



Dromana

# Suburb Report



Your connection to property insights



**JellisCraig**

DROMANA SUBURB REPORT

Median house price<sup>1</sup>

Median

\$971k

Quarterly price change

1.25% ↑

Median unit price<sup>1</sup>

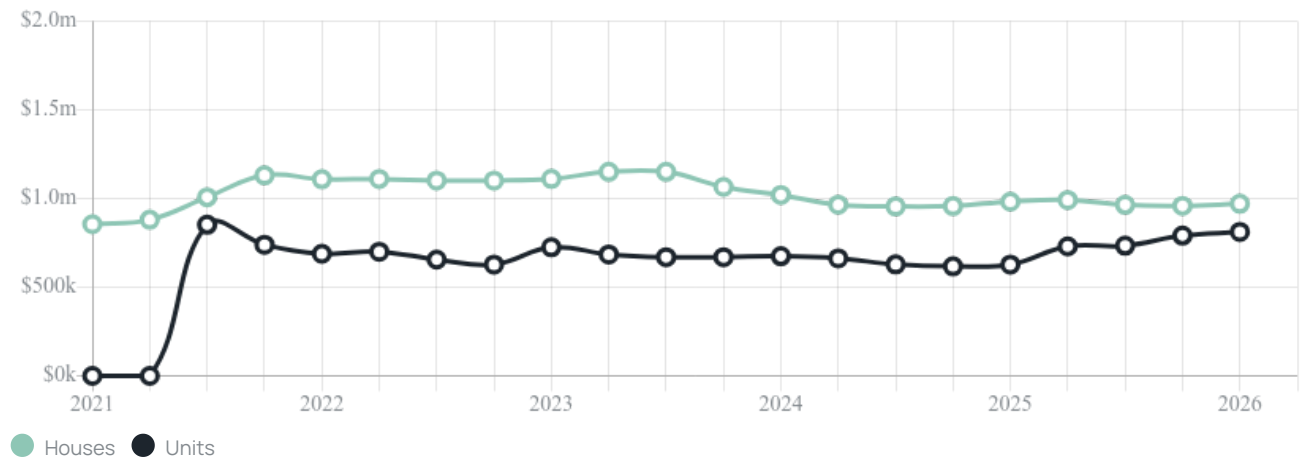
Median

\$811k

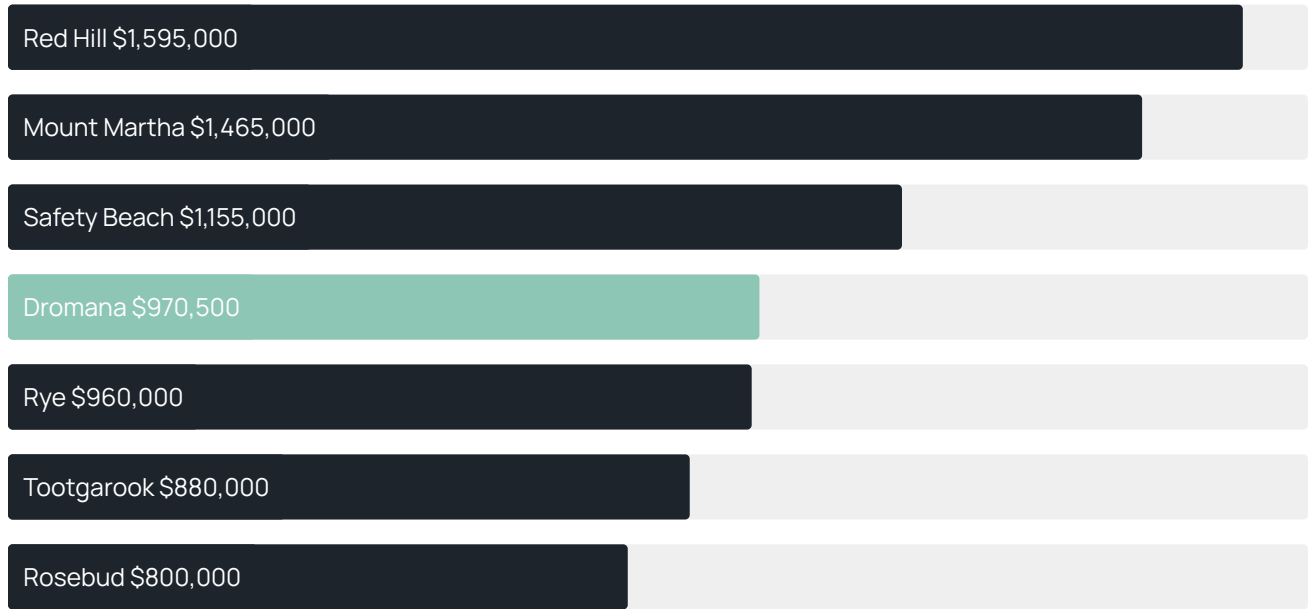
Quarterly price change

2.62% ↑

Quarterly price change<sup>1</sup>



### Median house price<sup>1</sup>



### Median unit price<sup>1</sup>



Sale method<sup>2</sup>



● Auction 18%  
● Private 82%

Auction clearance rate<sup>3</sup>

66.67%

Median days on market<sup>3</sup>

50 days

Jellis Craig average inspection attendance per listing<sup>4</sup>

50 groups

Average hold period<sup>1</sup>

6.5 years

Dwelling type<sup>5</sup>



● Houses 82% ● Units 18%

Ownership<sup>5</sup>



● Owned outright 49% ● Mortgaged 30% ● Rented 21%

Population<sup>5</sup>

6,626

Median asking rent<sup>1</sup>

\$630 per week

Population growth<sup>5</sup>

0

Rental yield<sup>1</sup>

3.06%

Median age<sup>5</sup>

50 years






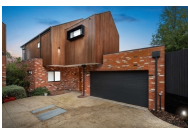




Median household size<sup>5</sup>

2.2 people








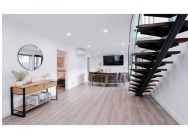


DROMANA SUBURB REPORT

## Recent Dromana 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](http://jellisCraig.com.au/suburb-reports)

Address	Bedrooms	Type	Price	Sold
 1-3 Seacombe St Dromana	4	House	\$1,756,000	27 Jun 2026
 6 Rosalie Av Dromana	4	House	\$870,000	24 Jun 2026
 5 Carrigg St Dromana	3	House	\$1,225,000	19 Jun 2026
 12 Marcus St Dromana	3	House	\$840,000	19 Jun 2026
 324 Boundary Rd Dromana	5	House	\$1,200,000	15 Jun 2026
 4/16 James St Dromana	3	Townhouse	\$845,000	15 Jun 2026
 72/131 Nepean Hwy Dromana	2	Unit	\$218,900	12 Jun 2026
 48 Rosalie Av Dromana	3	House	\$720,000	06 Jun 2026
 4 Cosmos St Dromana	4	House	\$900,000	04 Jun 2026
 4/49 Seacombe St Dromana	2	Unit	\$661,500	27 May 2026

## DROMANA SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 8 Dahlia St Dromana	3	House	\$850,000	26 May 2026
 10 Watson Av Dromana	2	House	\$685,000	16 May 2026
 5 Lupin St Dromana	5	House	\$1,200,000	15 May 2026
 96 Nepean Hwy Dromana	3	House	\$745,000	15 May 2026
 1/14 Shaw St Dromana	3	House	\$1,191,000	14 May 2026
 335 Boundary Rd Dromana	3	House	\$775,000	13 May 2026
 41 Olympic Pde Dromana	4	House	\$883,000	05 May 2026
 4 Caldwell Rd Dromana	4	House	\$880,000	05 May 2026
 19 Atunga Tce Dromana	3	House	\$1,237,000	30 Apr 2026
 91 Palmerston Av Dromana	4	House	\$680,000	29 Apr 2026

## DROMANA SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 73 Palmerston Av Dromana	3	House	\$710,000	28 Apr 2026
 204/131 Nepean Hwy Dromana	3	Unit	\$260,000	28 Apr 2026
 28 Canna St Dromana	3	House	\$660,000	23 Apr 2026
 58 Coleus St DROMANA	3	House	\$741,500	21 Apr 2026
 44 Watson Av Dromana	3	House	\$810,000	15 Apr 2026
 2/42 Francis St Dromana	3	Townhouse	\$880,000	14 Apr 2026
 1 Dahlia St Dromana	3	House	\$870,000	11 Apr 2026
 2/1 Canna St DROMANA	3	Unit	\$635,000	11 Apr 2026
 1/10 Noel St Dromana	3	Unit	\$830,000	06 Apr 2026
 14 Carrigg St Dromana	4	House	\$1,250,000	02 Apr 2026



**Jellis Craig Mount Martha**  
4/42 Lochiel Avenue, Mount Martha  
03 5974 8900

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.

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Data is current as of PDF generation date 01/07/2026

- 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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