

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.18m

Quarterly Price Change

-0.79% ↓

Median Unit Price*

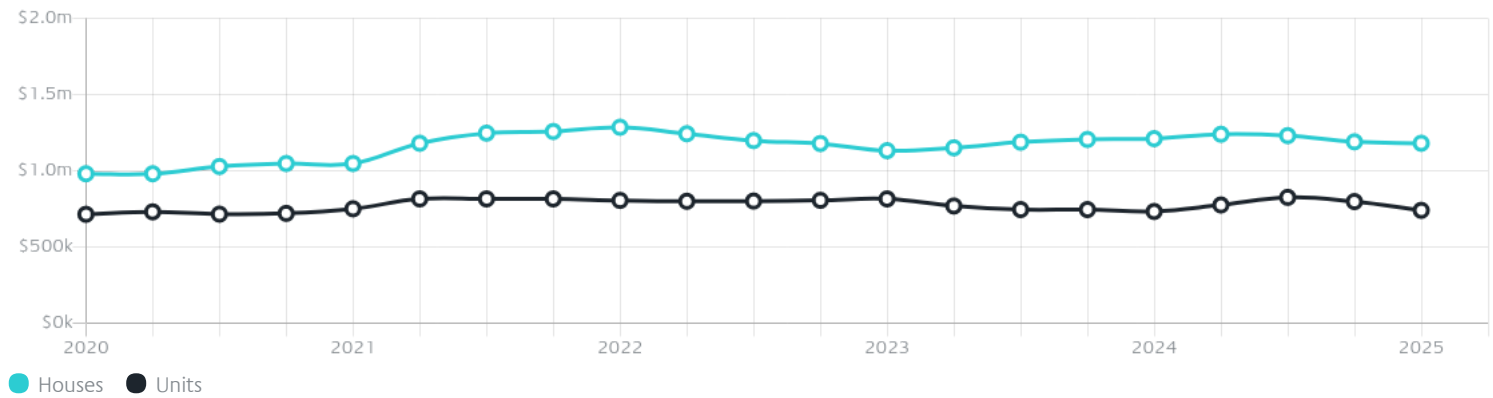
Median

\$740k

Quarterly Price Change

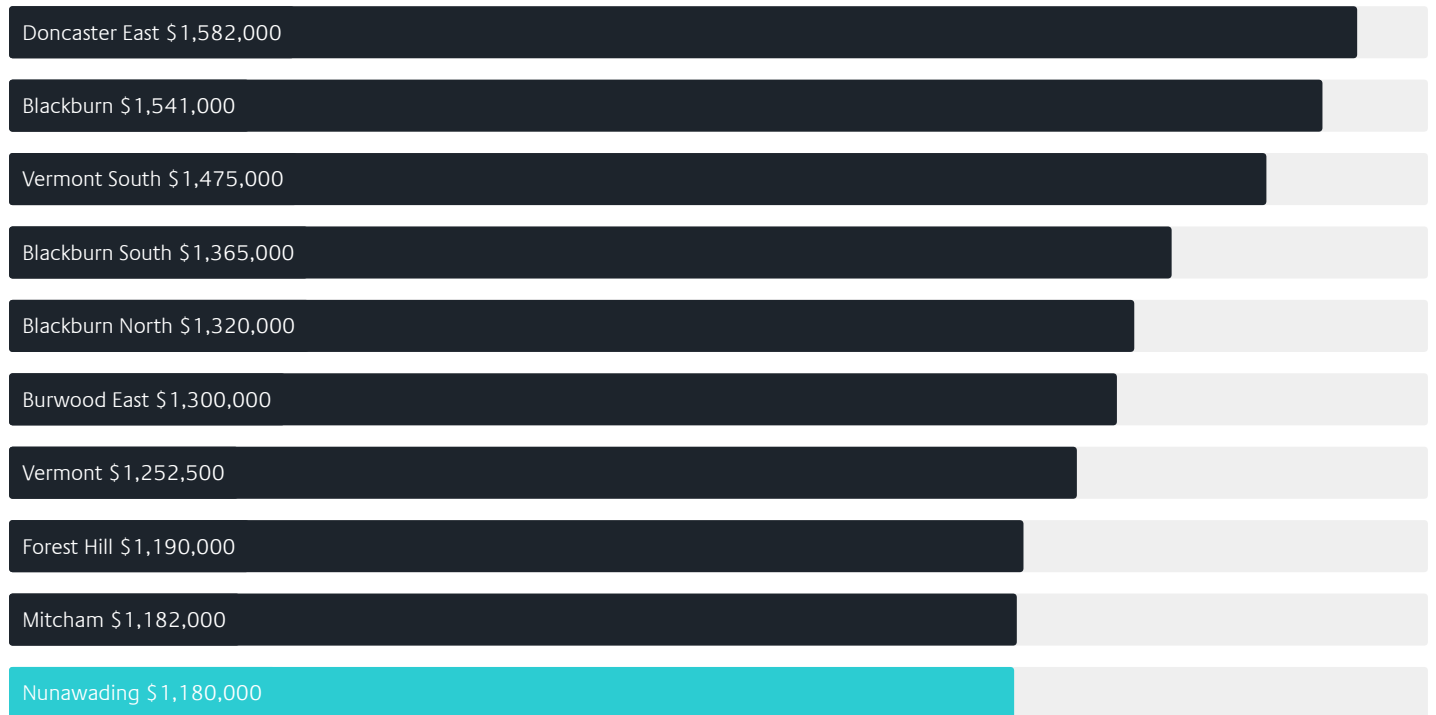
-7.21% ↓

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 66%
● Private 34%

Auction Clearance Rate*

92.11%

Median Days on Market^

26 days

Average Hold Period*

7.8 years

Insights

Dwelling Type^



● Houses 69% ● Units 31%

Ownership^



● Owned Outright 35% ● Mortgaged 39% ● Rented 26%

Population^

12,413

Median Asking Rent per week*

\$600

Population Growth^

4.52%

Rental Yield*

2.54%

Median Age^










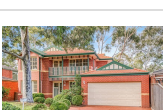
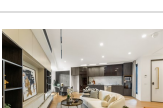

39 years

Median Household Size^









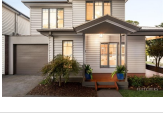
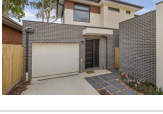


2.6 people

Sold Properties~











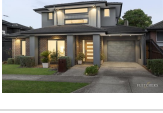

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 31 Robyn Dr Nunawading	3	House	\$1,180,000	31 May 2025
 1/2 Luckie St Nunawading	3	House	\$802,000	27 May 2025
 44 Lindsay Av Nunawading	4	House	\$860,000	17 May 2025
 5/217 Springvale Rd Nunawading	2	Unit	\$725,000	17 May 2025
 5/14-18 Springvale Rd Nunawading	2	Unit	\$615,000	13 May 2025
 5 Nielsen Av Nunawading	3	House	\$1,150,000	08 May 2025
 10 Oleanda Cr Nunawading	5	House	\$1,340,000	03 May 2025
 2/180 Central Rd Nunawading	3	Townhouse	\$895,000	03 May 2025
 50 Diosma Cr Nunawading	5	House	\$1,685,000	01 May 2025
 14 Candlebark La Nunawading	4	House	\$1,520,000	30 Apr 2025
 2/371 Springfield Rd Nunawading	4	Townhouse	\$1,000,000	29 Apr 2025
 40 Sandy St Nunawading	3	House	\$950,000	17 Apr 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3/275 Springfield Rd Nunawading	3	Unit	\$964,000	17 Apr 2025
 1/44 Shady Gr NUNAWADING	4	Townhouse	\$1,302,000	12 Apr 2025
 35 Luckie St Nunawading	5	House	\$1,355,000	12 Apr 2025
 22 Kett St Nunawading	3	House	\$1,000,000	11 Apr 2025
 3/36 Mount Pleasant Rd Nunawading	2	Unit	\$685,000	06 Apr 2025
 3 Lindsay Av Nunawading	3	House	\$1,405,000	05 Apr 2025
 4 Kendall St Nunawading	4	House	\$1,071,000	05 Apr 2025
 47 Esdale St Nunawading	4	House	\$1,880,000	04 Apr 2025
 7a Roger Ct Nunawading	3	House	\$911,000	04 Apr 2025
 3/119 Esdale St Nunawading	4	Townhouse	\$910,000	02 Apr 2025
 123 Rooks Rd Nunawading	4	Townhouse	\$1,210,000	01 Apr 2025
 6/108 Mount Pleasant Rd Nunawading	2	Unit	\$580,000	31 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 25 Winifred St Nunawading	3	House	\$1,020,000	29 Mar 2025
 3 Evandale Av Nunawading	2	House	\$900,000	29 Mar 2025
 104 Esdale St Nunawading	3	House	\$1,306,000	29 Mar 2025
 5a Almer Av Nunawading	3	House	\$1,100,000	27 Mar 2025
 358 Springfield Rd Nunawading	3	House	\$1,200,000	26 Mar 2025
 1a Kett St Nunawading	3	Townhouse	\$1,193,000	26 Mar 2025
 7 Menin Rd NUNAWADING	2	House	\$1,190,000	22 Mar 2025
 5 Solar Ct Nunawading	3	House	\$1,180,000	22 Mar 2025
 2 Mark Pl Nunawading	3	House	\$1,320,000	22 Mar 2025
 6 Beryl St NUNAWADING	3	House	\$850,000	18 Mar 2025
 1a Busana Way Nunawading	4	House	\$1,240,000	15 Mar 2025
 4/98-100 Mount Pleasant Rd Nunawading	2	Unit	\$648,000	14 Mar 2025



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jelliscraig.com.au

Data is current as of PDF generation date 01/06/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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