

# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$1.02m**

Quarterly Price Change

**1.74% ↑**

## Median Unit Price\*

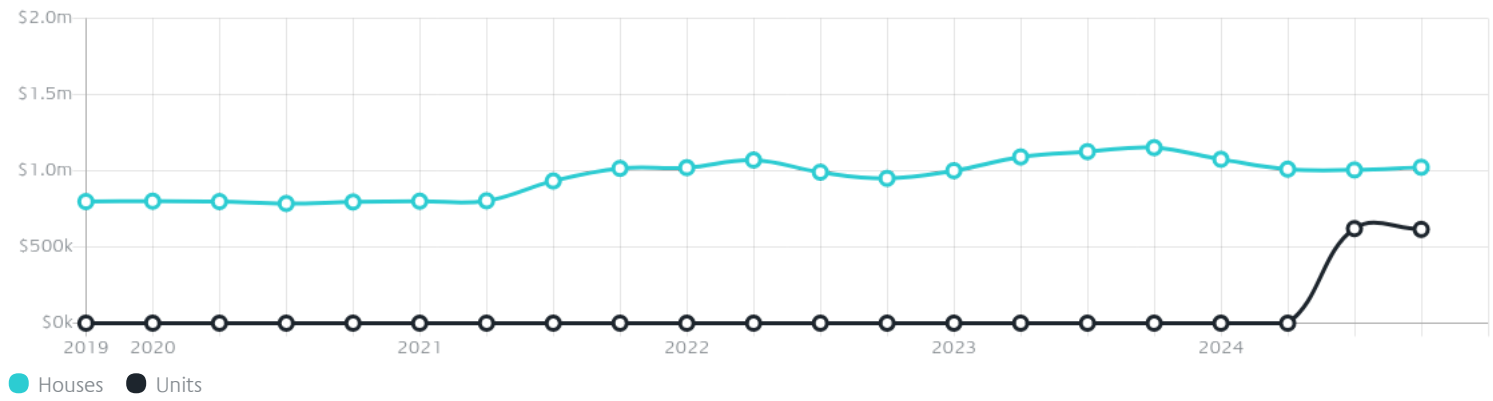
Median

**\$615k**

Quarterly Price Change

**-0.80% ↓**

## Quarterly Price Change\*



# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

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## Sale Method<sup>\*</sup>



● Auction 6%  
● Private 94%

## Median Days on Market<sup>^</sup>

119 days

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## Average Hold Period<sup>\*</sup>

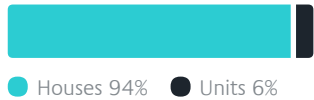
9.7 years

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# Insights

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## Dwelling Type<sup>^</sup>



● Houses 94% ● Units 6%

## Ownership<sup>^</sup>



● Owned Outright 40% ● Mortgaged 51% ● Rented 8%

## Population<sup>^</sup>

4,390

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## Median Asking Rent per week<sup>\*</sup>

\$530

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## Population Growth<sup>^</sup>

11.22%

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## Rental Yield<sup>\*</sup>

2.82%

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## Median Age<sup>^</sup>

42 years

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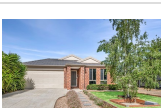



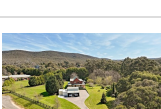
## Median Household Size<sup>^</sup>

2.8 people













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# 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](http://jellisicraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 18 Kathryn Ct Riddells Creek	4	House	\$1,180,000	28 Feb 2025
 9 Bolithos Rd Riddells Creek	5	House	\$820,000	17 Feb 2025
 15 Parkview Tce Riddells Creek	3	House	\$785,000	30 Jan 2025
 6 Egan Ct Riddells Creek	3	House	\$790,000	30 Jan 2025
 3 Ranoch Ct Riddells Creek	5	House	\$1,076,000	29 Jan 2025
 3/39 Somerville La Riddells Creek	2	Unit	\$520,000	14 Jan 2025
 42 Racecourse Rd RIDDELLS CREEK	4	House	\$560,000	13 Jan 2025
 36 Filmer Pl Riddells Creek	4	House	\$775,000	13 Jan 2025
 13 Butters Cl Riddells Creek	4	House	\$1,200,000	20 Dec 2024
 13 Yellowgum Av Riddells Creek	4	House	\$1,000,000	13 Dec 2024
 9 Bluegum Cirt Riddells Creek	4	House	\$1,258,000	03 Dec 2024
 3 Madge Ct Riddells Creek	4	House	\$1,500,000	03 Dec 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 2B Douglas Ct Riddells Creek	4	House	\$1,160,000	19 Nov 2024
 19 Somerville La Riddells Creek	3	House	\$700,000	18 Nov 2024
 50-54 Bolithos Rd Riddells Creek	5	House	\$1,170,000	14 Nov 2024
 1/56-58 Main Rd Riddells Creek	2	Unit	\$510,000	13 Nov 2024
 120 Main Rd Riddells Creek	6	House	\$1,090,000	08 Nov 2024
 175 Gap Rd Riddells Creek	4	House	\$1,450,000	05 Nov 2024
 127 Main Rd Riddells Creek	4	House (Previously Occupied - Detached)	\$2,300,000	29 Oct 2024
 19 Yellowgum Av Riddells Creek	3	House	\$840,000	28 Oct 2024
 13 Parkview Tce Riddells Creek	3	House	\$780,000	28 Oct 2024
 175 Sutherlands Rd Riddells Creek	4	House	\$1,270,000	24 Oct 2024
 2/42 Mahoneys Rd Riddells Creek	3	Unit	\$570,000	14 Oct 2024
 7 Ranoch Ct Riddells Creek	4	House	\$1,125,000	12 Oct 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 111 Sandy Creek Rd Riddells Creek	4	House	\$1,253,000	08 Oct 2024
 17 Somerville La Riddells Creek	3	House	\$760,000	23 Sep 2024
 4/2 Egan Ct Riddells Creek	3	Unit	\$610,000	20 Sep 2024
 4/3-5 Stephen St Riddells Creek	2	House	\$465,000	19 Sep 2024
 29 Bluegum Cirt Riddells Creek	4	House	\$1,025,000	12 Sep 2024
 4/3 Stephen St Riddells Creek	2	Flat/Unit/Apartment	\$465,000	07 Sep 2024
 4/7 Gap Rd Riddells Creek	3	Unit	\$645,000	04 Sep 2024
 4/3 Sutton St Riddells Creek	2	Unit	\$560,000	03 Sep 2024
 30 Bolithos Rd RIDDELLS CREEK	3	House	\$800,000	24 Aug 2024
 21 Somerville La Riddells Creek	4	House	\$800,000	18 Aug 2024
 3/17 Richardson St Riddells Creek	3	Unit	\$640,000	12 Aug 2024
 16 Raws La Riddells Creek	5	House	\$1,180,000	09 Aug 2024

# Jellis Craig

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[jelliscraig.com.au](http://jelliscraig.com.au)

Data is current as of PDF generation date 01/03/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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