



Caulfield North

Suburb Report



Your connection to property insights



JellisCraig

CAULFIELD NORTH SUBURB REPORT

Median house price¹

Median

\$2.08m

Quarterly price change

-2.71% ↓

Median unit price¹

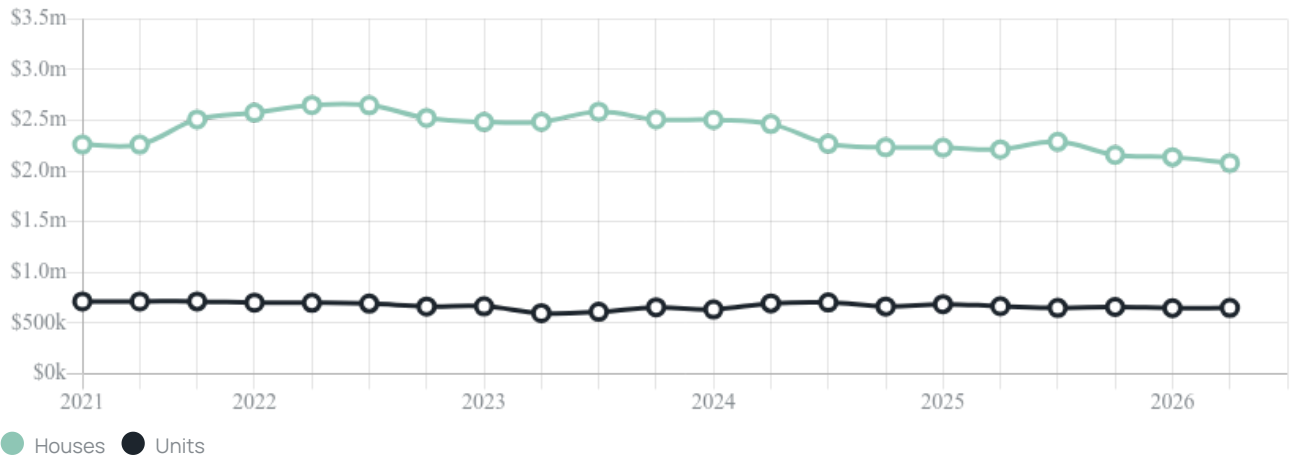
Median

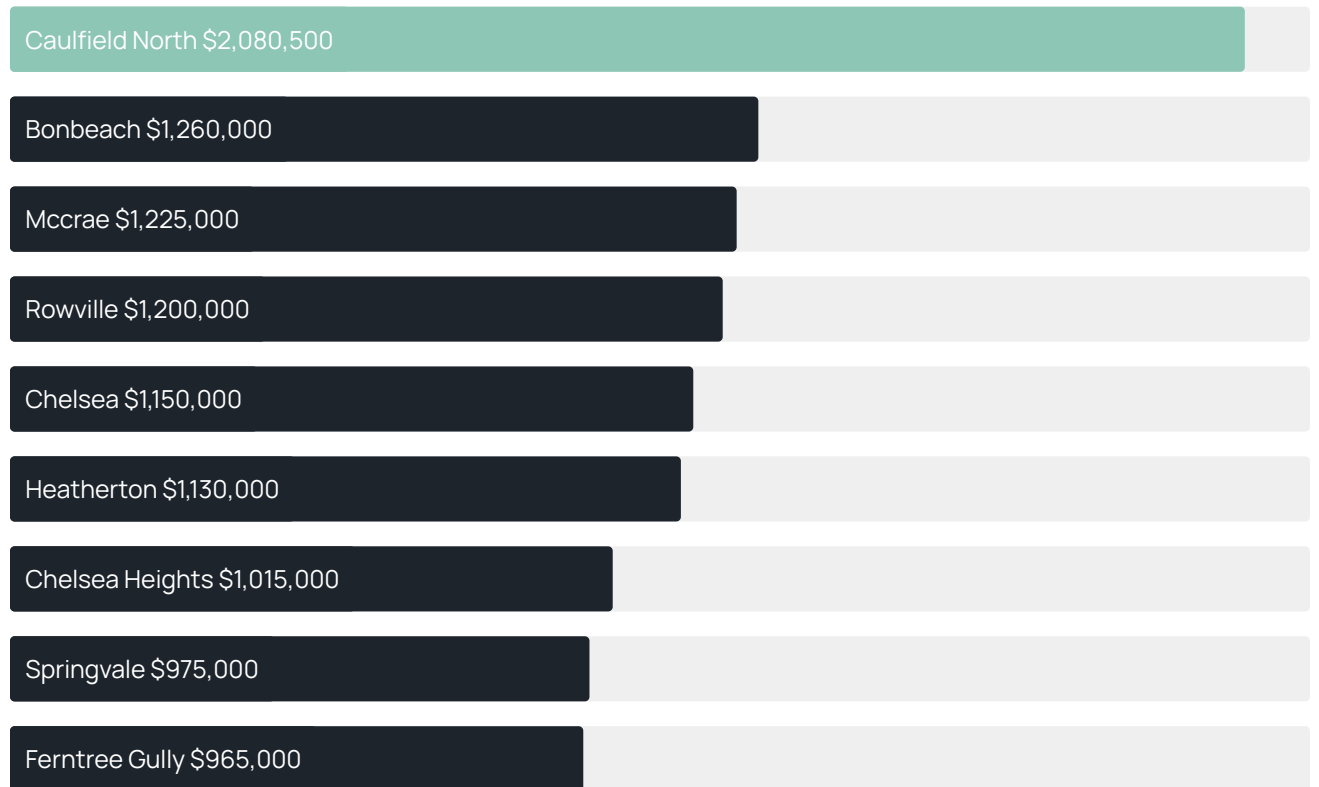
\$650k

Quarterly price change

0.34% ↑

Quarterly price change¹



Median house price¹Median unit price¹

Sale method²Auction clearance rate³

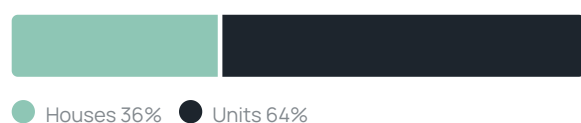
89.13%

Median days on market³

29 days

Average hold period¹

6.8 years

Dwelling type⁵Ownership⁵Population⁵

16,903

Median asking rent¹

\$993 per week

Population growth⁵

10.70%

Rental yield¹

2.08%

Median age⁵

37 years

Median household size⁵

2.3 people

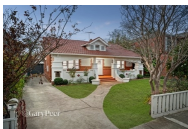
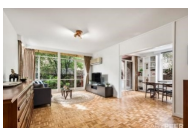
CAULFIELD NORTH SUBURB REPORT

Recent Caulfield North sales

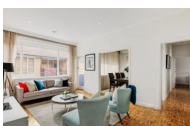
Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburb-reports

Address	Bedrooms	Type	Price	Sold
 379 Glen Eira Rd Caulfield North	3	Townhouse	\$1,100,000	17 Nov 2026
 403/144 Hawthorn Rd Caulfield North	1	Apartment	\$425,000	30 Jul 2026
 42a Cromwell St Caulfield North	3	House	\$1,450,000	26 Jul 2026
 1/1 Village Mews Caulfield North	1	Apartment	\$398,500	23 Jul 2026
 1 Raglan St Caulfield North	3	Townhouse	\$1,200,000	19 Jul 2026
 6/9 Hudson St Caulfield North	1	Apartment	\$297,500	03 Jul 2026
 305/50 Kambrook Rd Caulfield North	1	Apartment	\$400,000	02 Jul 2026
 2/688 Inkerman Rd Caulfield North	1	Apartment	\$350,000	01 Jul 2026
 10/353 Alma Rd Caulfield North	2	Apartment	\$566,500	27 Jun 2026
 201/92 Hawthorn Rd Caulfield North	2	Apartment	\$910,000	20 Jun 2026

CAULFIELD NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 37/11 Bond St Caulfield North	2	Apartment	\$518,000	18 Jun 2026
 107/144 Hawthorn Rd Caulfield North	2	Apartment	\$599,000	17 Jun 2026
 8/462 Dandenong Rd Caulfield North	2	Apartment	\$650,000	15 Jun 2026
 103/356 Orrong Rd Caulfield North	1	Unit	\$375,000	15 Jun 2026
 5/92 Hawthorn Rd Caulfield North	2	Apartment	\$688,000	14 Jun 2026
 3 Blencairn Av Caulfield North	4	House	\$2,380,000	13 Jun 2026
 6/492 Dandenong Rd Caulfield North	2	Unit	\$750,000	11 Jun 2026
 14/5 Hudson St Caulfield North	1	Unit	\$310,000	04 Jun 2026
 19 Malakoff St Caulfield North	2	House	\$2,900,000	03 Jun 2026
 4/43 Pental Rd Caulfield North	3	Strata Unit/Flat	\$1,170,000	03 Jun 2026

CAULFIELD NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 5b Service St Caulfield North	4	Strata Unit/Townhouse	\$850,000	01 Jun 2026
 66 Hawthorn Rd Caulfield North	4	House	\$2,350,000	31 May 2026
 16 Carnarvon Rd Caulfield North	5	House	\$2,315,000	31 May 2026
 12 Beresford St Caulfield North	3	House	\$1,935,000	29 May 2026
 309 Balaclava Rd Caulfield North	5	House	\$4,250,000	29 May 2026
 312/15 Bond St Caulfield North	1	Strata Unit/Flat	\$450,000	28 May 2026
 101/132 Balaclava Rd Caulfield North	1	Apartment	\$375,000	28 May 2026
 4M/1 Village Mews Caulfield North	1	Apartment	\$440,000	27 May 2026
 3/132 Balaclava Rd Caulfield North	2	Strata Unit/Flat	\$585,000	26 May 2026
 10/647 Inkerman Rd Caulfield North	2	Strata Unit/Flat	\$610,000	22 May 2026



Jellis Craig Armadale
1215 High Street, Armadale
03 9864 5000

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 01/08/2026

- 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

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.