

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.48m

Quarterly Price Change

-2.40% ↓

Median Unit Price*

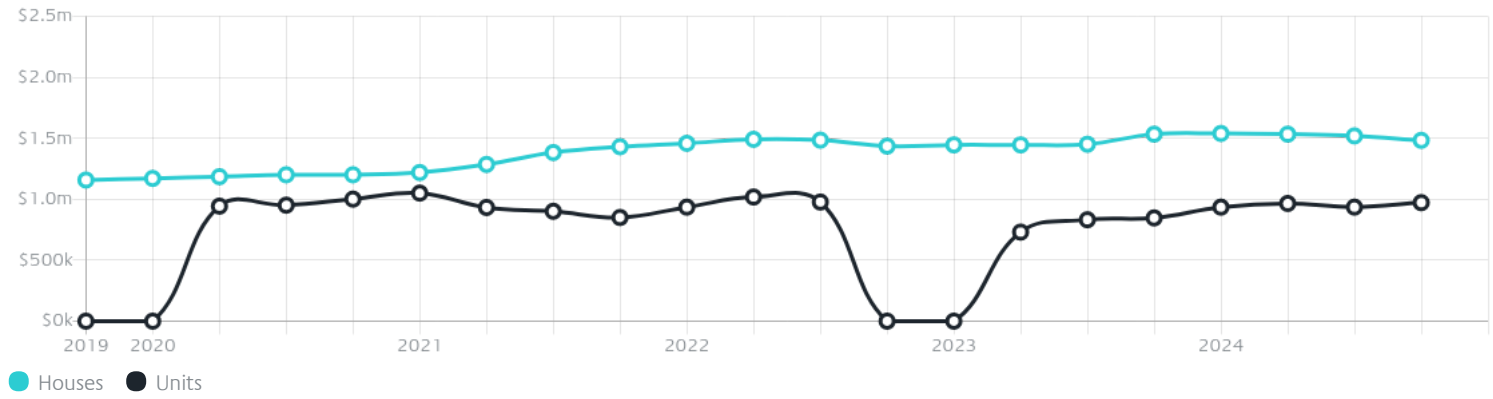
Median

\$972k

Quarterly Price Change

3.90% ↑

Quarterly Price Change*

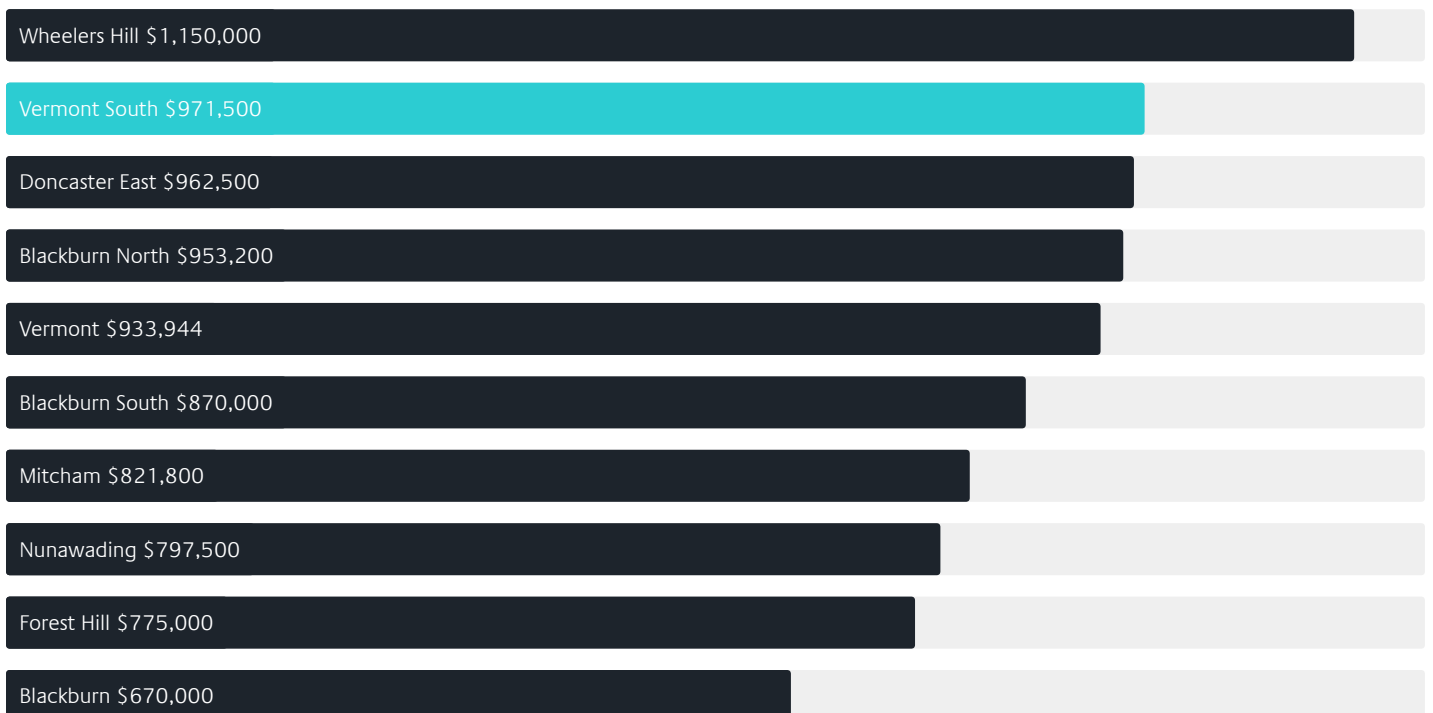


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 58%
● Private 42%

Auction Clearance Rate^{*}

86.36%

Median Days on Market[^]

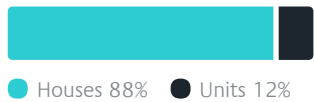
32 days

Average Hold Period^{*}

12.8 years

Insights

Dwelling Type[^]



● Houses 88% ● Units 12%

Ownership[^]



● Owned Outright 52% ● Mortgaged 36% ● Rented 12%

Population[^]

11,954

Median Asking Rent per week^{*}

\$720

Population Growth[^]

2.36%

Rental Yield^{*}

2.44%

Median Age[^]













46 years

Median Household Size[^]










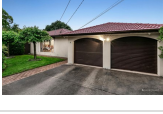


2.8 people

Sold Properties~









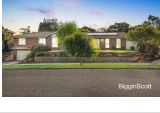
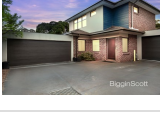


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 2/544 Burwood Hwy Vermont South	3	Unit	\$865,000	27 Jan 2025
 2a Salurn Ct Vermont South	4	House	\$1,550,000	16 Jan 2025
 22a Elonara Rd Vermont South	5	House	\$1,820,000	09 Jan 2025
 3 Kiama Cl VERMONT SOUTH	4	House	\$1,400,000	01 Jan 2025
 42 Mullens Rd Vermont South	4	House	\$1,315,000	30 Dec 2024
 6 Adley Ct Vermont South	4	House	\$1,428,000	21 Dec 2024
 1/106 Terrara Rd Vermont South	3	Townhouse	\$1,000,000	19 Dec 2024
 883 Highbury Rd Vermont South	4	House	\$1,620,000	19 Dec 2024
 27 Highmont Dr Vermont South	4	House	\$1,570,500	18 Dec 2024
 3 Parkleigh Ct Vermont South	4	House	\$1,450,000	17 Dec 2024
 6 Head Ct Vermont South	5	House	\$19,005,000	14 Dec 2024
 112/1 Charlnet Dr Vermont South	2	Strata Unit/Flat	\$605,000	11 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 1 Village Wlk Vermont South	3	House	\$1,200,000	07 Dec 2024
 2 Shalimar Ct Vermont South	4	House	\$1,351,000	30 Nov 2024
 2 Huskey Ct VERMONT SOUTH	5	House	\$1,480,000	30 Nov 2024
 9/335 Hawthorn Rd Vermont South	4	Townhouse	\$1,185,000	30 Nov 2024
 30 Cascade Dr Vermont South	4	House	\$1,421,500	30 Nov 2024
 13 Warrington Av VERMONT SOUTH	4	House	\$1,611,000	30 Nov 2024
 6/240 Morack Rd Vermont South	3	Townhouse	\$1,078,800	27 Nov 2024
 6 Kensington Gdns Vermont South	3	House	\$1,180,000	26 Nov 2024
 2 Bracknell Ct Vermont South	4	House	\$1,518,000	25 Nov 2024
 5 Stevenage Ct Vermont South	4	House	\$1,330,000	24 Nov 2024
 16 Drovers Ct Vermont South	3	House	\$1,000,000	23 Nov 2024
 23 Felgate Pde Vermont South	4	House	\$1,938,000	19 Nov 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 7 Shinyruby Ct Vermont South	5	House	\$1,915,000	16 Nov 2024
 G4/1 Charlnet Dr Vermont South	2	Apartment	\$640,000	15 Nov 2024
 22 Melissa Gr Vermont South	4	House	\$1,405,000	14 Nov 2024
 42 Prestbury Dr Vermont South	4	House	\$1,650,000	12 Nov 2024
 7 Settlers Ct Vermont South	4	House	\$1,610,000	11 Nov 2024
 10 Nevis Ct Vermont South	4	House	\$1,428,000	07 Nov 2024
 1/20 East Rd Vermont South	5	Townhouse	\$1,180,000	04 Nov 2024
 13 Nicholi Wlk Vermont South	4	House	\$1,200,000	01 Nov 2024
 2 Settlers Ct Vermont South	5	House	\$1,575,000	26 Oct 2024
 2/186 Morack Rd Vermont South	3	Townhouse	\$1,180,000	25 Oct 2024
 14 Walbrook Dr Vermont South	7	House	\$1,500,000	24 Oct 2024
 7 Woodleigh Cr Vermont South	4	House	\$1,350,000	24 Oct 2024



Please contact your local Jellis Craig office

jelliscraig.com.au

Data is current as of PDF generation date 01/02/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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