

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$728k

Quarterly Price Change

1.11% ↑

Median Unit Price*

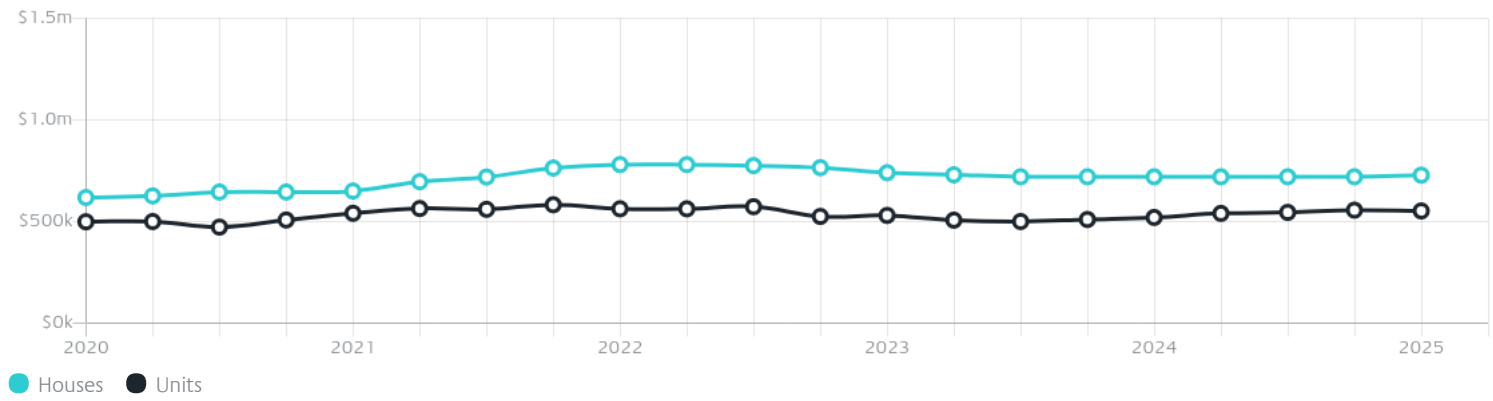
Median

\$552k

Quarterly Price Change

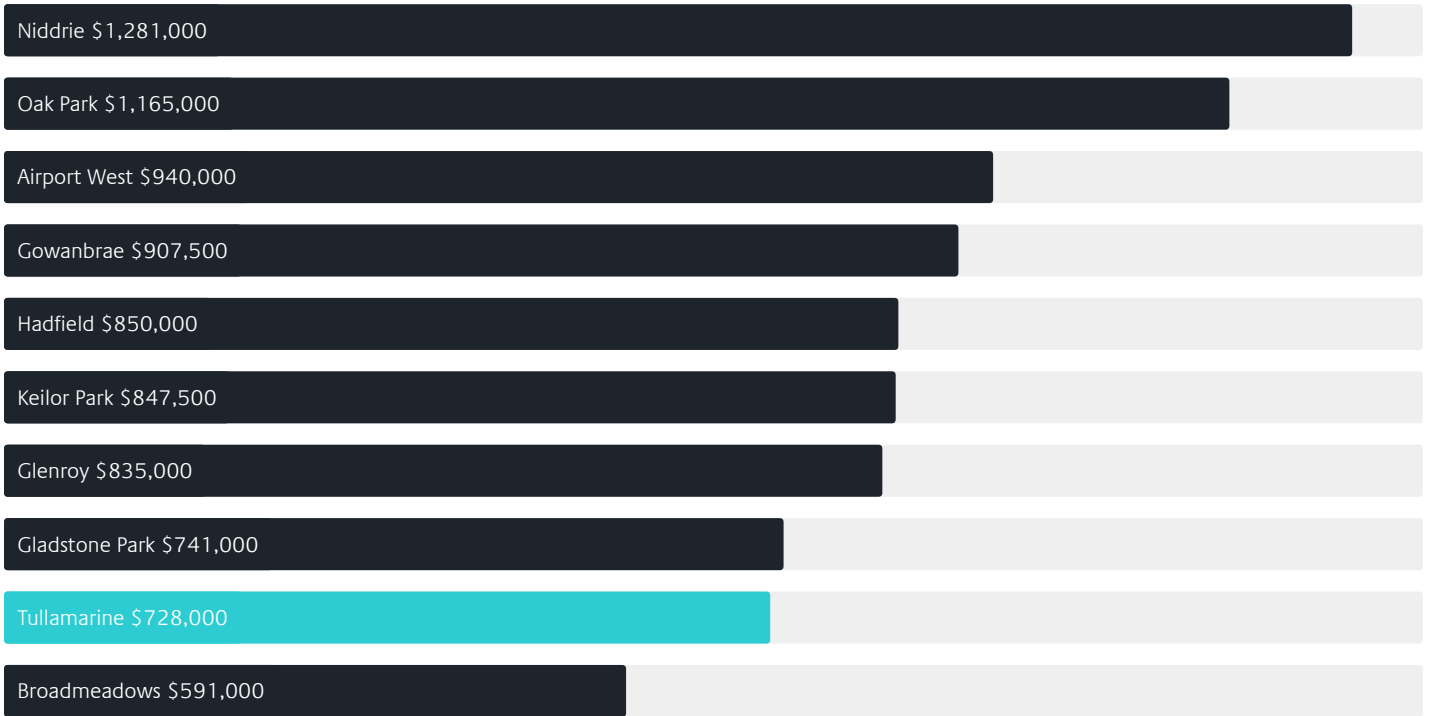
-0.71% ↓

Quarterly Price Change*

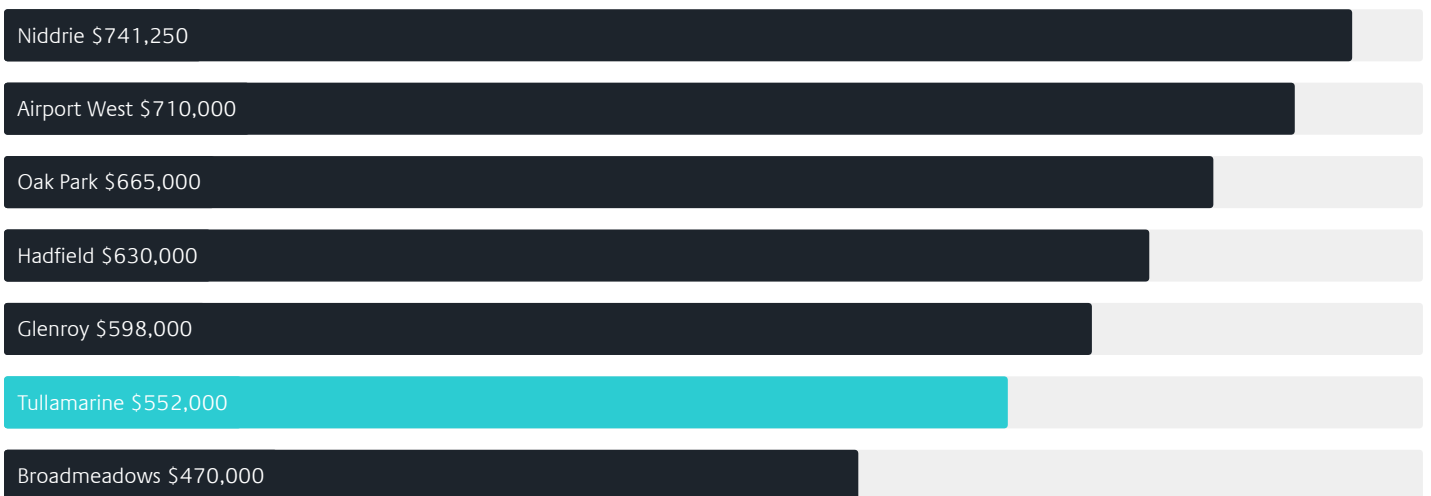


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 64%
● Private 36%

Auction Clearance Rate^{*}

82.76%

Median Days on Market[^]

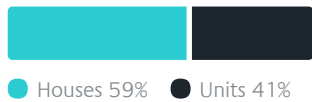
27 days

Average Hold Period^{*}

7.6 years

Insights

Dwelling Type[^]



● Houses 59% ● Units 41%

Ownership[^]



● Owned Outright 35% ● Mortgaged 34% ● Rented 31%

Population[^]

6,733

Median Asking Rent per week^{*}

\$520

Population Growth[^]

1.94%

Rental Yield^{*}

3.8%

Median Age[^]











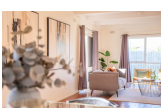

39 years

Median Household Size[^]

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 jellisicraig.com.au/suburbinsights










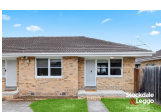


Address	Bedrooms	Type	Price	Sold
 17 Strathconnon Sq Tullamarine	3	House	\$715,000	24 Apr 2025
 39 Tadstan Dr Tullamarine	4	House	\$695,000	14 Apr 2025
 19/112A Mickleham Rd Tullamarine	2	House	\$465,500	12 Apr 2025
 1/1 Banksia Gr Tullamarine	3	Unit	\$642,500	12 Apr 2025
 33 Fisher Gr Tullamarine	3	House	\$800,000	12 Apr 2025
 65b Derby St Tullamarine	3	Townhouse	\$810,000	08 Apr 2025
 2/117 Mickleham Rd Tullamarine	3	House	\$635,000	07 Apr 2025
 18 Phelan Ct Tullamarine	3	House	\$755,000	05 Apr 2025
 2/139 Melrose Dr TULLAMARINE	2	Unit	\$362,500	05 Apr 2025
 2/76 Broadmeadows Rd Tullamarine	3	Townhouse	\$695,000	02 Apr 2025
 94 Sharps Rd Tullamarine	3	House	\$610,000	29 Mar 2025
 2/29 Broadmeadows Rd Tullamarine	2	Unit	\$340,000	28 Mar 2025

TULLAMARINE SUBURB REPORT

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 4/75 Derby St Tullamarine	2	Unit	\$470,000	27 Mar 2025
 19 Shawlands Dr Tullamarine	5	House	\$980,000	25 Mar 2025
 7/368-370 Melrose Dr Tullamarine	2	Townhouse	\$455,000	23 Mar 2025
 35A Eumarella St Tullamarine	3	House	\$727,000	20 Mar 2025
 1/2 Warwick Pl Tullamarine	3	House	\$784,000	20 Mar 2025
 2/2 Burvale Ct Tullamarine	3	House	\$750,000	15 Mar 2025
 3/23 Carol Gr Tullamarine	3	Townhouse	\$694,000	15 Mar 2025
 2 Tracey St TULLAMARINE	3	House	\$881,000	15 Mar 2025
 1/58 Sharps Rd Tullamarine	2	Unit	\$360,000	15 Mar 2025
 54 Catherine Av Tullamarine	5	House	\$940,000	14 Mar 2025
 12 Phelan Ct Tullamarine	3	House	\$750,000	13 Mar 2025
 34 Spring St Tullamarine	4	House	\$725,000	10 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 63 Tadstan Dr Tullamarine	3	House	\$710,000	08 Mar 2025
 3/52 Banksia Gr Tullamarine	3	Unit	\$680,000	07 Mar 2025
 1/40 Banksia Gr Tullamarine	3	Townhouse	\$720,000	05 Mar 2025
 2/9 Malvern Av Tullamarine	3	Villa	\$555,000	05 Mar 2025
 10/368-370 Melrose Dr Tullamarine	2	Unit	\$474,000	03 Mar 2025
 83 Tadstan Dr Tullamarine	3	House	\$650,000	28 Feb 2025
 103 Churchill Av Tullamarine	3	House	\$890,000	22 Feb 2025
 5 Handsworth Cr Tullamarine	3	House	\$895,000	22 Feb 2025
 2/25 Birch Av Tullamarine	3	House	\$630,000	20 Feb 2025
 3/8 Waratah Av Tullamarine	1	Unit	\$280,000	14 Feb 2025
 2/27 Birch Av Tullamarine	1	Unit	\$365,000	12 Feb 2025
 17 Larissa Av Tullamarine	4	House	\$766,000	08 Feb 2025



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jelliscraig.com.au

Data is current as of PDF generation date 01/05/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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