



Box Hill

Suburb Report

Your connection to property insights



JellisCraig

Property Prices

BOX HILL SUBURB REPORT

Median house price¹

Median
\$1.71m

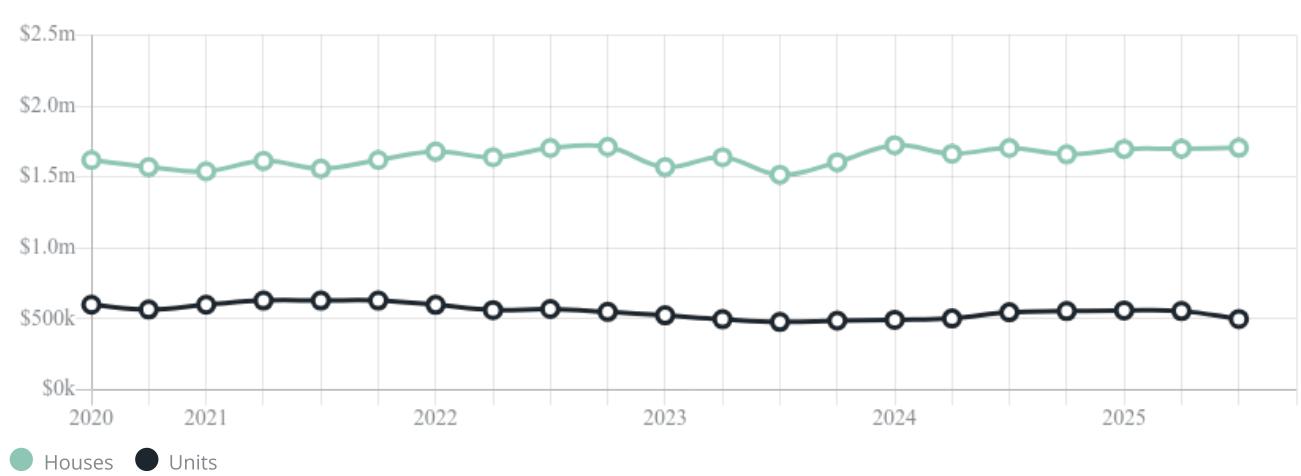
Quarterly price change
0.44% 

Median unit price¹

Median
\$500k

Quarterly price change
-9.90% 

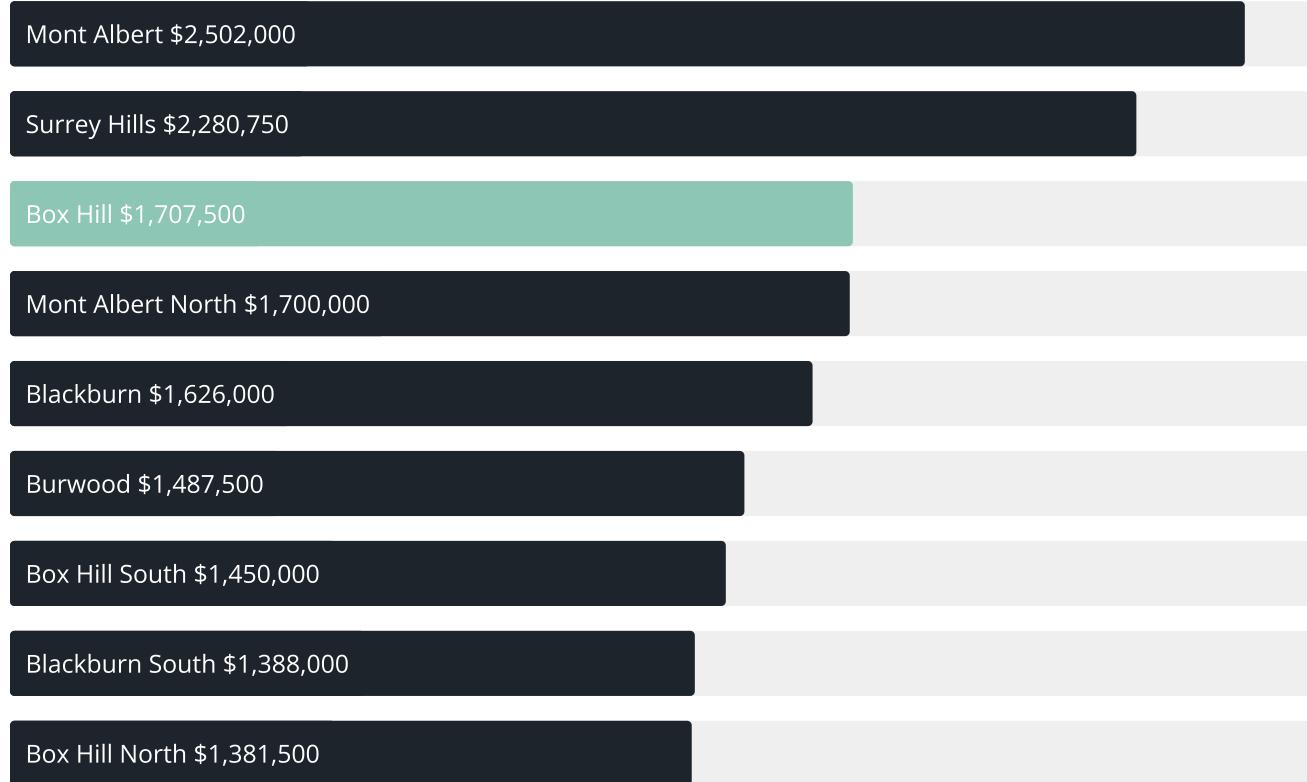
Quarterly price change¹



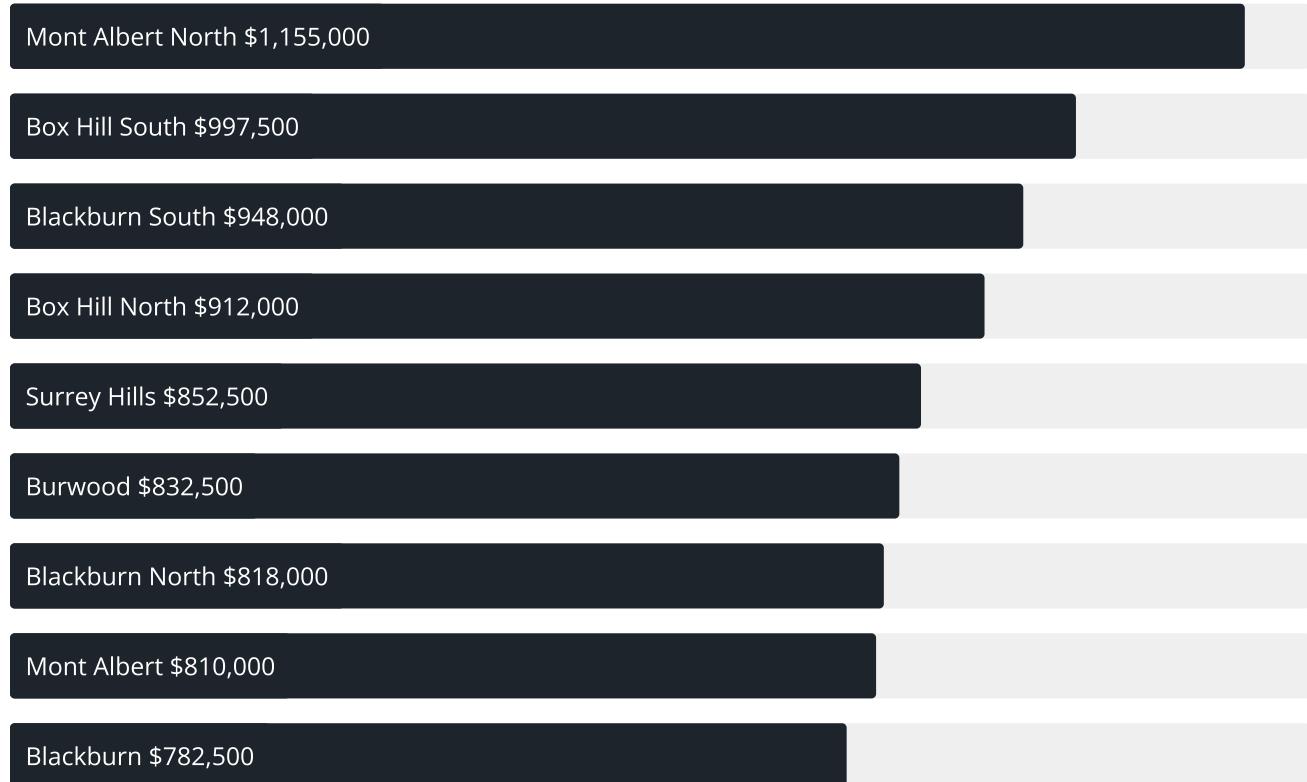
Surrounding Suburbs

BOX HILL SUBURB REPORT

Median house price¹



Median unit price¹



Sales Snapshot

BOX HILL SUBURB REPORT

Sale method²



● Auction 27%
● Private 73%

Auction clearance rate³

57.58%

Median days on market³

34 days

Average hold period¹

6.0 years

Insights

Dwelling type⁵



● Houses 22% ● Units 78%

Ownership⁵



● Owned outright 23% ● Mortgaged 21% ● Rented 56%

Population⁵

14,353

Median asking rent¹

\$608 per week

Population growth⁵

25.96%

Rental yield¹

1.71%

Median age⁵

33 years

Median household size⁵

2.2 people

BOX HILL SUBURB REPORT

Recent Box Hill sales

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

Address	Bedrooms	Type	Price	Sold
 6/969-971 Canterbury Rd Box Hill	3	Townhouse	\$800,000	06 Jan 2026
 101/95 Thames St Box Hill	2	Apartment	\$488,000	05 Jan 2026
 3014/545 Station St Box Hill	1	Apartment	\$380,000	24 Dec 2025
 4/12 Ashted Rd Box Hill	2	Townhouse	\$530,000	24 Dec 2025
 2209/545 Station St Box Hill	2	Apartment	\$617,000	17 Dec 2025
 408/15 Irving Av Box Hill	2	Apartment	\$485,000	17 Dec 2025
 107/19 Wellington Rd Box Hill	1	Apartment	\$330,000	16 Dec 2025
 107/19 Irving Av Box Hill	2	Apartment	\$438,000	13 Dec 2025
 10/28-36 James St Box Hill	2	Townhouse	\$710,000	13 Dec 2025
 1/2a Merton St BOX HILL	2	Townhouse	\$966,000	13 Dec 2025

Sold Properties

BOX HILL SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 14 Clydesdale St Box Hill	5	House	\$1,912,500	09 Dec 2025
 2006/545 Station St Box Hill	2	Apartment	\$600,000	08 Dec 2025
 30 Clydesdale St Box Hill	4	House	\$1,820,000	08 Dec 2025
 44 Court St Box Hill	2	House	\$785,000	06 Dec 2025
 1801/845 Whitehorse Rd Box Hill	2	Subdivided Flat - Single OYO Flat	\$743,000	03 Dec 2025
 609/23 Irving Av Box Hill	2	Strata Unit/Flat	\$755,000	02 Dec 2025
 2/39 Simpsons Rd Box Hill	3	Strata Unit/Villa Unit/Townhouse	\$1,060,000	01 Dec 2025
 2805/3 Young St Box Hill	2	Apartment	\$600,000	30 Nov 2025
 14 Reserve Rd Box Hill	4	House	\$1,111,000	29 Nov 2025
 1 Hannaslea St Box Hill	3	House	\$1,401,000	29 Nov 2025

Sold Properties

BOX HILL SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/71 Thames St Box Hill	3	Townhouse	\$765,000	27 Nov 2025
 203/8 Bruce St Box Hill	1	Strata Unit/Flat	\$132,000	27 Nov 2025
 805/1 Elland Av Box Hill	2	Subdivided Flat - Single OYO Flat	\$465,000	24 Nov 2025
 3/93 Thames St Box Hill	3	Unit	\$1,125,000	23 Nov 2025
 49 William St Box Hill	3	House	\$1,546,000	22 Nov 2025
 603/19-21 Poplar St Box Hill	1	Apartment	\$260,000	21 Nov 2025
 4/21 Rose St Box Hill	1	Unit	\$301,150	21 Nov 2025
 1507/11 Prospect St Box Hill	2	Subdivided Flat - Single OYO Flat	\$540,000	18 Nov 2025
 1 Davey St Box Hill	4	House	\$1,730,000	18 Nov 2025
 2004/850 Whitehorse Rd Box Hill	2	Apartment	\$570,000	17 Nov 2025



Jellis Craig Whitehorse
166 Whitehorse Road, Blackburn
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Jellis Craig acknowledges and pays our respects to the Bunurong People, the Wadawurrung People, the Dja Dja Wurrung People and the Wurundjeri People as the Traditional Owners and original custodians of the lands on which Jellis Craig operates.



Data is current as of PDF generation date 08/01/2026

- 1 Property Data Online, updated quarterly for the past 12 months
- 2 Property Data Online, updated daily for the past 12 months
- 3 Property Data Online, updated daily for the past quarter
- 4 Jellis Craig's average inspection attendance per listing (houses) over the last 12 months, updated daily
- 5 2021 Australian Census
- 6 Property Data Online, updated daily

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