

JellisCraig

YALLAMBIE

Suburb Report

Know your neighbourhood.



YALLAMBIE SUBURB REPORT

Median House Price*

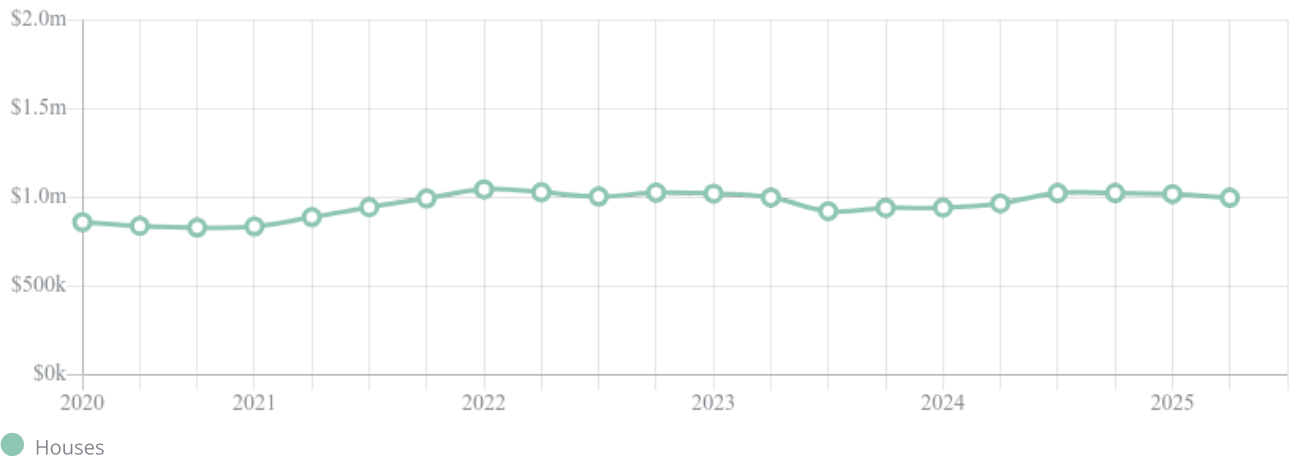
Median

\$999k

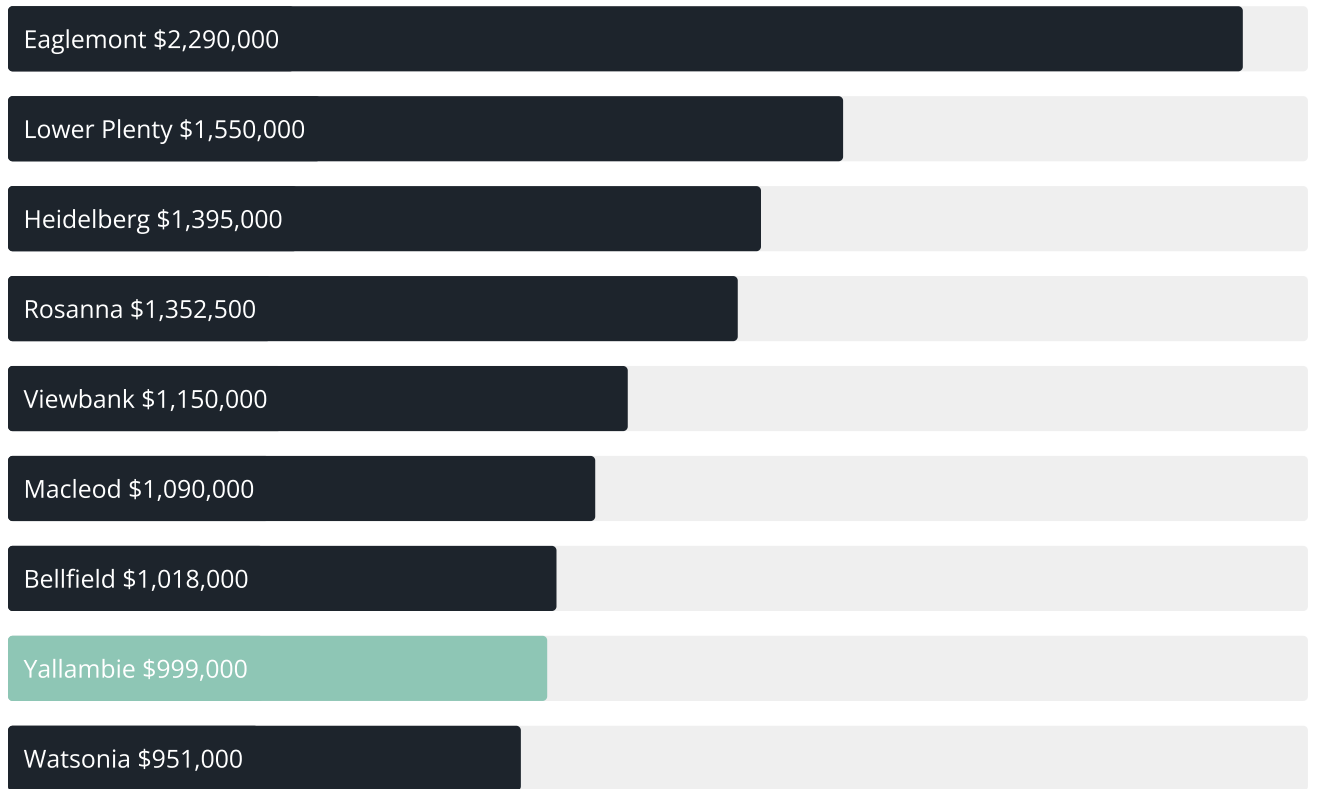
Quarterly Price Change

-2.01% ↓

Quarterly Price Change*



Median House Sale Price^{*}



Median Unit Sale Price^{*}



YALLAMBIE SUBURB REPORT

Sale Method*



● Auction 64%

● Private 36%

Auction Clearance Rate*

100%

Median Days on Market^

24 days

Average Hold Period*

8.2 years

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^







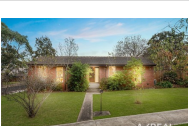



2.8 people

YALLAMBIE 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 jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 51 Bimbadeen Cr Yallambie	3	House	\$958,000	30 Aug 2025
 16 Smike St Yallambie	4	House	\$1,481,000	23 Aug 2025
 7 Lambruk Ct Yallambie	4	House	\$1,362,000	02 Aug 2025
 1 Lowan Av Yallambie	3	House	\$915,000	26 Jul 2025
 4 Karrin Cl Yallambie	3	House	\$1,125,000	19 Jul 2025
 41 Bimbadeen Cr Yallambie	4	House	\$970,000	05 Jul 2025
 7/6 Borlase St Yallambie	3	Flat/Unit/Apartment	\$910,000	01 Jul 2025
 7 Binowee Av Yallambie	5	House	\$1,241,000	27 Jun 2025
 37 Coleen St Yallambie	3	House	\$800,000	26 Jun 2025
 4 Janet Ct Yallambie	3	House	\$1,080,000	20 Jun 2025

YALLAMBIE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 54 Tarcoola Dr Yallambie	3	House	\$850,000	18 Jun 2025
 340 Yallambie Rd Yallambie	3	House	\$865,000	14 Jun 2025
 2 Yilleen Cl Yallambie	3	House	\$1,000,000	14 Jun 2025
 12 Elonera Av Yallambie	3	House	\$1,012,000	12 Jun 2025
 14 Kardinia Dr Yallambie	4	House	\$1,326,000	31 May 2025
 8 Koora Ct Yallambie	4	House	\$1,181,357	29 May 2025
 33 Coleen St Yallambie	3	House	\$800,000	24 May 2025
 19 Wirrabara Ct Yallambie	3	House	\$712,500	24 May 2025
 22 Denison Dr Yallambie	3	House	\$946,500	21 May 2025
 7 Coleen St Yallambie	3	House	\$770,000	20 May 2025

YALLAMBIE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2 Amaroo Way Yallambie	4	House	\$1,280,000	09 May 2025
 3 Musgrave Wlk YALLAMBIE	4	House	\$1,155,000	12 Apr 2025
 31 Tarcoola Dr Yallambie	3	House	\$935,000	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
 323 Yallambie Rd Yallambie	4	House	\$1,362,000	06 Nov 2024



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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.

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