

# JellisCraig

DOCKLANDS

# Suburb Report

Know your neighbourhood.



DOCKLANDS SUBURB REPORT

Median Unit Price\*

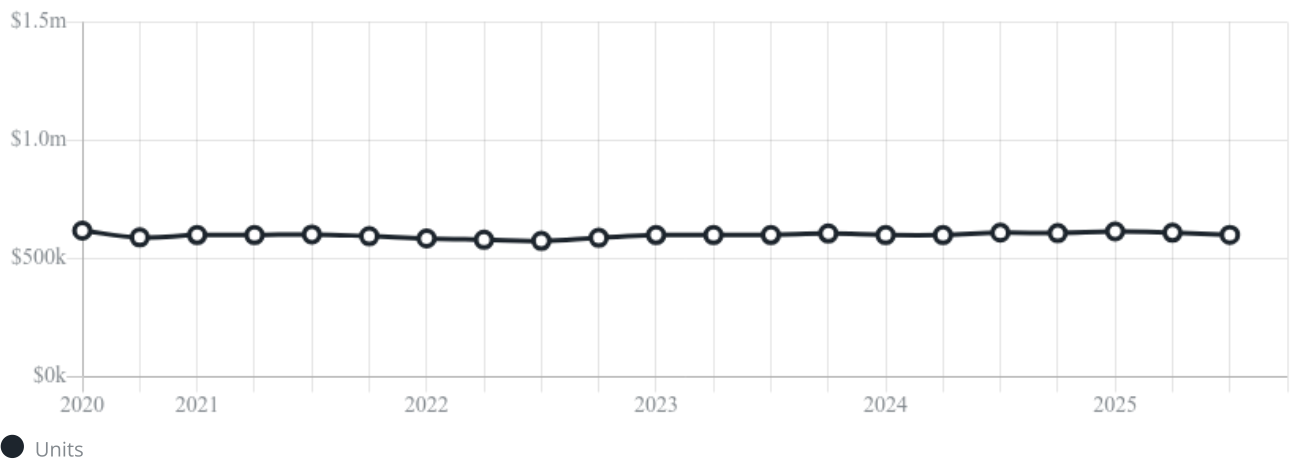
Median

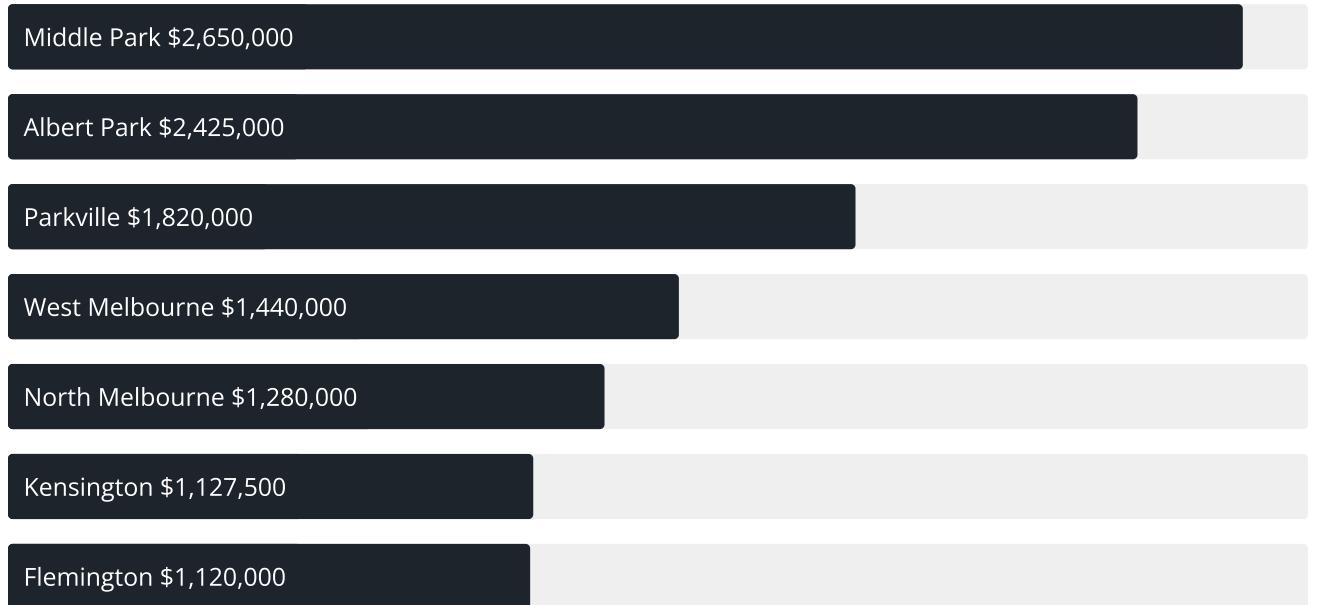
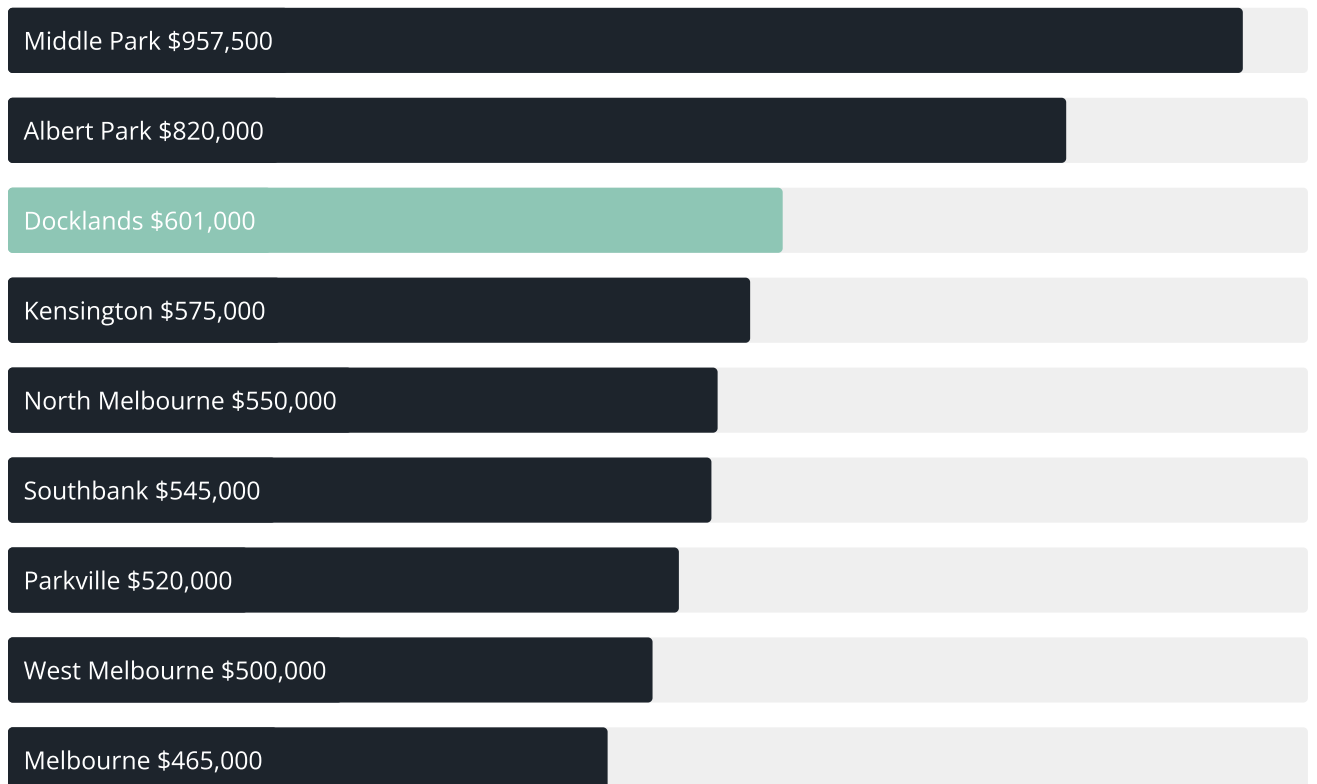
\$601k

Quarterly Price Change

-1.45% ↓

Quarterly Price Change\*



Median House Sale Price<sup>\*</sup>Median Unit Sale Price<sup>\*</sup>

Average Hold Period<sup>\*</sup>

7.0 years

Dwelling Type<sup>^</sup>

● Houses 1% ● Units 99%

Ownership<sup>^</sup>

● Owned Outright 13% ● Mortgaged 20% ● Rented 67%

Population<sup>^</sup>

15,495

Median Asking Rent per week<sup>\*</sup>

\$750

Population Growth<sup>^</sup>

41.33%

Rental Yield<sup>\*</sup>

2.68%

Median Age<sup>^</sup>











32 years

Median Household Size<sup>^</sup>










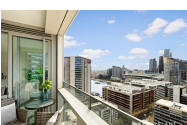
1.8 people

## DOCKLANDS SUBURB REPORT










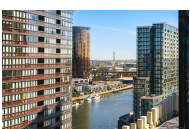
Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburbinsights](http://jellisraig.com.au/suburbinsights)

| Address   | Bedrooms | Type      | Price       | Sold        |
|---|----------|-----------|-------------|-------------|
|  925 Collins St<br>Docklands         | 3        | Apartment | \$2,103,500 | 28 Nov 2025 |
|  2405E/888 Collins St<br>Docklands   | 2        | Apartment | \$656,000   | 27 Nov 2025 |
|  1507/421 Docklands Dr<br>Docklands  | 2        | Apartment | \$515,000   | 24 Nov 2025 |
|  1601/8 Mccrae St<br>Docklands      | 2        | Apartment | \$660,000   | 19 Nov 2025 |
|  603/8 Pearl River Rd<br>Docklands | 2        | Apartment | \$600,000   | 19 Nov 2025 |
|  707/2 Newquay Prm<br>Docklands    | 3        | Apartment | \$1,050,000 | 17 Nov 2025 |
|  305/2 Newquay Prm<br>Docklands    | 2        | Apartment | \$630,000   | 14 Nov 2025 |
|  150 Lorimer St<br>Docklands       | 4        | House     | \$1,820,000 | 13 Nov 2025 |
|  3103/50 Lorimer St<br>Docklands   | 3        | Apartment | \$1,270,000 | 11 Nov 2025 |
|  2809/100 Harbour Esp<br>Docklands | 2        | Apartment | \$800,000   | 10 Nov 2025 |

## DOCKLANDS SUBURB REPORT

| Address   | Bedrooms | Type      | Price     | Sold        |
|---|----------|-----------|-----------|-------------|
|  814/8 Pearl River Rd<br>Docklands   | 1        | Apartment | \$482,010 | 10 Nov 2025 |
|  604/241 Harbour Esp<br>Docklands    | 1        | Apartment | \$430,000 | 10 Nov 2025 |
|  1508/39 Caravel La<br>DOCKLANDS     | 2        | Apartment | \$620,000 | 08 Nov 2025 |
|  1903/60 Lorimer St<br>Docklands     | 2        | Apartment | \$800,000 | 06 Nov 2025 |
|  308S/889 Collins St<br>Docklands   | 1        | Apartment | \$420,000 | 06 Nov 2025 |
|  2/60 Siddeley St<br>Docklands     | 2        | Apartment | \$521,800 | 06 Nov 2025 |
|  705/8 Pearl River Rd<br>Docklands | 1        | Apartment | \$360,000 | 04 Nov 2025 |
|  1209/20 Rakaia Way<br>Docklands   | 1        | Apartment | \$400,000 | 04 Nov 2025 |
|  1108/8 Mccrae St<br>Docklands     | 2        | Apartment | \$475,000 | 03 Nov 2025 |
|  2305E/888 Collins St<br>Docklands | 2        | Apartment | \$660,000 | 29 Oct 2025 |

## DOCKLANDS SUBURB REPORT

| Address  | Bedrooms | Type                | Price       | Sold           |
|--|----------|---------------------|-------------|----------------|
|  1105/1 Point Park Cr<br>DOCKLANDS        | 1        | Apartment           | \$590,000   | 29 Oct<br>2025 |
|  1807/60 Lorimer St<br>Docklands          | 2        | Apartment           | \$640,000   | 28 Oct<br>2025 |
|  301/55 Victoria Harbour Prm<br>Docklands | 3        | Apartment           | \$2,450,000 | 28 Oct<br>2025 |
|  1705/387 Docklands Dr<br>Docklands       | 1        | Apartment           | \$432,000   | 24 Oct<br>2025 |
|  916/677 La Trobe St<br>Docklands        | 1        | Apartment           | \$340,000   | 24 Oct<br>2025 |
|  1903/8 Marmion Pl<br>Docklands         | 2        | Apartment           | \$525,000   | 23 Oct<br>2025 |
|  1405/231 Harbour Esp<br>Docklands      | 2        | Apartment           | \$745,000   | 22 Oct<br>2025 |
|  2401/8 Pearl River Rd<br>Docklands     | 2        | Flat/Unit/Apartment | \$701,000   | 22 Oct<br>2025 |
|  2410/8 Pearl River Rd<br>Docklands     | 2        | Apartment           | \$701,000   | 22 Oct<br>2025 |
|  2008E/888 Collins St<br>Docklands      | 1        | Apartment           | \$480,000   | 21 Oct<br>2025 |



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[jellisraig.com.au](http://jellisraig.com.au)

Data is current as of PDF generation date 01/12/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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