

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

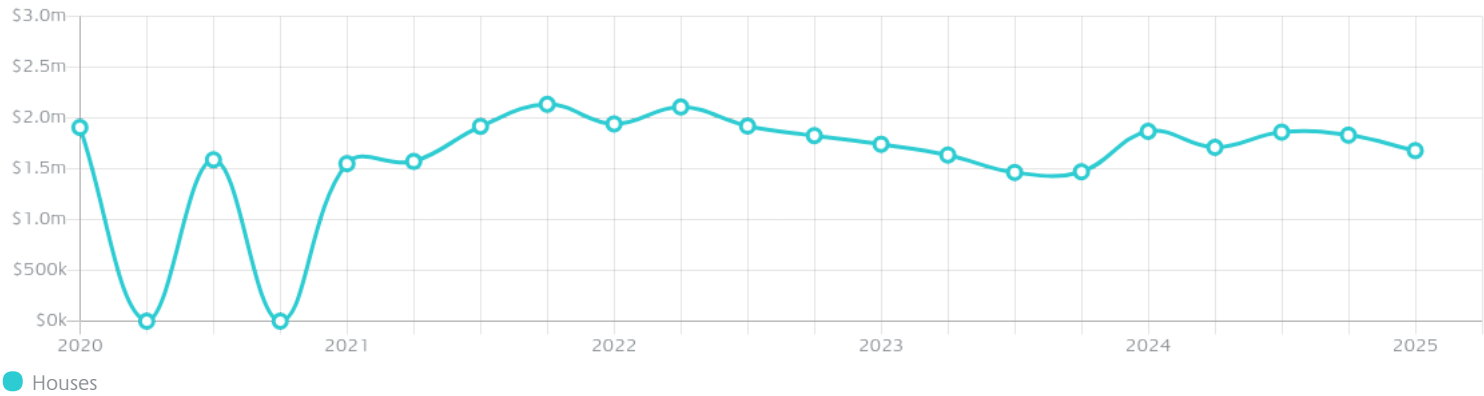
Median

\$1.68m

Quarterly Price Change

-8.33% ↓

Quarterly Price Change*

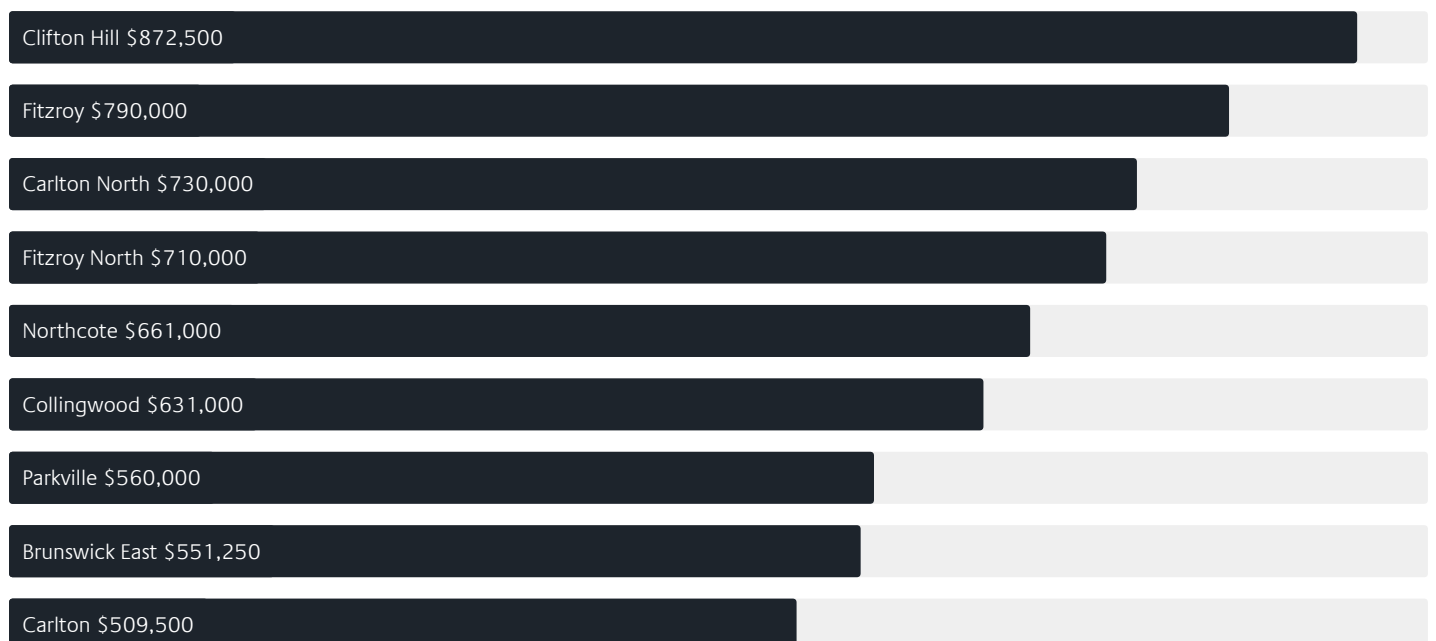


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 57%
● Private 43%

Auction Clearance Rate*

75%

Median Days on Market^

24 days

Average Hold Period*

9.8 years

Insights

Dwelling Type^



● Houses 14% ● Units 86%

Ownership^



● Owned Outright 41% ● Mortgaged 20% ● Rented 39%

Population^

2,005

Median Asking Rent per week*

\$793

Population Growth^

-5.69%

Rental Yield*

2.25%

Median Age^








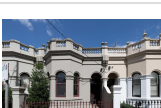
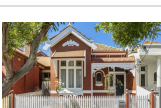

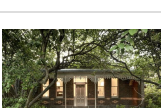
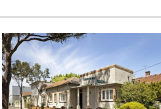
39 years

Median Household Size^













2.2 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 jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 15/26 Garton St Princes Hill	1	Apartment	\$455,000	02 May 2025
 28 Wilson St Princes Hill	2	House	\$1,740,000	12 Apr 2025
 86 Bowen Cr Princes Hill	7	House	\$12,750,000	04 Apr 2025
 120 Arnold St Princes Hill	4	House	\$3,350,000	04 Apr 2025
 6 Arnold St Princes Hill	3	House	\$1,760,000	03 Apr 2025
 223 Richardson St Princes Hill	2	House	\$1,225,000	11 Mar 2025
 219 Richardson St Princes Hill	4	House	\$970,000	25 Feb 2025
 41 Arnold St Princes Hill	2	House	\$1,425,000	23 Feb 2025
 568 Park St Princes Hill	3	House	\$1,510,000	08 Feb 2025
 17/19 Mcilwraith St Princes Hill	1	Apartment	\$515,000	14 Dec 2024
 111 Arnold St Princes Hill	4	House	\$3,650,000	09 Dec 2024
 86 Garton St Princes Hill	3	House	\$1,800,000	04 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 58 McIlwraith St Princes Hill	3	House	\$1,705,000	30 Nov 2024
 206 Wilson St Princes Hill	3	House	\$1,400,000	19 Nov 2024
 246 Richardson St Princes Hill	7	House	\$1,740,000	06 Nov 2024
 2 Bowen Cr Princes Hill	4	House	\$3,320,000	01 Nov 2024
 144 Garton St Princes Hill	4	House	\$2,120,000	26 Oct 2024
 210 Pigdon St PRINCES HILL	2	House	\$1,650,000	23 Oct 2024
 665 Lygon St Princes Hill	2	Townhouse	\$1,430,000	21 Oct 2024
 208 Pigdon St Princes Hill	4	House	\$2,600,000	18 Oct 2024
 94 McIlwraith St Princes Hill	2	House	\$1,550,000	15 Oct 2024
 5 Wilson St Princes Hill	2	House	\$1,625,000	12 Oct 2024
 2/311 Pigdon St Princes Hill	2	Subdivided Unit/Villa/Townhouse	\$850,000	12 Oct 2024
 73 McIlwraith St Princes Hill	4	House	\$2,540,000	26 Sep 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 209 Pigdon St Princes Hill	4	House	\$1,650,000	17 Sep 2024
 36 Arnold St Princes Hill	2	House	\$1,130,000	14 Sep 2024
 78 Arnold St Princes Hill	3	House	\$1,860,000	25 Jul 2024
 30 Garton St Princes Hill	4	House	\$3,100,000	17 Jul 2024
 288 Richardson St Princes Hill	3	House	\$1,925,000	10 Jul 2024
 217 Richardson St Princes Hill	2	House	\$980,000	04 Jul 2024
 204 Wilson St Princes Hill	3	House	\$1,550,000	24 Jun 2024
 48 McIlwraith St Princes Hill	2	House	\$1,575,000	15 Jun 2024



Please contact your local Jellis Craig office

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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