



Carlton North

Suburb Report



Your connection to property insights



JellisCraig

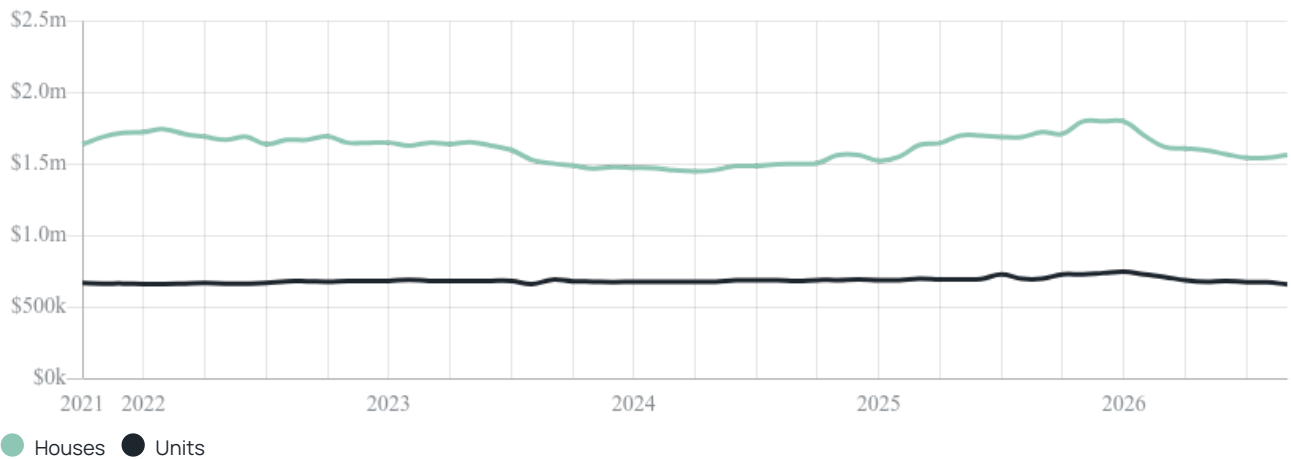
CARLTON NORTH SUBURB REPORT

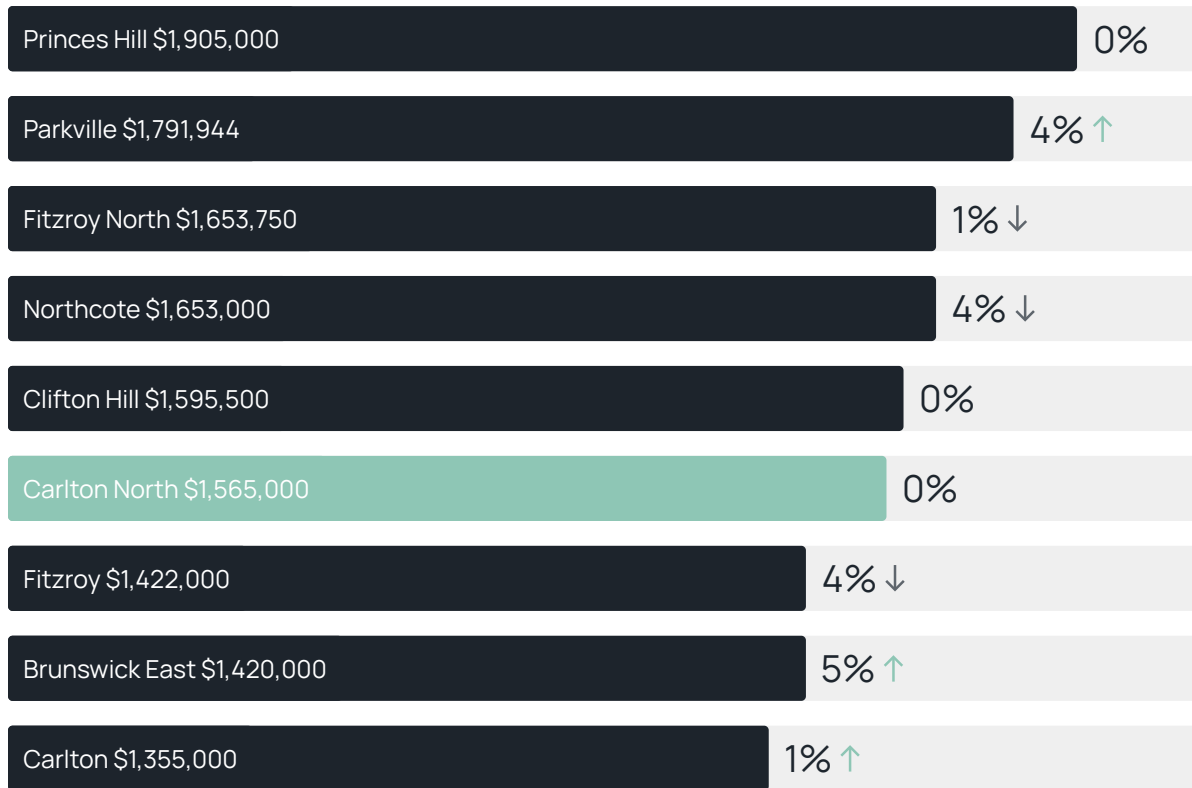
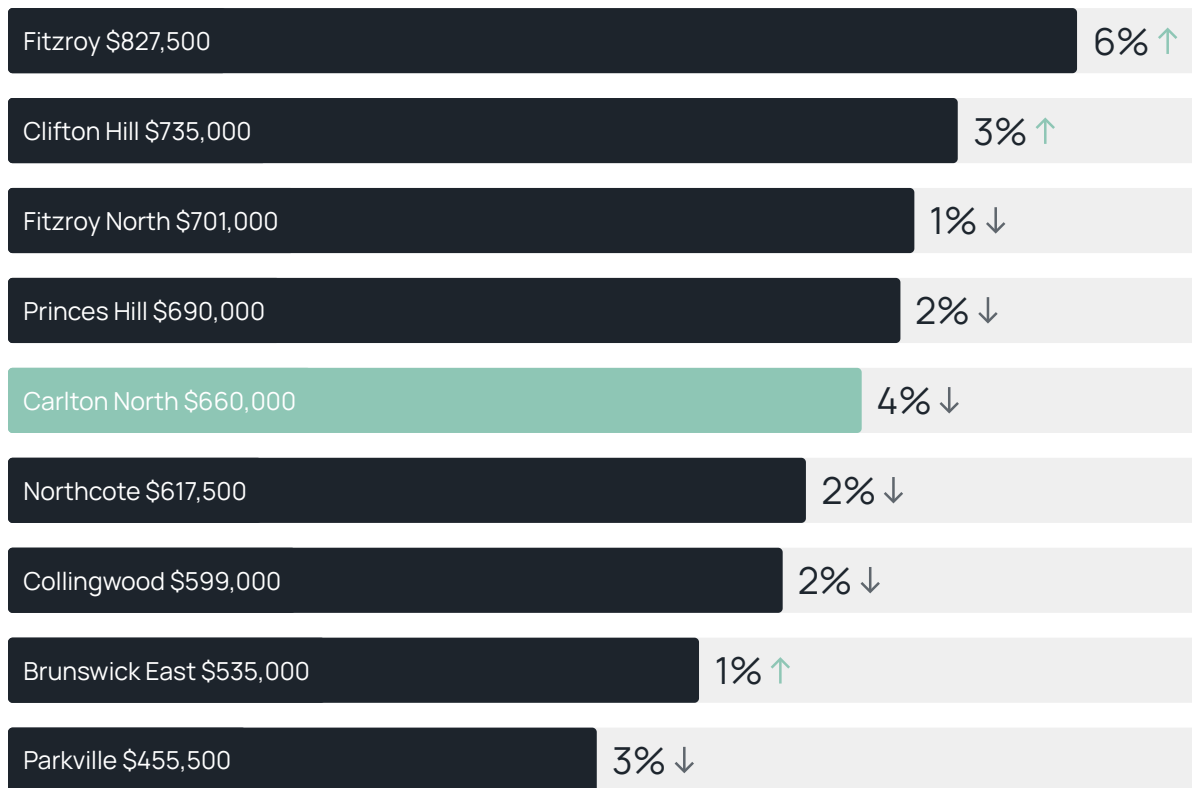
Median house price

Median unit price

Median ¹	Monthly median price change ²	Median ¹	Monthly median price change ²
\$1.57m	1.29% ↑	\$660k	-2.37% ↓

Carlton North monthly median property prices³



Median house price^{1,2}Median unit price^{1,2}

Sale method¹

● Auction 50%

● Private 50%

Auction clearance rate⁴

55%

Median days on market⁵

House

25 days

Unit

25 days

Average hold period¹

House

18.6 years

Unit

18.3 years

Dwelling type⁷

● Houses 23%

● Units 77%

Ownership⁷

● Owned outright 29%

● Mortgaged 20%

● Rented 51%

Population⁷

6,177

Population growth⁷

-1.95%

Median age⁷

33 years

Median household size⁷

2.3 people

Median asking rent per week¹

House

\$850

Unit

\$600

Rental yield⁸

House

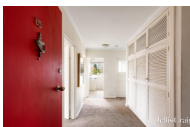
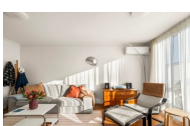
3.16%

Unit

4.76%

Recent Carlton North sales⁵

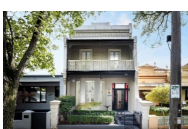
Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburb-reports

Address	Bedrooms	Type	Price	Sold
 368 Canning Street Carlton North	3	House	\$2,560,000	20 Oct 2026
 527 Station Street Carlton North	2	House	\$1,000,000	17 Oct 2026
 15/109 Wilson Street Carlton North	2	Apartment	Undisclosed	17 Oct 2026
 680 Drummond Street Carlton North	5	House	\$5,490,000	14 Oct 2026
 122 Lee Street Carlton North	3	House	\$1,152,000	10 Oct 2026
 580 Drummond Street Carlton North	3	House	\$1,822,000	10 Oct 2026
 738 Rathdowne Street Carlton North	3	House	\$1,450,000	30 Sep 2026
 726 Lygon Street Carlton North	2	House	\$1,200,000	30 Sep 2026
 5/623 Drummond Street Carlton North	2	Apartment	\$900,000	24 Sep 2026
 783-785 Rathdowne Street Carlton North	2	House	\$1,845,000	19 Sep 2026

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Address	Bedrooms	Type	Price	Sold
 18 Pigdon Street Carlton North	3	House	Undisclosed	19 Sep 2026
 351 Nicholson Street Carlton North	3	House	Undisclosed	19 Sep 2026
 772 Drummond Street Carlton North	4	House	Undisclosed	17 Sep 2026
 679 Rathdowne Street Carlton North	4	House	\$1,819,000	12 Sep 2026
 455 Canning Street Carlton North	3	House	Undisclosed	11 Sep 2026
 11/1072 Lygon Street Carlton North	2	Apartment	\$660,000	02 Sep 2026
 22 Holtom Street East Carlton North	2	House	Undisclosed	02 Sep 2026
 140 Curtain Street Carlton North	4	House	\$1,500,000	29 Aug 2026
 74 Arnold Street Carlton North	3	House	\$1,800,000	24 Aug 2026
 85 Lee Street Carlton North	3	House	\$1,700,000	21 Aug 2026

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Address	Bedrooms	Type	Price	Sold
 814 Lygon Street Carlton North	2	House	\$1,170,000	20 Aug 2026
 20/999 Rathdowne Street Carlton North	1	Apartment	Undisclosed	20 Aug 2026
 1/581 Nicholson Street Carlton North	2	Townhouse	\$880,000	15 Aug 2026
 23 Richardson Street Carlton North	3	House	\$1,500,000	15 Aug 2026
 906 Lygon Street Carlton North	3	House	Undisclosed	14 Aug 2026
 308 Park Street Carlton North	2	House	\$761,000	13 Aug 2026
 542 Canning Street Carlton North	3	House	\$2,380,000	08 Aug 2026
 397 Nicholson Street Carlton North	2	House	\$1,150,000	06 Aug 2026
 20 Hughes Street Carlton North	2	House	\$1,010,000	06 Aug 2026
 1029 Drummond Street Carlton North	5	House	Undisclosed	04 Aug 2026



Please contact your local Jellis Craig office

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 01/11/2026

1. Rolling 12 months, updated monthly
2. Month on month median price change
3. Updated monthly
4. Prior weeks' clearance rate ending Sunday, updated daily
5. Rolling 12 months, updated daily
6. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
7. ABS 2021
8. Past month's data

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