

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.39m

Quarterly Price Change

0.72% ↑

Median Unit Price*

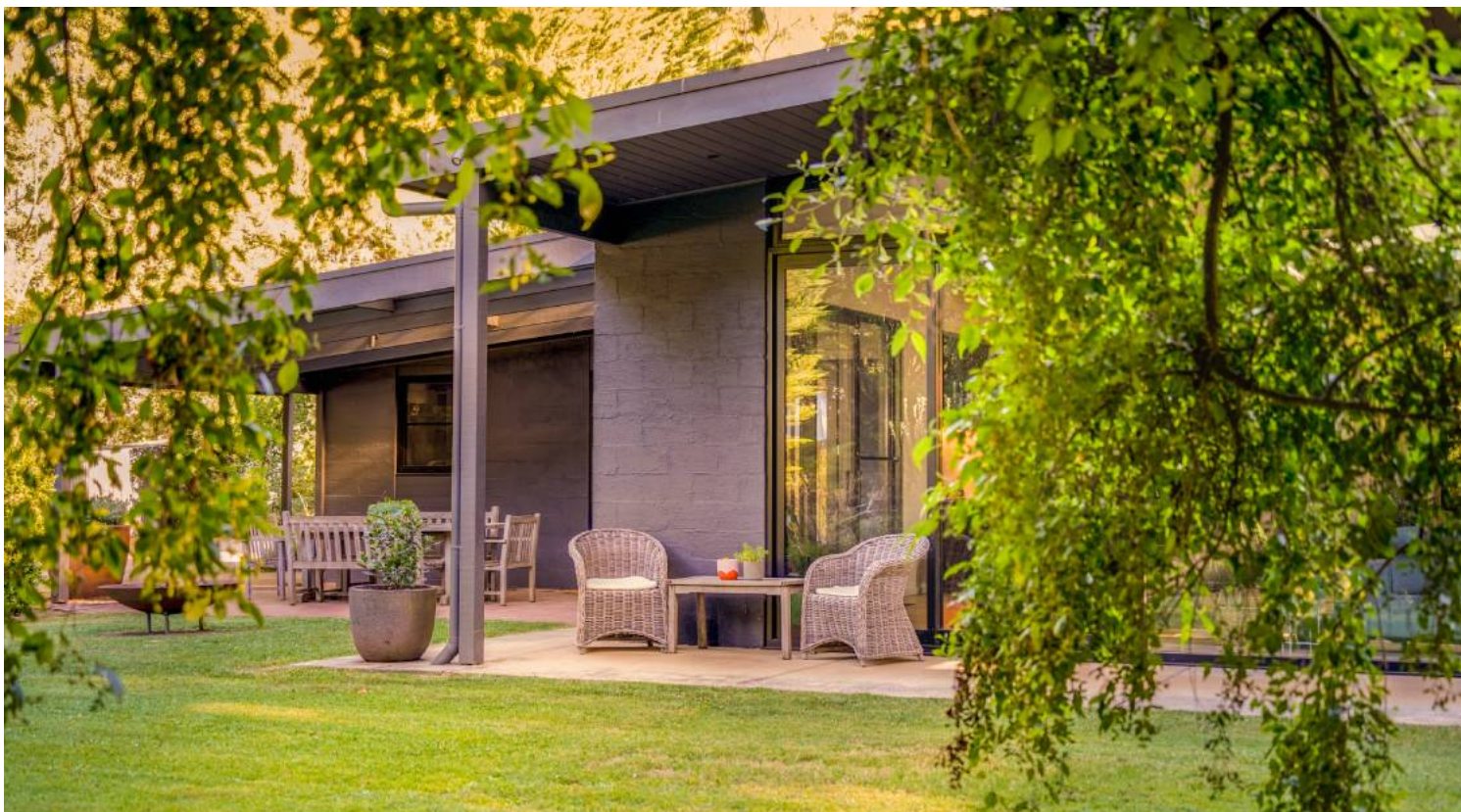
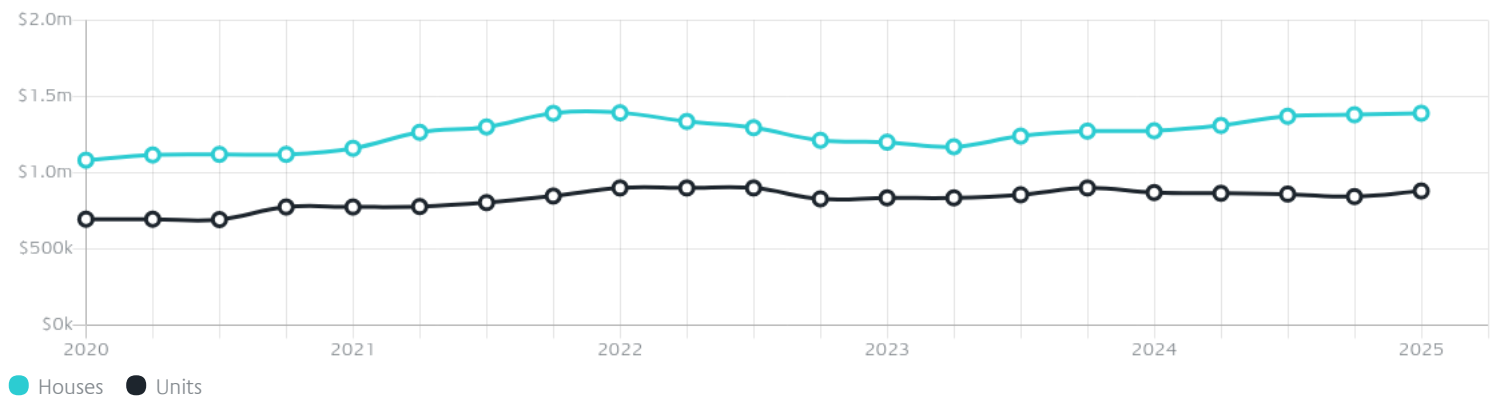
Median

\$880k

Quarterly Price Change

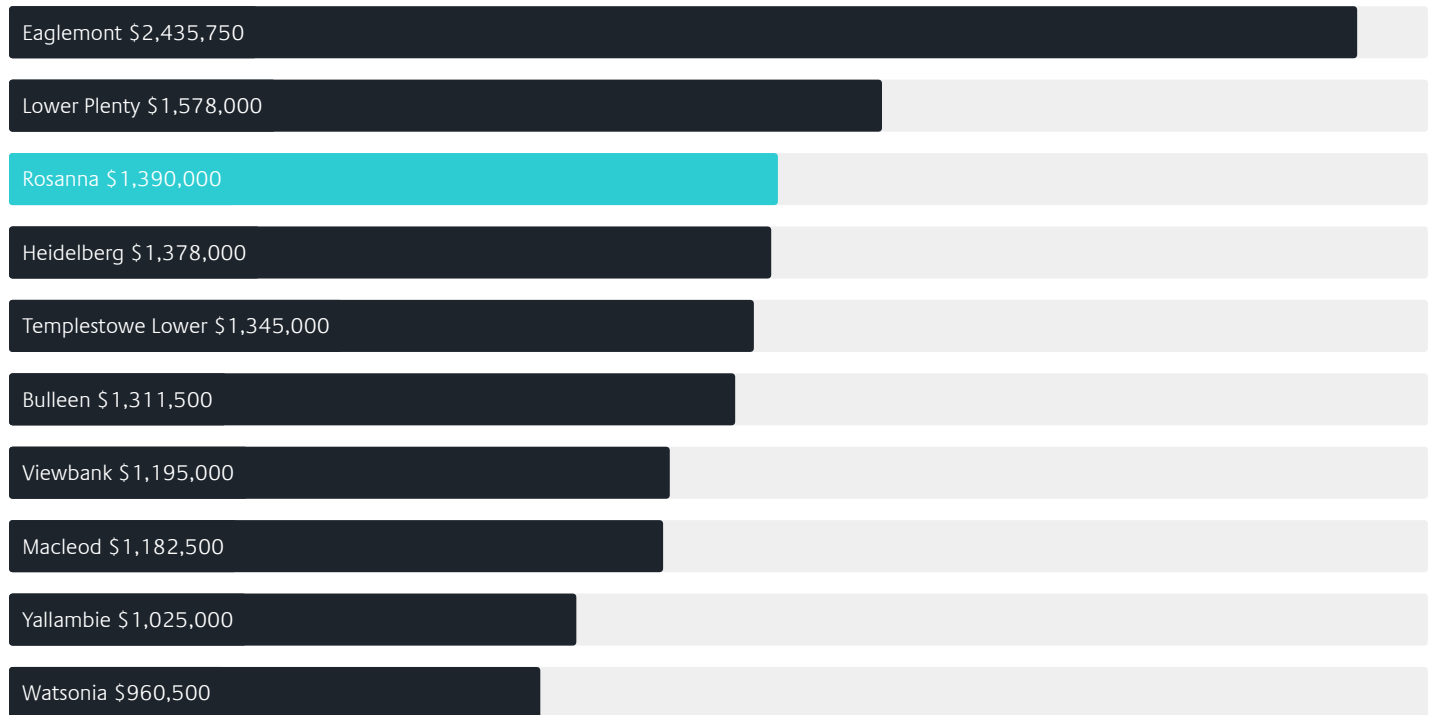
4.32% ↑

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 57%
● Private 43%

Auction Clearance Rate*

79.17%

Median Days on Market^

28 days

Average Hold Period*

9.1 years

Insights

Dwelling Type^



● Houses 81% ● Units 19%

Ownership^



● Owned Outright 44% ● Mortgaged 37% ● Rented 20%

Population^

8,616

Median Asking Rent per week*

\$675

Population Growth^

1.39%

Rental Yield*

2.59%

Median Age^













41 years

Median Household Size^











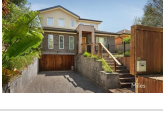

2.6 people

Sold Properties~







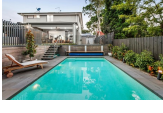



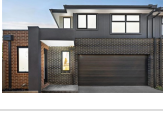

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 1 / 302 Lower Plenty Rd Rosanna	2	Unit	\$645,000	27 Jun 2025
 204 Lower Plenty Rd Rosanna	5	House	\$1,288,000	21 Jun 2025
 25 Beetham Pde Rosanna	3	House	\$1,150,000	19 Jun 2025
 1 / 17 Alfreda Av Rosanna	3	Unit	\$1,140,000	11 Jun 2025
 74-76 Hodgson St Rosanna	4	House	\$1,395,500	11 Jun 2025
 2 / 60 Lower Plenty Rd Rosanna	2	Unit	\$800,000	10 Jun 2025
 3 / 10 Milford Gr Rosanna	3	Townhouse	\$1,082,500	05 Jun 2025
 13 / 54 Beetham Pde Rosanna	2	Apartment	\$440,000	04 Jun 2025
 2 / 8 Finlayson St Rosanna	2	Unit	\$774,000	24 May 2025
 38 Brassey Av Rosanna	4	House	\$1,370,000	24 May 2025
 31 Miriam St Rosanna	4	House	\$1,330,000	24 May 2025
 5 / 40 Station Rd Rosanna	2	Townhouse	\$657,500	17 May 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 15 Finlayson St Rosanna	4	House	\$1,205,000	17 May 2025
 2/52 Mountain View Pde Rosanna	3	House	\$1,230,000	16 May 2025
 20 Finlayson St Rosanna	3	House	\$1,135,000	14 May 2025
 3/6 Leura Av Rosanna	4	Townhouse	\$1,160,000	10 May 2025
 1/43 Station Rd Rosanna	3	Townhouse	\$910,000	09 May 2025
 6 Mercedes Ct Rosanna	4	House	\$1,370,000	03 May 2025
 4/77 St James Rd Rosanna	2	Flat/Unit/Apartment	\$700,000	29 Apr 2025
 3/54 Beetham Pde Rosanna	2	Apartment	\$432,000	22 Apr 2025
 3/197 Rosanna Rd Rosanna	2	Flat/Unit/Apartment	\$545,000	22 Apr 2025
 23 Berrima Rd ROSANNA	3	House	\$1,030,000	16 Apr 2025
 125 Beverley Rd Rosanna	3	House	\$1,240,000	16 Apr 2025
 1/66 Coorie Cr Rosanna	2	Townhouse	\$731,470	14 Apr 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 20 Grove Rd Rosanna	3	House	\$1,600,000	12 Apr 2025
 1 Jolliffe Cr Rosanna	3	House	\$1,080,000	09 Apr 2025
 47 Hillside Rd Rosanna	4	House	\$2,675,000	02 Apr 2025
 23 Silk St Rosanna	3	House	\$1,180,000	02 Apr 2025
 9/46 Station Rd Rosanna	2	Townhouse	\$745,000	02 Apr 2025
 40 Waiora Rd Rosanna	3	House	\$1,061,000	31 Mar 2025
 8 Laane Av Rosanna	4	House	\$2,400,000	29 Mar 2025
 236 Waiora Rd Rosanna	3	House	\$1,350,000	29 Mar 2025
 179 Beverley Rd Rosanna	3	House	\$1,300,000	28 Mar 2025
 9 Banyule Rd Rosanna	2	House	\$1,110,000	27 Mar 2025
 2/22 Arden Cr Rosanna	3	Townhouse	\$1,050,000	25 Mar 2025
 7 Simon Ct Rosanna	3	House	\$1,260,000	22 Mar 2025



Rosanna Office
114 Lower Plenty Road, Rosanna
03 9459 8111

jelliscraig.com.au

Data is current as of PDF generation date 01/07/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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