

# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

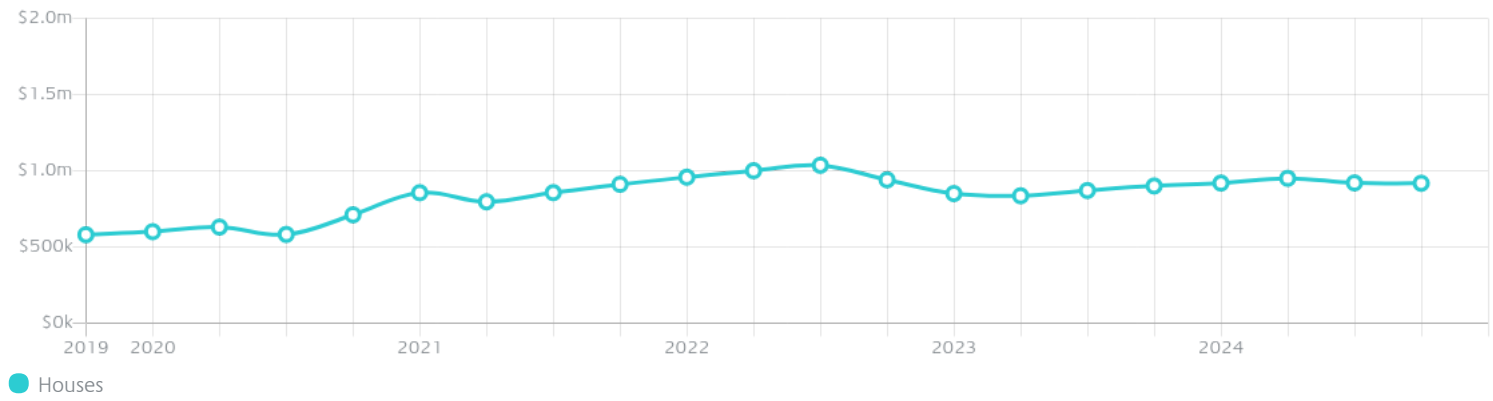
Median

**\$918k**

Quarterly Price Change

**-0.27% ↓**

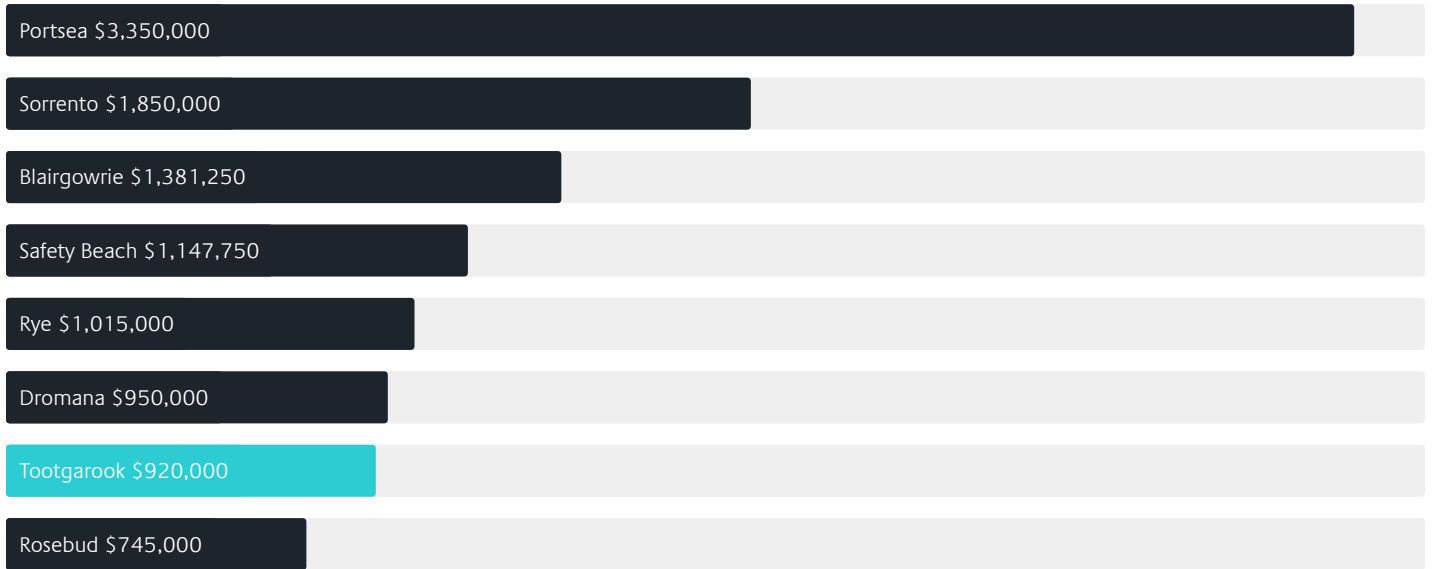
## Quarterly Price Change\*



# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

Sale Method<sup>\*</sup>



● Auction 10%  
● Private 90%

Auction Clearance Rate<sup>\*</sup>

50%

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

57 days

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

8.0 years

## Insights

Dwelling Type<sup>^</sup>



● Houses 97% ● Units 3%

Ownership<sup>^</sup>



● Owned Outright 40% ● Mortgaged 35% ● Rented 25%

Population<sup>^</sup>

3,178

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

\$540

Population Growth<sup>^</sup>

10.77%

Rental Yield<sup>\*</sup>

2.95%

Median Age<sup>^</sup>













46 years

Median Household Size<sup>^</sup>










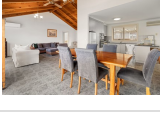
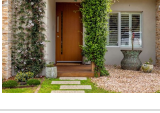

2.3 people

# 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
 67 Alma St Tootgarook	3	House	\$625,000	26 Feb 2025
 1 Roblyn Cr Tootgarook	3	House	\$768,000	24 Feb 2025
 10 Acheron Av Tootgarook	5	House	\$1,050,000	11 Feb 2025
 20 Keith St TOOTGAROOK	3	House	\$990,000	25 Jan 2025
 111 Raymond St Tootgarook	4	House	\$770,000	22 Jan 2025
 1 Field St Tootgarook	4	House	\$695,000	17 Jan 2025
 12 Vincent St Tootgarook	3	House	\$695,000	07 Jan 2025
 6 Bella Vista Dr Tootgarook	3	House	\$851,000	06 Jan 2025
 8 Curran Way Tootgarook	3	House	\$830,000	13 Dec 2024
 45 Brights Dr Tootgarook	2	House	\$700,000	11 Dec 2024
 6 Andrew Cr Tootgarook	4	House	\$860,000	11 Dec 2024
 17 John St Tootgarook	3	House	\$715,000	09 Dec 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 52 Morris St Tootgarook	3	House	\$400,000	05 Dec 2024
 49 Alma St Tootgarook	3	House	\$650,000	30 Nov 2024
 10 Boomerang Ct Tootgarook	3	House	\$900,000	28 Nov 2024
 9 Bienias Cr Tootgarook	3	House	\$665,000	19 Nov 2024
 101 Guest St Tootgarook	3	House	\$1,018,000	18 Nov 2024
 31 Vincent St Tootgarook	2	House	\$655,000	16 Nov 2024
 9 Vincent St Tootgarook	3	House	\$753,000	16 Nov 2024
 59 Alma St Tootgarook	3	House	\$630,000	13 Nov 2024
 33 Russell St Tootgarook	3	House	\$950,000	06 Nov 2024
 99 Russell St Tootgarook	4	House	\$1,020,000	01 Nov 2024
 20 Cowrie Ct Tootgarook	4	House	\$1,385,000	25 Oct 2024
 20 Neil Ct Tootgarook	3	House	\$603,750	21 Oct 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 8 Williamson St Tootgarook	3	House	\$880,000	21 Oct 2024
 36 Maine St Tootgarook	4	House	\$1,110,000	17 Oct 2024
 1 Laura St Tootgarook	3	House	\$1,620,000	14 Oct 2024
 21 Yolland St Tootgarook	4	House	\$1,450,000	14 Oct 2024
 1861 Point Nepean Rd Tootgarook	3	House	\$1,360,000	12 Oct 2024
 1 Morris St TOOTGAROOK	3	House	\$1,260,000	08 Oct 2024
 80 Morris St Tootgarook	3	House	\$780,000	02 Oct 2024
 115 Guest St TOOTGAROOK	4	House	\$970,000	30 Sep 2024
 6 Neil Ct Tootgarook	3	House	\$670,000	25 Sep 2024
 36 Keith St Tootgarook	3	House	\$850,000	24 Sep 2024
 2 Vincent St Tootgarook	4	House	\$745,000	17 Sep 2024
 2/1895 Point Nepean Rd Tootgarook	4	Townhouse	\$1,480,000	16 Sep 2024



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 01/03/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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