25 Oct 2025
 2/1a Canning St North Melbourne	2	Unit	\$700,000	25 Oct 2025
 135 Errol St North Melbourne	4	House	\$1,650,000	20 Oct 2025
 668 Queensberry St North Melbourne	3	House	\$930,000	18 Oct 2025
 234/23 Blackwood St North Melbourne	2	Apartment	\$450,000	16 Oct 2025
 3/49 Brougham St North Melbourne	1	Apartment	\$390,000	10 Oct 2025
 101/130 Errol St North Melbourne	2	Apartment	\$575,000	10 Oct 2025
 305/139 Chetwynd St North Melbourne	1	Apartment	\$360,000	07 Oct 2025

NORTH MELBOURNE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 30a Munster Tce NORTH MELBOURNE	3	Townhouse	\$1,341,000	04 Oct 2025
 4/42 Shiel St North Melbourne	2	Apartment	\$580,000	03 Oct 2025
 20/49 Brougham St North Melbourne	1	Apartment	\$375,855	30 Sep 2025
 241/23 Blackwood St North Melbourne	1	Apartment	\$363,000	27 Sep 2025
 13/80 Oshanassy St North Melbourne	1	Apartment	\$390,000	24 Sep 2025
 2/147 Curzon St North Melbourne	2	Apartment	\$485,000	24 Sep 2025
 1/3 Hardwicke St North Melbourne	2	Apartment	\$515,000	24 Sep 2025
 817/55 Villiers St North Melbourne	1	Apartment	\$168,000	22 Sep 2025
 16/19 Wood St North Melbourne	2	Apartment	\$720,000	20 Sep 2025
 4/70 Oshanassy St North Melbourne	2	Apartment	\$706,000	19 Sep 2025

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Address	Bedrooms	Type	Price	Sold
 119 Dryburgh St North Melbourne	2	House	\$1,400,000	13 Sep 2025
 2/5 Cobden St North Melbourne	3	Apartment	\$1,060,000	13 Sep 2025
 2/205 Flemington Rd North Melbourne	2	Unit	\$710,000	12 Sep 2025
 100 Munster Tce North Melbourne	4	House	\$1,530,000	11 Sep 2025
 104a Errol St North Melbourne	1	Townhouse	\$929,500	11 Sep 2025
 806/55 Villiers St North Melbourne	1	Apartment	\$170,000	08 Sep 2025
 17/171 Flemington Rd North Melbourne	2	Apartment	\$496,000	06 Sep 2025
 307/11 Oconnell St North Melbourne	1	Flat/Unit/Apartment	\$225,000	03 Sep 2025
 204/704 Victoria St North Melbourne	1	Flat/Unit/Apartment	\$380,000	02 Sep 2025
 69 Baillie St North Melbourne	2	House	\$900,000	02 Sep 2025



Please contact your local Jellis Craig office

jelliscraig.com.au

Data is current as of PDF generation date 01/11/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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