



Docklands

Suburb Report

Your connection to property insights



JellisCraig

DOCKLANDS SUBURB REPORT

Median unit price¹

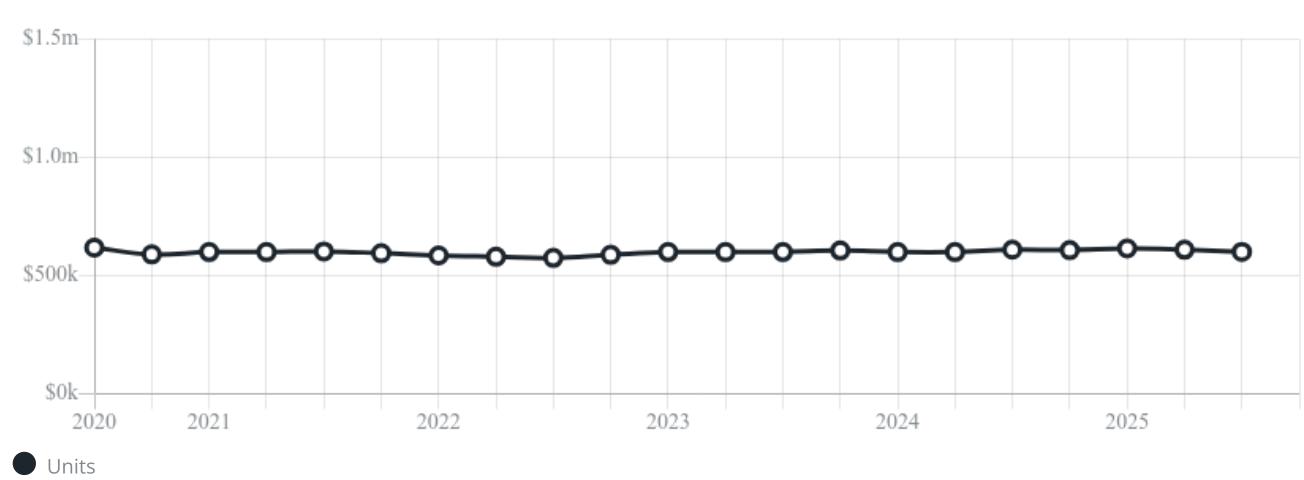
Median

\$601k

Quarterly price change

-1.45% ↓

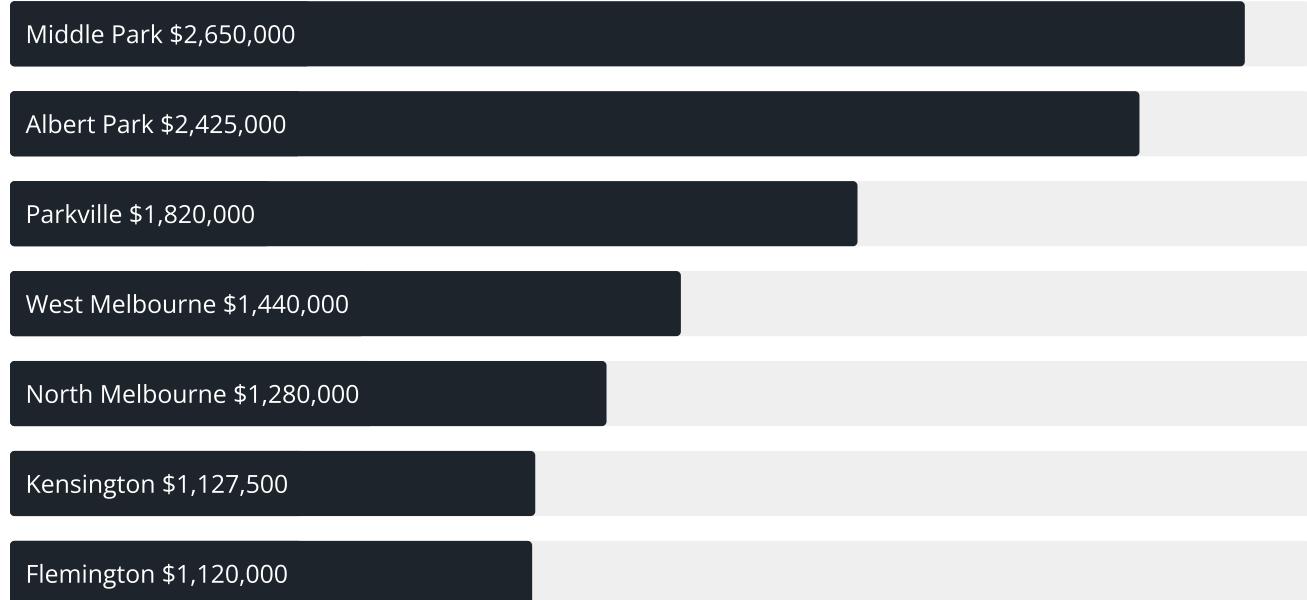
Quarterly price change¹



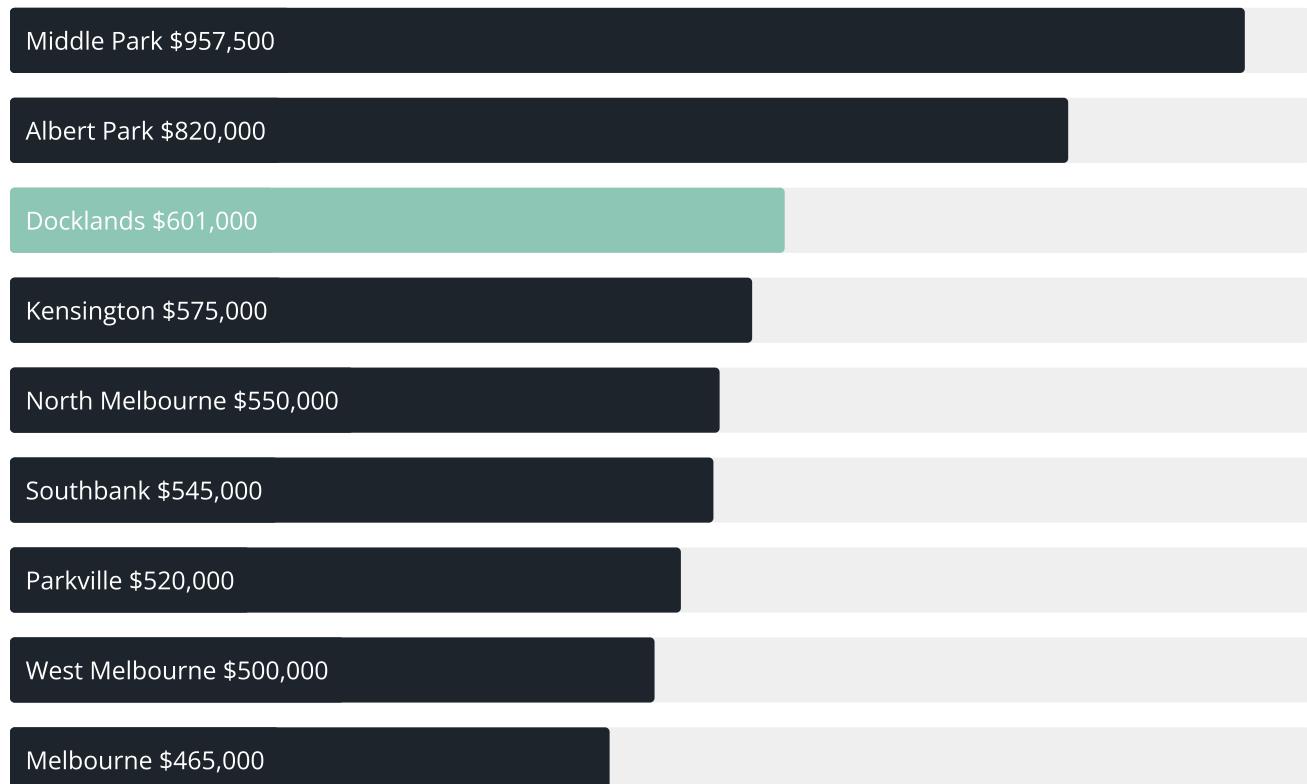
Surrounding Suburbs

DOCKLANDS SUBURB REPORT

Median house price¹



Median unit price¹



Jellis Craig average inspection attendance per listing⁴ groups

Average hold period¹
7.0 years

Dwelling type⁵



● Houses 1% ● Units 99%

Ownership⁵



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

Population⁵

15,495

Median asking rent¹

\$750 per week

Population growth⁵

41.33%

Rental yield¹

2.68%

Median age⁵

32 years

Median household size⁵

1.8 people

DOCKLANDS SUBURB REPORT

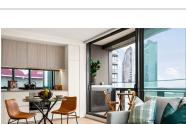
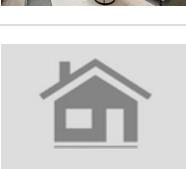
Recent Docklands sales

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

Address	Bedrooms	Type	Price	Sold
 1507N/889 Collins St Docklands	2	Apartment	\$578,888	05 Jan 2026
 1301/421 Docklands Dr Docklands	2	Apartment	\$620,000	23 Dec 2025
 2108/100 Harbour Esp Docklands	2	Apartment	\$700,000	22 Dec 2025
 324/757 Bourke St DOCKLANDS	2	Apartment	\$410,000	17 Dec 2025
 1509/3 Aquitania Way Docklands	3	Apartment	\$875,000	16 Dec 2025
 1407/39 Caravel La Docklands	2	Flat/Unit/Apartment	\$330,000	16 Dec 2025
 3B/9 Waterside Pl Docklands	1	Apartment	\$440,000	15 Dec 2025
 1407/241 Harbour Esp Docklands	2	Apartment	\$730,000	15 Dec 2025
 329/673 La Trobe St Docklands	1	Apartment	\$240,500	13 Dec 2025
 1703/673 La Trobe St Docklands	2	Apartment	\$400,000	13 Dec 2025

Sold Properties

DOCKLANDS SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2802/8 Pearl River Rd Docklands	2	Apartment	\$700,000	11 Dec 2025
 1706/231 Harbour Esp Docklands	2	Apartment	\$635,000	10 Dec 2025
 1704/8 Waterview Wlk Docklands	2	Apartment	\$500,000	10 Dec 2025
 716/677 La Trobe St Docklands	1	Apartment	\$330,000	10 Dec 2025
 904/8 Pearl River Rd Docklands	1	Apartment	\$370,000	10 Dec 2025
 809N/889 Collins St Docklands	1	Apartment	\$380,000	09 Dec 2025
 168 Lorimer St Docklands	2	Unit	\$650,000	08 Dec 2025
 304/8 Mccrae St Docklands	1	Apartment	\$515,000	05 Dec 2025
 1801/15 Caravel La Docklands	3	Apartment	\$1,040,000	05 Dec 2025
 2207/8 Pearl River Rd Docklands	1	Apartment	\$405,000	04 Dec 2025

Sold Properties

DOCKLANDS SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1502/677 La Trobe St Docklands	2	Apartment	\$475,000	01 Dec 2025
 1205/60 Siddeley St Docklands	2	Apartment	\$667,000	01 Dec 2025
 701/70 Lorimer St Docklands	2	Flat/Unit/Apartment	\$1,640,000	01 Dec 2025
	1	Apartment	\$377,000	01 Dec 2025
	2	Apartment	\$545,000	29 Nov 2025
	2	Apartment	\$640,000	28 Nov 2025
 801/50 Lorimer St Docklands	3	Apartment	\$1,792,750	28 Nov 2025
 2405E/888 Collins St Docklands	2	Apartment	\$656,000	27 Nov 2025
 502S/883 Collins St Docklands	1	Apartment	\$398,888	27 Nov 2025
	2	Apartment	\$565,000	25 Nov 2025



Jellis Craig Richmond
57-59 Bridge Road, Richmond
03 9428 3333

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 08/01/2026

- 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

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