

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

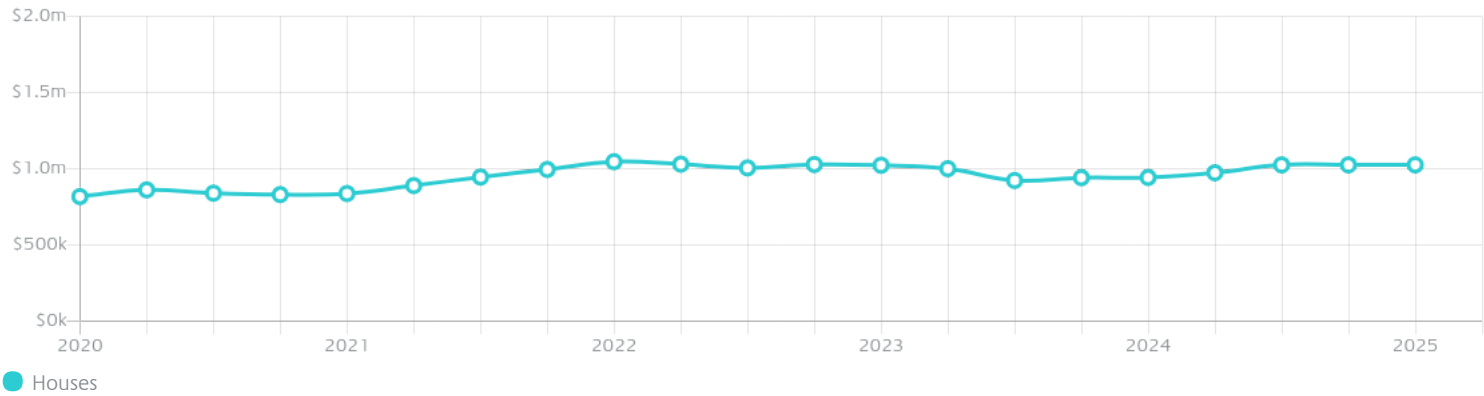
Median

\$1.03m

Quarterly Price Change

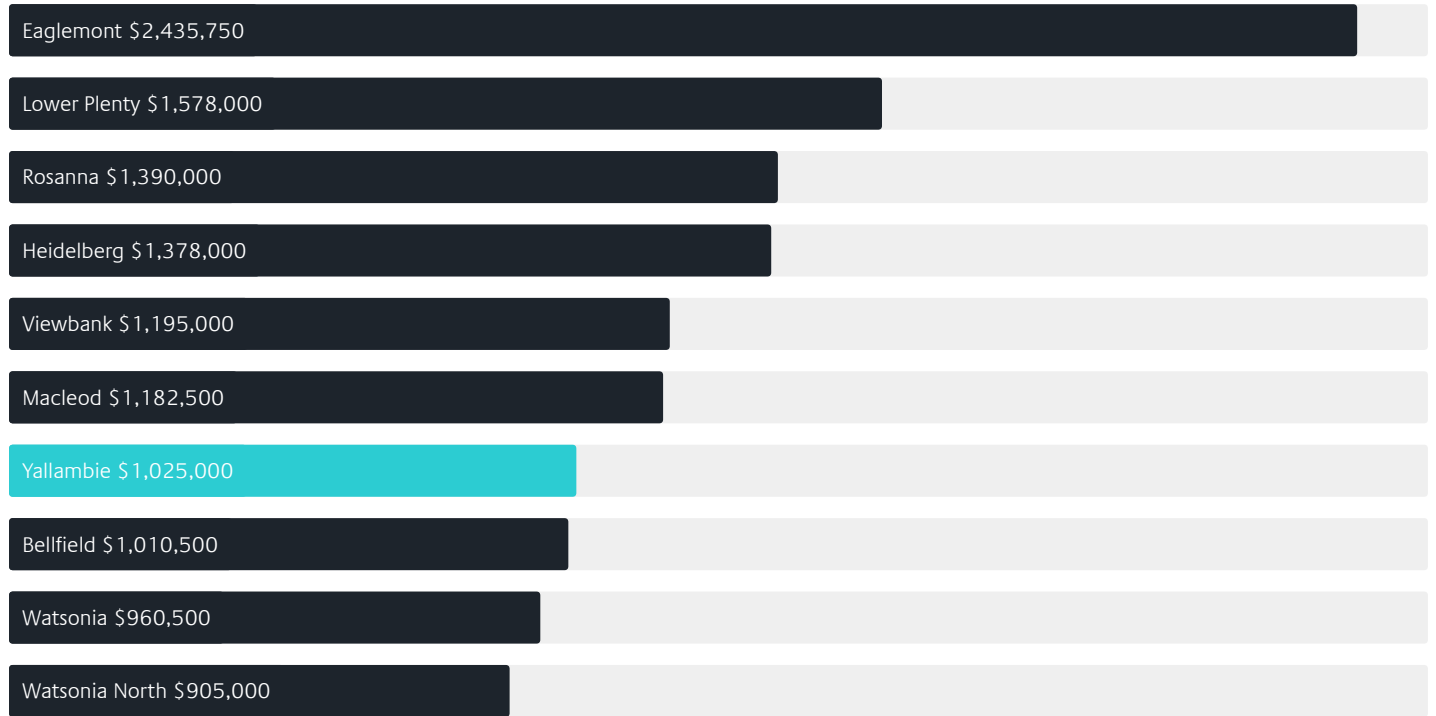
0.00% ↓

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}

● Auction 89%
● Private 11%

Auction Clearance Rate^{*}**87.5%**Median Days on Market[^]**23 days**Average Hold Period^{*}**8.2 years**

Insights

Dwelling Type[^]

● Houses 89% ● Units 11%













Ownership[^]

● Owned Outright 40% ● Mortgaged 46% ● Rented 15%









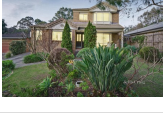
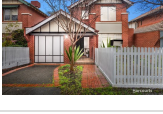
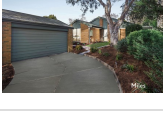

Population[^]**4,161**Median Asking Rent per week^{*}**\$620**Population Growth[^]**1.07%**Rental Yield^{*}**3.26%**Median Age[^]**35 years**Median Household Size[^]**2.8 people**

Sold Properties~










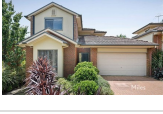
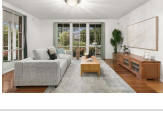

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

| Address | Bedrooms | Type | Price | Sold |
|---|----------|-------|-------------|-------------|
|  14 Kardinia Dr Yallambie | 4 | House | \$1,326,000 | 31 May 2025 |
|  33 Coleen St Yallambie | 3 | House | \$800,000 | 24 May 2025 |
|  19 Wirrabara Ct Yallambie | 3 | House | \$712,500 | 24 May 2025 |
|  2 Amaroo Way Yallambie | 4 | House | \$1,280,000 | 09 May 2025 |
|  31 Tarcoola Dr Yallambie | 3 | House | \$935,000 | 12 Apr 2025 |
|  3 Musgrave Wlk YALLAMBIE | 4 | House | \$1,155,000 | 12 Apr 2025 |
|  18 Bimbadeen Cr Yallambie | 4 | House | \$980,000 | 05 Apr 2025 |
|  5 Mavis Ct Yallambie | 3 | House | \$845,000 | 16 Mar 2025 |
|  22 Lapstone Cr Yallambie | 4 | House | \$1,150,000 | 21 Feb 2025 |
|  11 Binowee Av Yallambie | 5 | House | \$1,085,000 | 03 Dec 2024 |
|  24 Longacres Rd Yallambie | 3 | House | \$892,000 | 23 Nov 2024 |
|  4 Wendover Pl Yallambie | 5 | House | \$1,145,000 | 12 Nov 2024 |

Sold Properties~

| Address | Bedrooms | Type | Price | Sold |
|---|----------|-----------|-------------|-------------|
|  323 Yallambie Rd Yallambie | 4 | House | \$1,362,000 | 06 Nov 2024 |
|  6 Corandirk Pl Yallambie | 3 | House | \$920,000 | 26 Oct 2024 |
|  1/37 Drysdale St Yallambie | 3 | Townhouse | \$890,000 | 26 Oct 2024 |
|  5 Corandirk Pl Yallambie | 4 | House | \$1,492,000 | 21 Oct 2024 |
|  7 Woonah Ct Yallambie | 4 | House | \$1,210,000 | 21 Oct 2024 |
|  3 Bundy Ct Yallambie | 3 | House | \$887,500 | 05 Oct 2024 |
|  2 Tara Ct Yallambie | 4 | House | \$1,210,000 | 05 Oct 2024 |
|  26 The Grange YALLAMBIE | 3 | House | \$839,000 | 27 Sep 2024 |
|  21 Marigolds Rd Yallambie | 5 | House | \$1,520,000 | 20 Sep 2024 |
|  6 Longacres Rd Yallambie | 3 | House | \$999,000 | 16 Sep 2024 |
|  19 Corbie Way Yallambie | 4 | House | \$1,180,000 | 07 Sep 2024 |
|  31 Ovata Cl Yallambie | 3 | House | \$1,215,000 | 07 Sep 2024 |

Sold Properties~

| Address | Bedrooms | Type | Price | Sold |
|--|----------|-------|-------------|-------------|
|  5 Jindalee Av Yallambie | 4 | House | \$1,040,000 | 31 Aug 2024 |
|  6 Tara Ct Yallambie | 3 | House | \$1,050,000 | 29 Aug 2024 |
|  20 Wirrabara Ct Yallambie | 3 | House | \$850,000 | 27 Aug 2024 |
|  289 Yallambie Rd Yallambie | 3 | House | \$865,000 | 24 Aug 2024 |
|  17 Lightwood Wlk Yallambie | 4 | House | \$1,265,000 | 24 Aug 2024 |
|  2 Monak Pl Yallambie | 3 | House | \$926,000 | 21 Aug 2024 |
|  5 Lambruk Ct Yallambie | 3 | House | \$785,000 | 17 Aug 2024 |
|  6 Curlew Ct Yallambie | 5 | House | \$1,498,500 | 13 Aug 2024 |
|  23 Drysdale St Yallambie | 3 | House | \$840,000 | 10 Aug 2024 |
|  7 Cascades Vw Yallambie | 3 | House | \$960,000 | 06 Aug 2024 |
|  277 Yallambie Rd Yallambie | 4 | House | \$958,000 | 01 Aug 2024 |
|  5/32 Drysdale St Yallambie | 2 | Unit | \$615,000 | 24 Jul 2024 |



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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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