

JellisCraig

CAULFIELD NORTH

Suburb Report

Know your neighbourhood.



CAULFIELD NORTH SUBURB REPORT

Median House Price*

Median

\$2.23m

Quarterly Price Change

1.15% ↑

Median Unit Price*

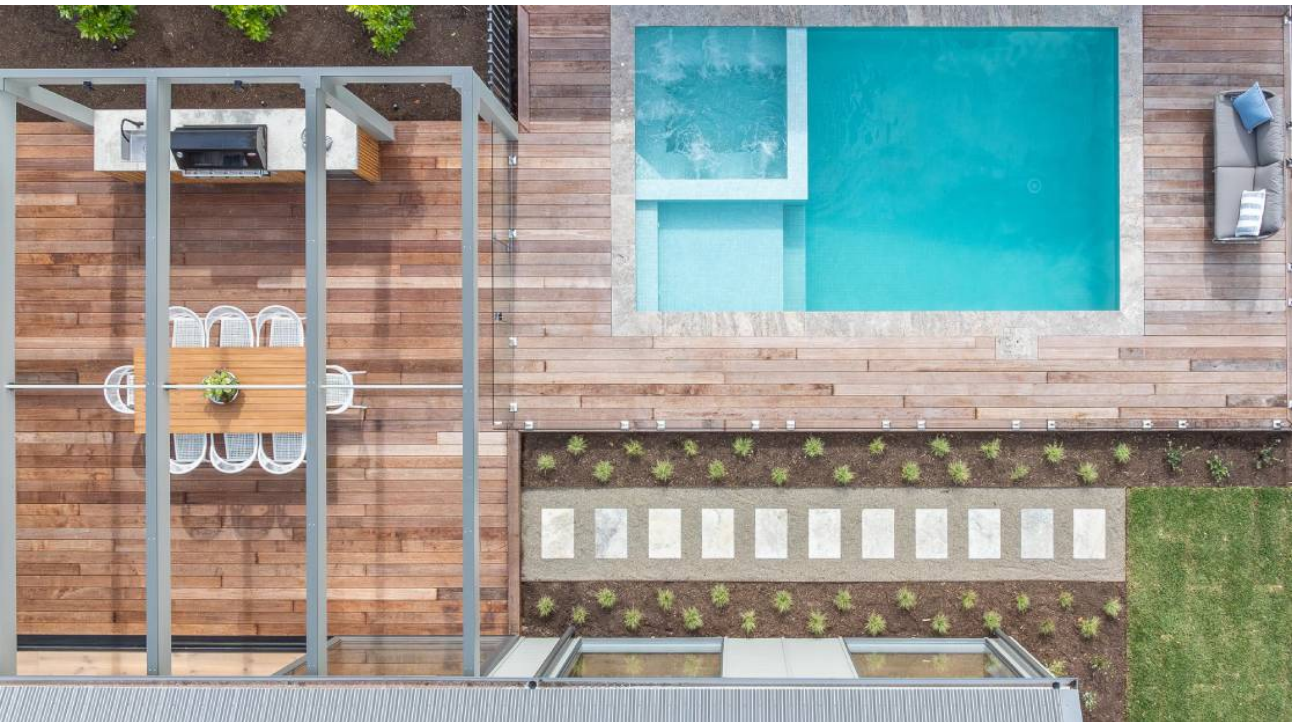
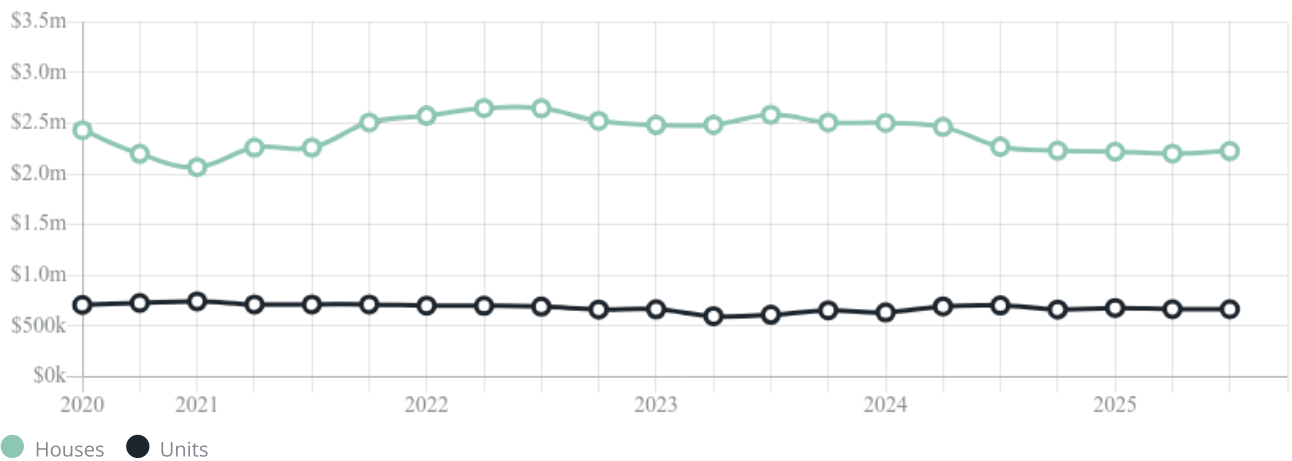
Median

\$667k

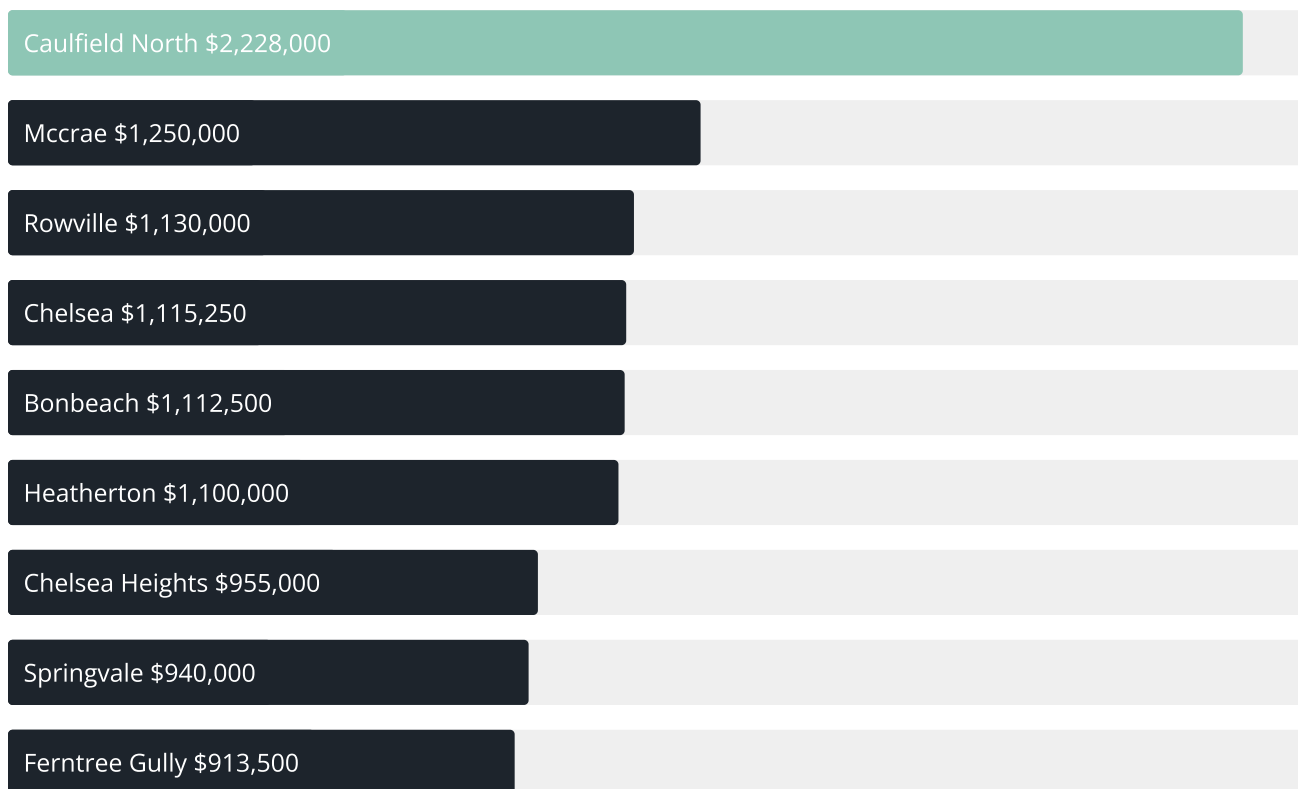
Quarterly Price Change

0.00% ↓

Quarterly Price Change*



CAULFIELD NORTH SUBURB REPORT

Median House Sale Price^{*}Median Unit Sale Price^{*}

CAULFIELD NORTH SUBURB REPORT

Sale Method*



● Auction 75%
● Private 25%

Auction Clearance Rate*

75%

Median Days on Market^

26 days

Average Hold Period*

6.8 years

Dwelling Type^



● Houses 36% ● Units 64%

Ownership^



● Owned Outright 35% ● Mortgaged 29% ● Rented 37%

Population^

16,903

Median Asking Rent per week*

\$960

Population Growth^

10.70%

Rental Yield*

2.08%

Median Age^







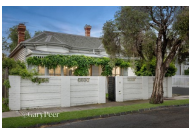


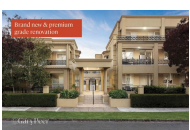
37 years

Median Household Size^











2.3 people

CAULFIELD NORTH 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 jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 2/32 Kooyong Rd Caulfield North	2	Unit	\$1,010,000	14 Dec 2025
 107/144 Hawthorn Rd Caulfield North	2	Apartment	\$595,000	11 Dec 2025
 7 Bella Vista Rd Caulfield North	2	House	\$1,450,000	10 Dec 2025
 13/400 Dandenong Rd Caulfield North	1	Apartment	\$430,000	09 Dec 2025
 449 Glen Eira Rd Caulfield North	5	House	\$2,805,000	07 Dec 2025
 9/353 Alma Rd Caulfield North	2	Apartment	\$650,000	04 Dec 2025
 16 Mayfield Gr Caulfield North	4	House	\$2,375,000	03 Dec 2025
 182 Orrong Rd Caulfield North	4	House	\$2,160,000	03 Dec 2025
 9 Holland Gr Caulfield North	3	House	\$1,590,000	30 Nov 2025
 17/153-163 Hawthorn Rd Caulfield North	2	Apartment	\$715,000	29 Nov 2025

CAULFIELD NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1/19 Albert St Caulfield North	4	Townhouse	\$1,736,000	29 Nov 2025
 17/496 Dandenong Rd Caulfield North	2	Apartment	\$525,000	27 Nov 2025
 106 Kooyong Rd Caulfield North	3	House	\$1,481,000	25 Nov 2025
 2/301 Glen Eira Rd Caulfield North	2	Unit	\$990,000	23 Nov 2025
 5 Mitchell Rd Caulfield North	2	House	\$1,311,000	23 Nov 2025
 11 Octavius Av Caulfield North	3	House	\$1,002,000	20 Nov 2025
 16/3 Payne St Caulfield North	2	Unit	\$810,000	16 Nov 2025
 5/613 Inkerman Rd Caulfield North	2	Apartment	\$600,000	16 Nov 2025
 9/92 Hawthorn Rd Caulfield North	2	Apartment	\$580,000	15 Nov 2025
 602/2 Caulfield Blvd Caulfield North	1	Apartment	\$395,000	14 Nov 2025

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Address	Bedrooms	Type	Price	Sold
 105/402 Dandenong Rd Caulfield North	2	Strata Unit/Flat	\$522,000	14 Nov 2025
 15 Labassa Gr Caulfield North	3	House	\$3,150,000	14 Nov 2025
 3/656 Inkerman Rd Caulfield North	3	Apartment	\$900,000	12 Nov 2025
 105/132 Balaclava Rd Caulfield North	1	Apartment	\$390,000	10 Nov 2025
 57 Fitzgibbon Cr Caulfield North	2	House	\$1,255,000	09 Nov 2025
 11/750 Inkerman Rd Caulfield North	2	Apartment	\$700,000	09 Nov 2025
 83 Eskdale Rd Caulfield North	3	House	\$1,760,000	08 Nov 2025
 102/241 Balaclava Rd Caulfield North	2	Apartment	\$575,000	04 Nov 2025
 205/500 Dandenong Rd Caulfield North	1	House	\$320,000	03 Nov 2025
 18 Northcote Av Caulfield North	5	House	\$4,880,000	02 Nov 2025



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jellisraig.com.au

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

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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