



Caulfield South

Suburb Report



Your connection to property insights



JellisCraig

CAULFIELD SOUTH SUBURB REPORT

Median house price¹

Median unit price¹

Median

\$1.81m

Quarterly price change

-2.67% ↓

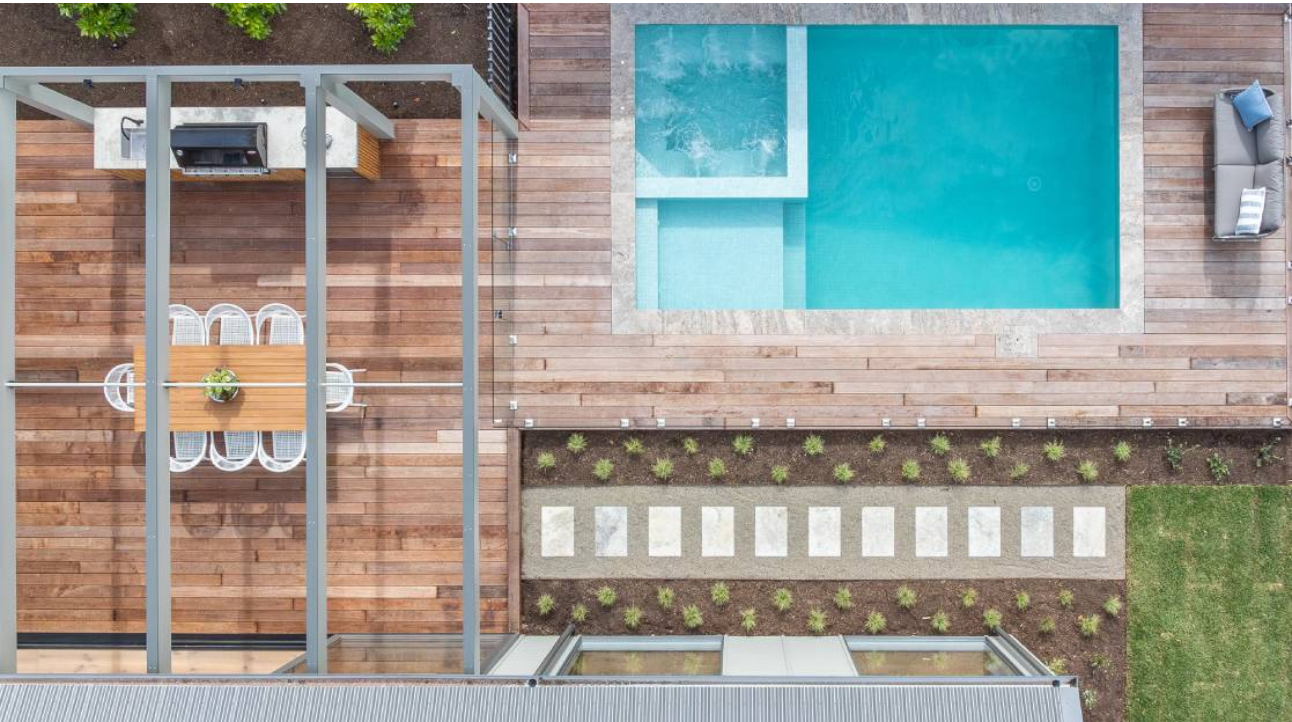
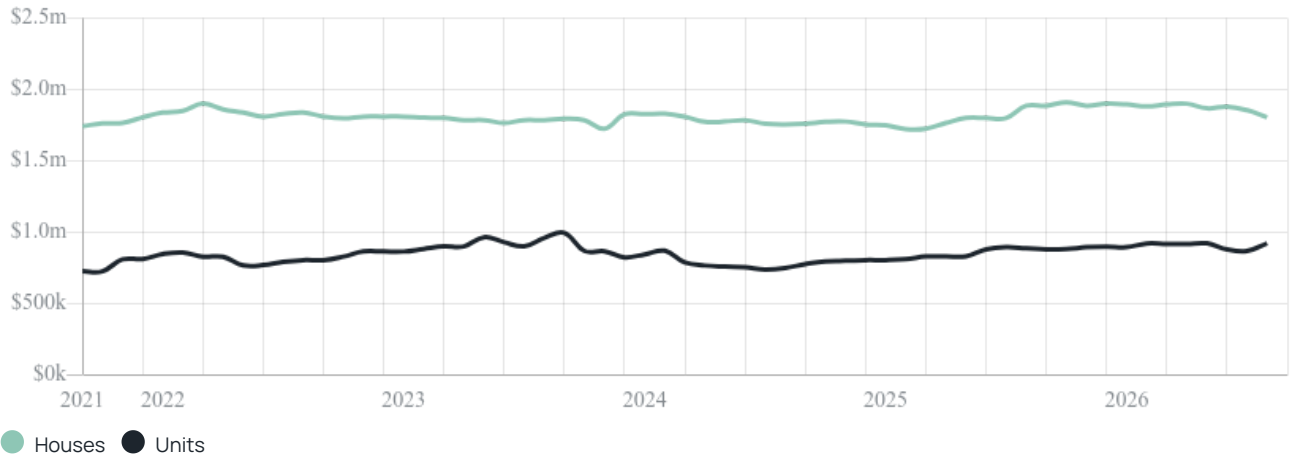
Median

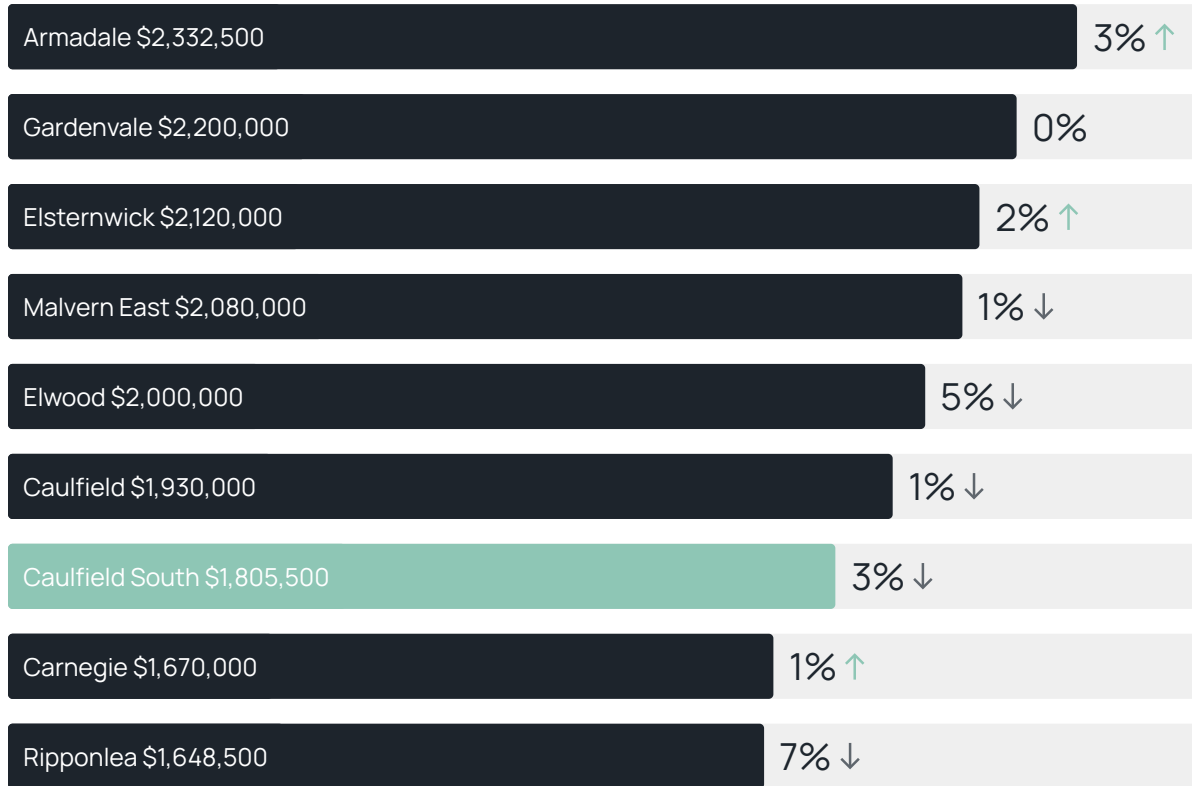
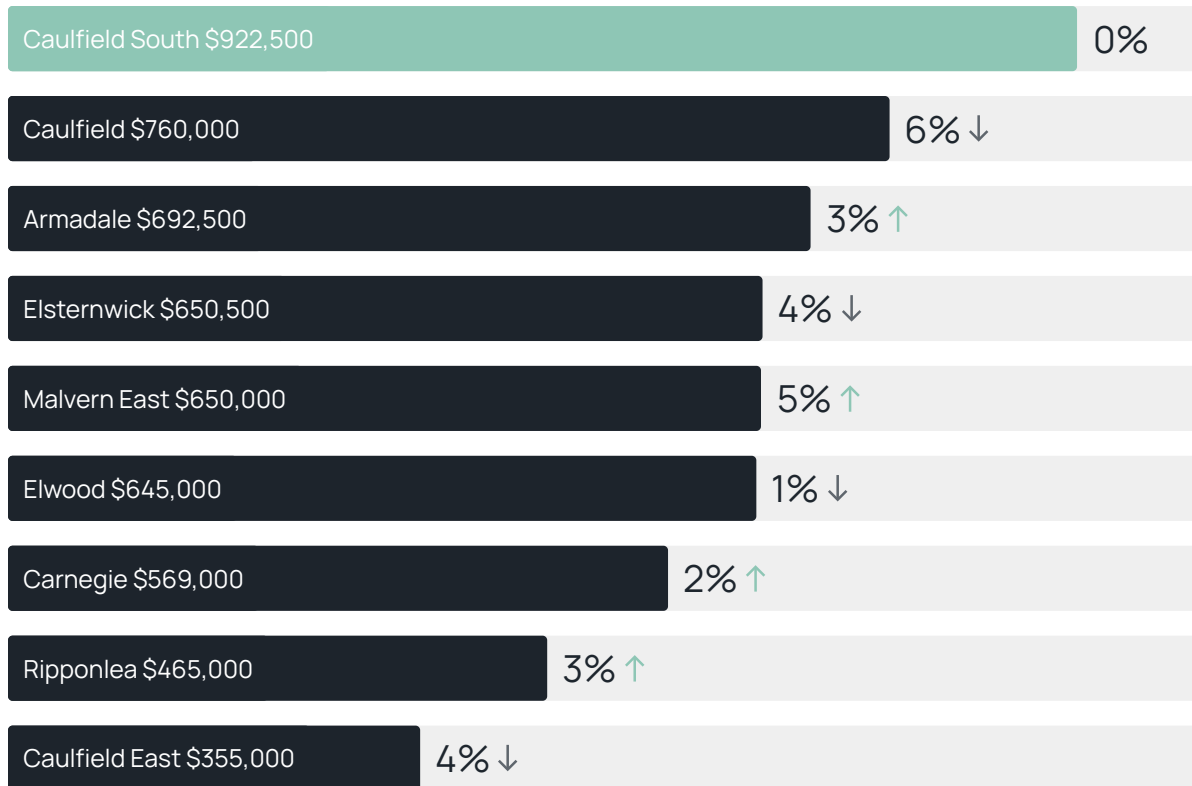
\$923k

Quarterly price change

6.03% ↑

Caulfield South quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²

● Auction 56%
● Private 44%

Auction clearance rate³

47.92%

Median days on market³

House

Unit

27 days

26 days

Average hold period¹

House

Unit

17.0 years

13.8 years

Dwelling type⁵

● Houses 80% ● Units 20%

Ownership⁵

● Owned outright 37% ● Mortgaged 36% ● Rented 27%

Population⁵

12,328

Median asking rent per week¹

Unit

\$1,000

\$680

Population growth⁵

4.00%

Rental yield¹

House

Unit

3.25%

4.55%

Median age⁵

41 years

Median household size⁵

2.6 people

Recent Caulfield South sales²

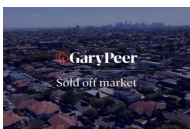
Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburb-reports

Address	Bedrooms	Type	Price	Sold
 3b Marara Road Caulfield South	4	Townhouse	Undisclosed	23 Sep 2026
 3/462 Hawthorn Road Caulfield South	2	Apartment	\$578,000	19 Sep 2026
 24 Lygon Street Caulfield South	2	House	Undisclosed	19 Sep 2026
 1/3 Bundeera Road Caulfield South	3	Townhouse	Undisclosed	17 Sep 2026
 2/12 Gardenvale Road Caulfield South	3	Unit	\$1,228,000	12 Sep 2026
 202/1044 Glen Huntly Road Caulfield South	2	Apartment	Undisclosed	10 Sep 2026
 1 Alder Street Caulfield South	2	House	\$820,000	08 Sep 2026
 2/6 Winston Drive Caulfield South	3	Townhouse	\$1,200,000	02 Sep 2026
 2/6 Gardenvale Road Caulfield South	3	Townhouse	Undisclosed	30 Aug 2026
 4/466 Kooyong Road Caulfield South	2	Apartment	Undisclosed	28 Aug 2026

CAULFIELD SOUTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 5 Heather Road Caulfield South	4	House	Undisclosed	27 Aug 2026
 249a Bamba Road Caulfield South	5	House	Undisclosed	27 Aug 2026
 5/19 Trevascus Street Caulfield South	2	Apartment	Undisclosed	27 Aug 2026
 3/203 Booran Road Caulfield South	2	Unit	\$772,500	26 Aug 2026
 12 Teak Street Caulfield South	4	House	Undisclosed	26 Aug 2026
 520 Hawthorn Road Caulfield South	3	House	Undisclosed	26 Aug 2026
 2/5 Duke Street Caulfield South	2	Apartment	Undisclosed	26 Aug 2026
 7/14 Field Street Caulfield South	2	Unit	Undisclosed	26 Aug 2026
 4 Birch Street Caulfield South	2	House	Undisclosed	24 Aug 2026
 1/45 Jupiter Street Caulfield South	3	Townhouse	Undisclosed	22 Aug 2026

CAULFIELD SOUTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 29 Omar Street Caulfield South	4	House	Undisclosed	22 Aug 2026
 34 Emma Street Caulfield South	4	House	Undisclosed	22 Aug 2026
 243 Bambra Road Caulfield South	2	House	\$1,312,500	20 Aug 2026
 52A Ludbrook Avenue Caulfield South	3	Unit	\$1,515,000	19 Aug 2026
 2/45 Jupiter Street Caulfield South	3	Townhouse	Undisclosed	18 Aug 2026
 1/23 Scott Street Caulfield South	3	Unit	\$1,225,000	17 Aug 2026
 17 Keeron Street Caulfield South	4	House	Undisclosed	15 Aug 2026
 2/2 Flowers Street Caulfield South	2	Apartment	\$468,000	14 Aug 2026
 6/460 Kooyong Road Caulfield South	3	Townhouse	Undisclosed	12 Aug 2026
 5A Spring Road Caulfield South	4	Townhouse	Undisclosed	12 Aug 2026



Jellis Craig Armadale
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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 01/10/2026

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1. Victorian Data, updated monthly for the past 12 months
2. Victorian Data, updated daily for the past 12 months
3. Victorian Data, updated daily for the past Saturday's auctions
4. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
5. 2021 ABS Census

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