

JellisCraig

WARRANTYTE

Suburb Report

Know your neighbourhood.



WARRANTYTE SUBURB REPORT

Median House Price*

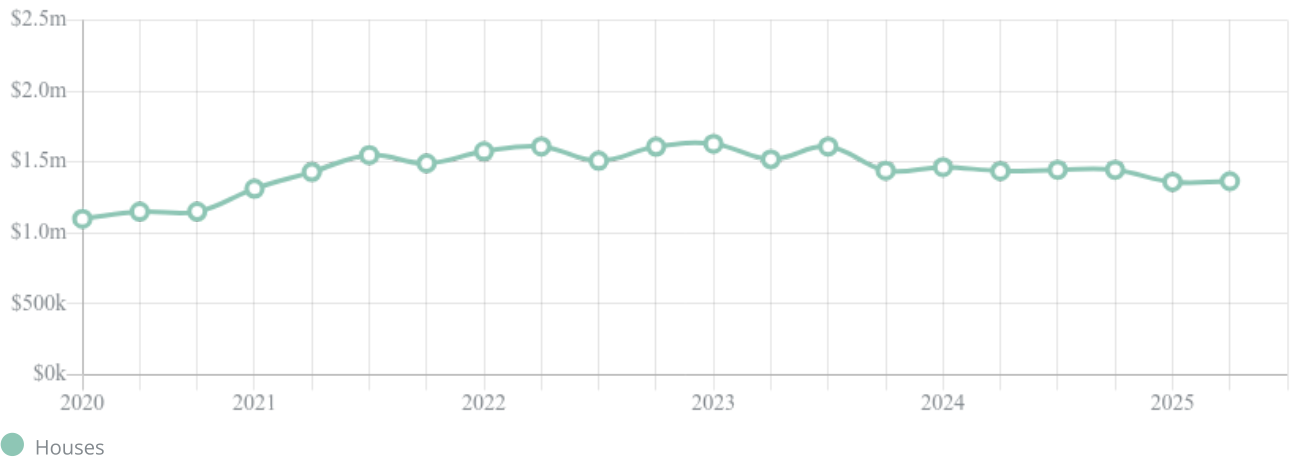
Median

\$1.37m

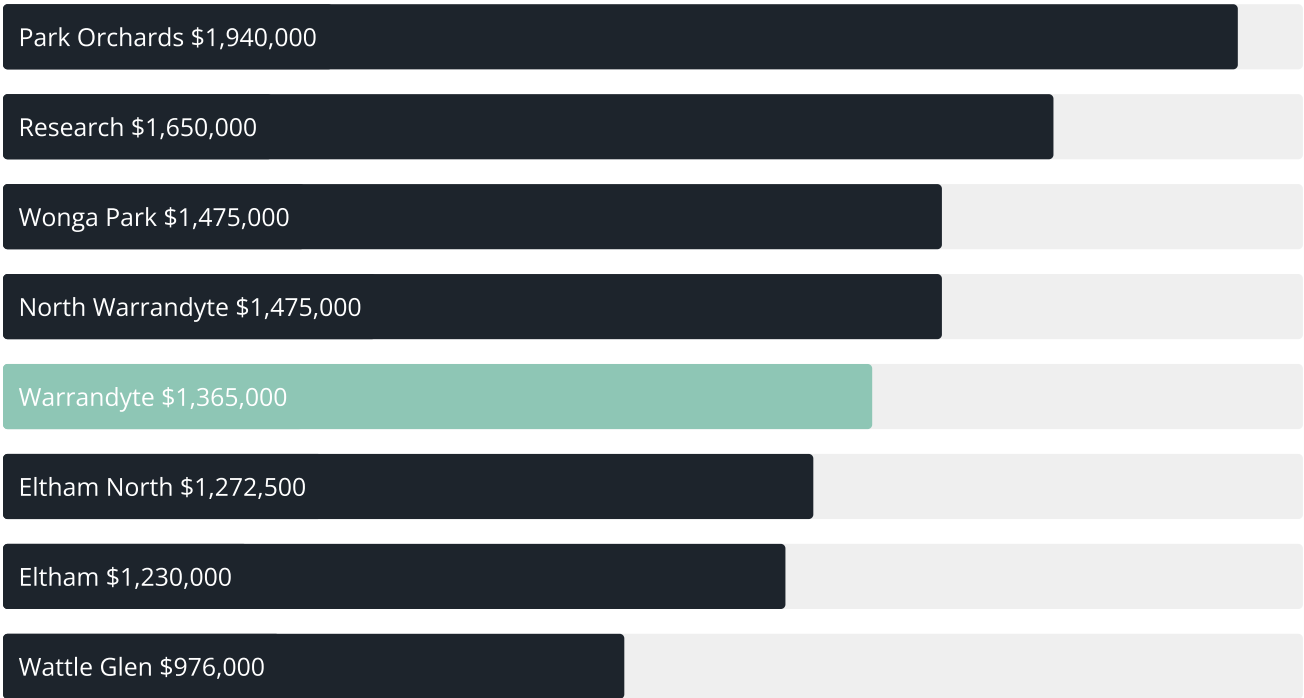
Quarterly Price Change

0.36% ↑

Quarterly Price Change*



Median House Sale Price^{*}



Median Unit Sale Price^{*}



WARRANDYTE SUBURB REPORT

Sale Method*



● Auction 31%
● Private 69%

Auction Clearance Rate*

50%

Median Days on Market^

48 days

Average Hold Period*

9.1 years

Dwelling Type^



● Houses 99% ● Units 1%

Ownership^



● Owned Outright 48% ● Mortgaged 47% ● Rented 5%

Population^

5,541

Median Asking Rent per week*

\$888

Population Growth^

0.71%

Rental Yield*

2.53%

Median Age^

45 years

Median Household Size^

3 people

WARRANDYTE SUBURB REPORT

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
 120 Brackenbury St Warrandyte	3	House	\$940,000	08 Aug 2025
 5 Roselillian Ct Warrandyte	5	House	\$1,575,000	22 Jul 2025
 2 Vassil Ct Warrandyte	4	House	\$2,450,000	17 Jul 2025
 450 Ringwood Warrandyte Rd Warrandyte	4	House	\$1,400,000	15 Jul 2025
 89 Brackenbury St Warrandyte	4	House	\$1,250,000	10 Jul 2025
 16 Mitchell Av Warrandyte	5	House	\$1,125,000	26 Jun 2025
 67-71 Beauty Gully Rd Warrandyte	7	House	\$3,260,000	20 Jun 2025
 2 Judith Av Warrandyte	4	House	\$1,400,000	18 Jun 2025
 5 Campbell Ct Warrandyte	6	House	\$2,530,000	29 May 2025
 7 Judith Av Warrandyte	5	House	\$1,475,000	28 May 2025

WARRANDYTE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 52 Lynette Av WARRANDYTE	4	House	\$1,290,000	17 May 2025
 91 Pound Rd Warrandyte	3	House	\$1,045,000	16 May 2025
 13-15 Hutchinson Av Warrandyte	4	House	\$1,550,000	10 May 2025
 1-3 Pigtail Rd Warrandyte	5	House	\$1,810,000	02 May 2025
 105 Pound Rd Warrandyte	5	House	\$2,428,000	01 May 2025
 7 Blair St Warrandyte	3	House	\$995,000	01 May 2025
 11 Taroona Av Warrandyte	3	House	\$1,200,000	25 Apr 2025
 31 Yarra St Warrandyte	4	House	\$1,700,000	14 Apr 2025
 34A Trezise St Warrandyte	4	House	\$1,370,000	05 Apr 2025
 10 Meaka Ct Warrandyte	5	House	\$2,400,000	29 Mar 2025

WARRANDYTE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 231 Tindals Rd Warrandyte	3	House	\$1,885,000	28 Mar 2025
 9 Pound Rd Warrandyte	4	House	\$2,100,000	28 Mar 2025
 381 Heidelberg Warrandyte Rd Warrandyte	4	House	\$1,300,000	26 Mar 2025
 379 Heidelberg Warrandyte Rd Warrandyte	4	House	\$995,000	26 Mar 2025
 38 Mullens Rd Warrandyte	3	House	\$1,035,000	26 Mar 2025
 2 Leber St Warrandyte	4	House	\$1,048,000	25 Mar 2025
 6 Russell Rd Warrandyte	3	House	\$975,000	24 Mar 2025
 134 Brackenbury St Warrandyte	4	House	\$1,390,000	23 Mar 2025
 387a Heidelberg Warrandyte Rd Warrandyte	4	House	\$1,550,000	18 Mar 2025
 26 Fossickers Way Warrandyte	3	House	\$1,080,000	10 Mar 2025



Doncaster Office
Level 1/1006 Doncaster Road, Doncaster
03 8841 4888

jellisraig.com.au

Data is current as of PDF generation date 01/09/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

This publication contains data, analytics, statistics and other information supplied by PROPERTYDATAONLINE PTY LTD (PropertyData). The data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.

PropertyData relies upon data supplied by third parties and while the data is checked and reviewed, PropertyData does not warrant the accuracy or completeness of the information to the full extent permitted by the law and excludes all loss or damage howsoever arising (including through negligence) in connection with the data supplied by PropertyData. The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.