

## *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$751k**

Quarterly Price Change

**0.83% ↑**

## Median Unit Price\*

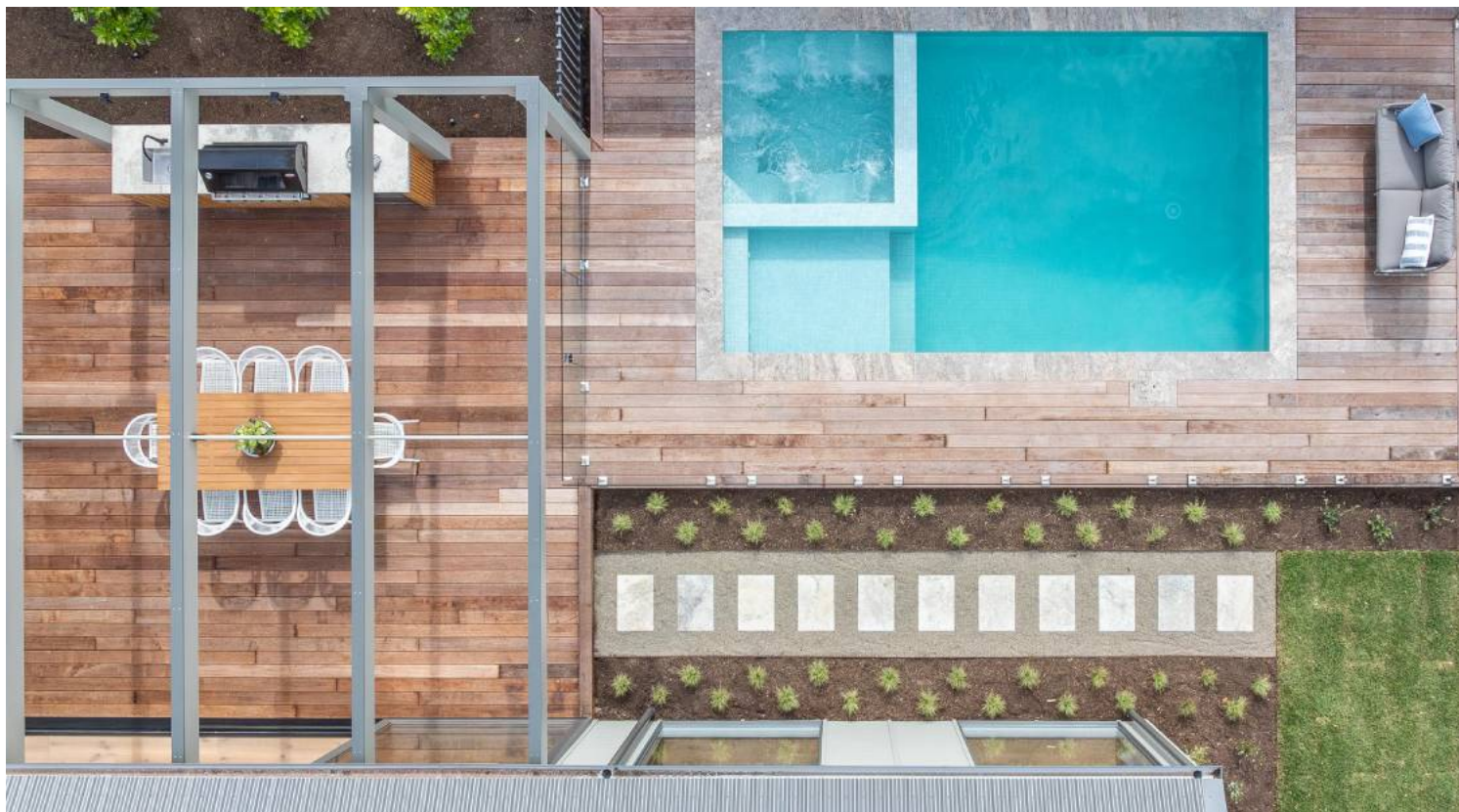
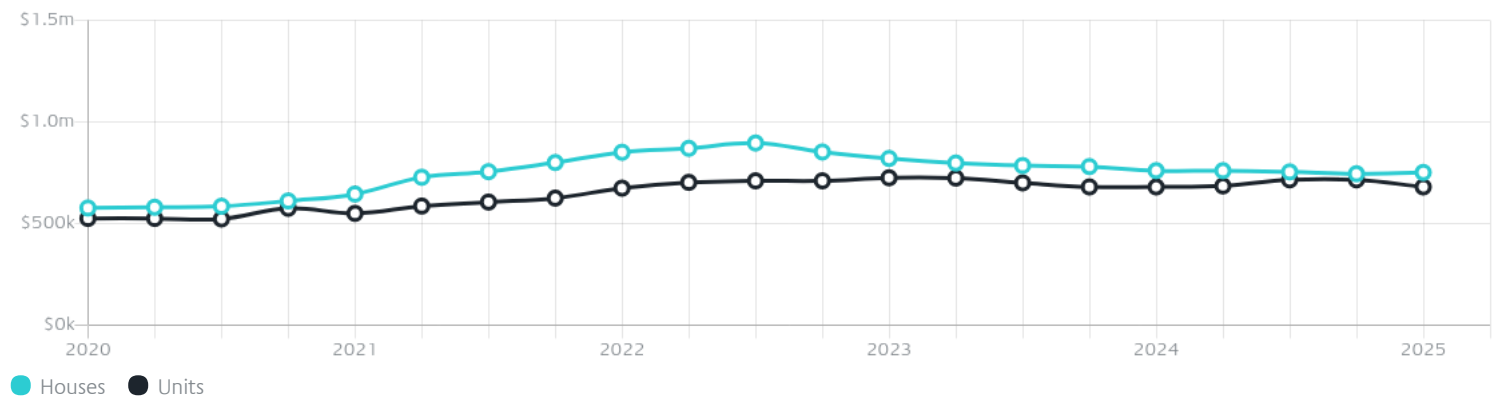
Median

**\$680k**

Quarterly Price Change

**-4.89% ↓**

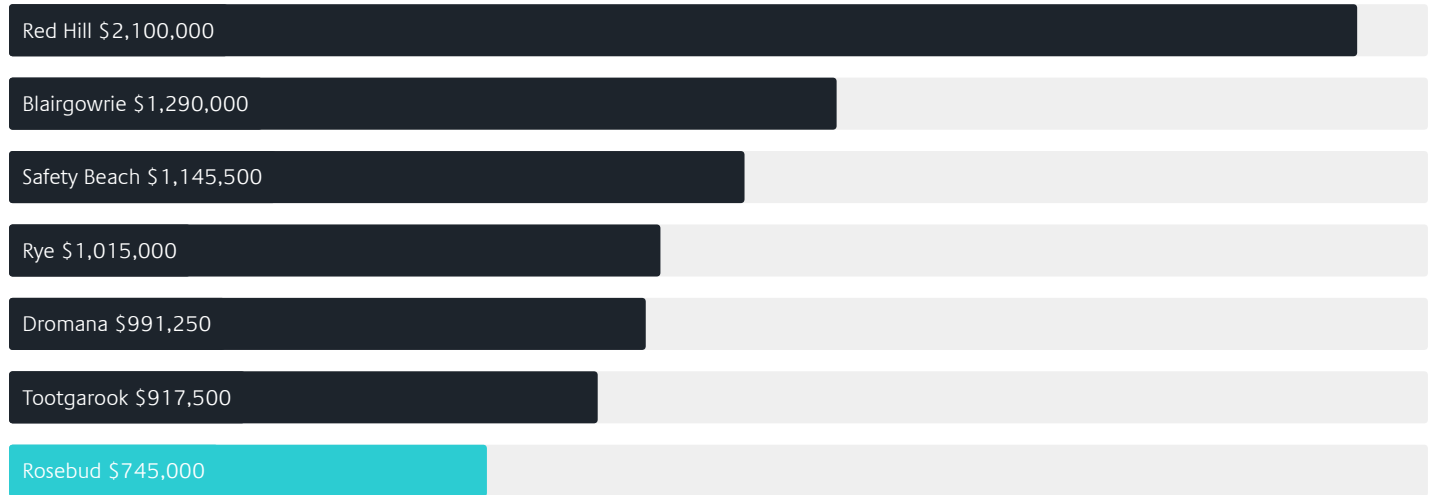
## Quarterly Price Change\*



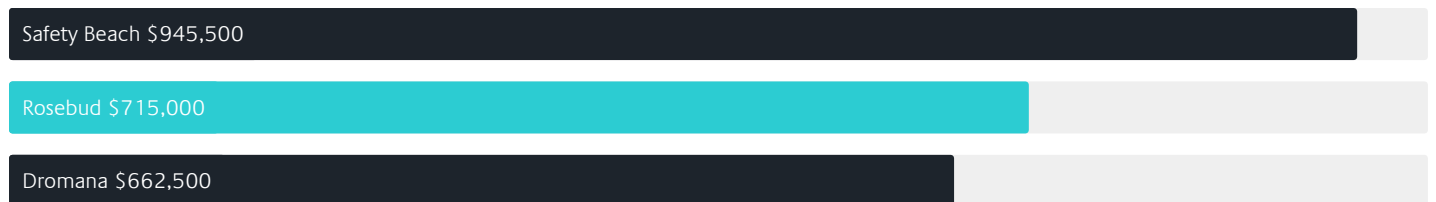
# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

Sale Method\*



● Auction 30%  
● Private 70%

Auction Clearance Rate\*

64.52%

Median Days on Market^

35 days

Average Hold Period\*

6.1 years

# Insights

Dwelling Type^



● Houses 89% ● Units 11%

Ownership^



● Owned Outright 45% ● Mortgaged 32% ● Rented 23%

Population^

14,381

Median Asking Rent per week\*

\$548

Population Growth^

0

Rental Yield\*

3.53%

Median Age^








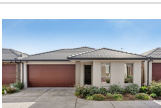
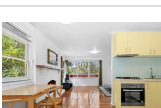

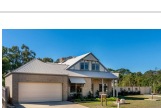
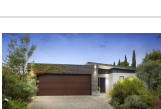
49 years

Median Household Size^










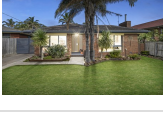


2.2 people

# Sold Properties~







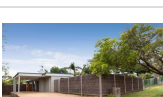
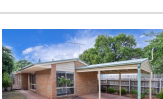
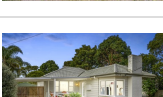

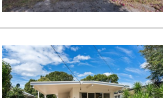

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburbinsights](https://jellisraig.com.au/suburbinsights)

| Address                                                                                                               | Bedrooms | Type  | Price       | Sold        |
|-----------------------------------------------------------------------------------------------------------------------|----------|-------|-------------|-------------|
|  14 Graydon Ct<br>Rosebud             | 3        | House | \$706,000   | 31 May 2025 |
|  81 South Rd<br>Rosebud               | 2        | House | \$635,500   | 31 May 2025 |
|  22/72 Jetty Rd<br>Rosebud            | 2        | Unit  | \$515,000   | 29 May 2025 |
|  1/35 Potton Av<br>Rosebud            | 3        | House | \$570,000   | 29 May 2025 |
|  47 Ocean St<br>Rosebud             | 3        | House | \$700,000   | 24 May 2025 |
|  12 Hampton Ct<br>Rosebud           | 3        | House | \$692,000   | 22 May 2025 |
|  2a Parattah Ct<br>Rosebud          | 5        | House | \$1,650,000 | 21 May 2025 |
|  10/71 Hove Rd<br>Rosebud           | 3        | Unit  | \$755,000   | 17 May 2025 |
|  44 Avalon Dr<br>ROSEBUD            | 2        | House | \$752,687   | 14 May 2025 |
|  39 Elwers Rd<br>Rosebud            | 4        | House | \$800,000   | 14 May 2025 |
|  54 Peninsula Sands Blvd<br>Rosebud | 5        | House | \$1,420,000 | 12 May 2025 |
|  5 Wallaby Dr<br>ROSEBUD            | 4        | House | \$1,170,000 | 10 May 2025 |

# Sold Properties~

| Address                                                                                                         | Bedrooms | Type      | Price       | Sold        |
|-----------------------------------------------------------------------------------------------------------------|----------|-----------|-------------|-------------|
|  2 Pearson Ct<br>Rosebud        | 3        | House     | \$685,000   | 10 May 2025 |
|  12 Hayes Av<br>Rosebud         | 3        | House     | \$814,500   | 09 May 2025 |
|  9 Parkmore Rd<br>Rosebud       | 4        | House     | \$1,175,000 | 08 May 2025 |
|  40 Anne St<br>Rosebud          | 2        | House     | \$652,000   | 06 May 2025 |
|  3/138 Elizabeth Dr<br>Rosebud | 3        | Townhouse | \$1,030,000 | 05 May 2025 |
|  67 Rosebud Av<br>Rosebud     | 4        | House     | \$860,000   | 05 May 2025 |
|  10 Mount View Rd<br>Rosebud  | 3        | House     | \$760,000   | 03 May 2025 |
|  3/2 Cairns St<br>Rosebud     | 2        | Townhouse | \$640,000   | 01 May 2025 |
|  69 Parkedge Cirt<br>Rosebud  | 4        | House     | \$1,250,000 | 30 Apr 2025 |
|  381 Bayview Rd<br>Rosebud    | 3        | House     | \$752,500   | 30 Apr 2025 |
|  90 Duells Rd<br>Rosebud      | 3        | House     | \$795,000   | 30 Apr 2025 |
|  2/10 Moorfield Av<br>Rosebud | 4        | Townhouse | \$750,000   | 29 Apr 2025 |

# Sold Properties~

| Address                                                                                                               | Bedrooms | Type  | Price       | Sold        |
|-----------------------------------------------------------------------------------------------------------------------|----------|-------|-------------|-------------|
|  74 Eighth Av<br>Rosebud              | 3        | House | \$665,000   | 28 Apr 2025 |
|  2/83 Foam St<br>Rosebud              | 3        | Unit  | \$580,000   | 28 Apr 2025 |
|  52 Jetty Rd<br>Rosebud               | 2        | House | \$610,000   | 26 Apr 2025 |
|  118 Spray St<br>Rosebud              | 3        | House | \$660,000   | 24 Apr 2025 |
|  14 Leura Cr<br>Rosebud              | 4        | House | \$1,030,000 | 24 Apr 2025 |
|  402a Waterfall Gully Rd<br>Rosebud | 4        | House | \$1,350,000 | 23 Apr 2025 |
|  6 Burunda Rd<br>Rosebud            | 3        | House | \$778,000   | 23 Apr 2025 |
|  149 Eighth Av<br>Rosebud           | 3        | House | \$705,000   | 22 Apr 2025 |
|  8 Morgan St<br>Rosebud             | 3        | House | \$915,000   | 19 Apr 2025 |
|  90 Jetty Rd<br>Rosebud             | 3        | House | \$555,000   | 18 Apr 2025 |
|  73 Sixth Av<br>Rosebud             | 2        | House | \$625,000   | 16 Apr 2025 |
|  119 Seventh Av<br>Rosebud          | 2        | House | \$580,000   | 16 Apr 2025 |





Rye Office  
2273 Point Nepean Road, Rye  
03 5984 0999

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