



Dromana

Suburb Report



Your connection to property insights



JellisCraig

DROMANA SUBURB REPORT

Median house price¹

Median

\$971k

Quarterly price change

1.25% ↑

Median unit price¹

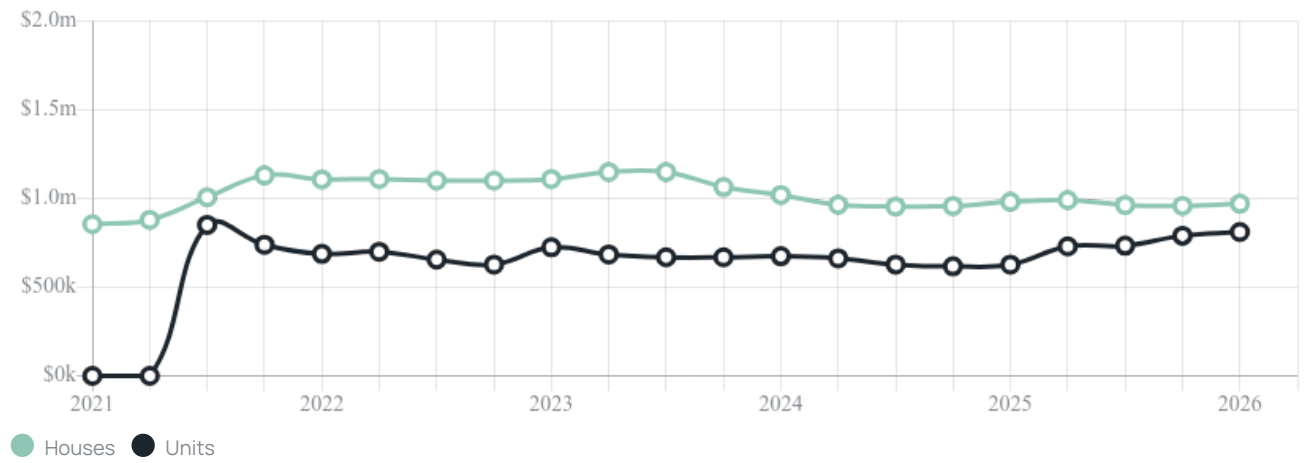
Median

\$811k

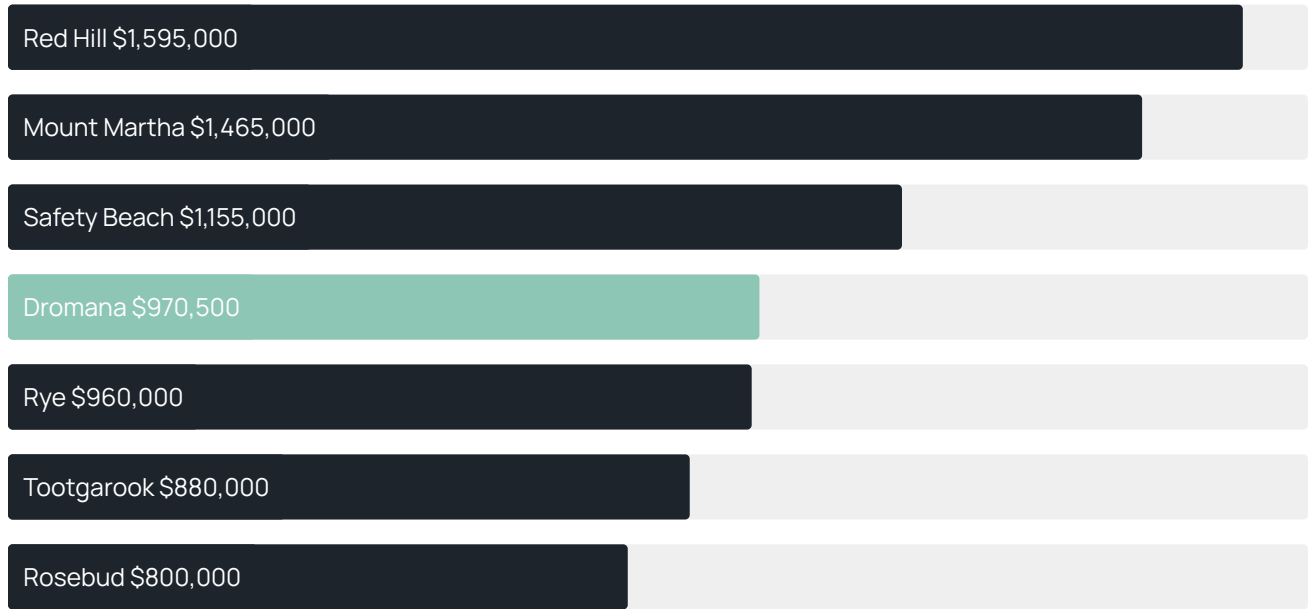
Quarterly price change

2.62% ↑

Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



● Auction 17%
● Private 83%

Auction clearance rate³

75%

Median days on market³

50 days

Jellis Craig average inspection attendance per listing⁴

50 groups

Average hold period¹

6.5 years

Dwelling type⁵



● Houses 82% ● Units 18%

Ownership⁵



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

Population⁵

6,626

Median asking rent¹

\$630 per week

Population growth⁵

0

Rental yield¹

3.06%

Median age⁵

50 years











Median household size⁵

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

| Address | Bedrooms | Type | Price | Sold |
|--|----------|-------|-------------|-------------|
|  8 Marna St Dromana | 2 | House | \$890,000 | 29 May 2026 |
|  4/49 Seacombe St Dromana | 2 | Unit | \$661,500 | 27 May 2026 |
|  8 Dahlia St Dromana | 3 | House | \$850,000 | 26 May 2026 |
|  10 Ligar St Dromana | 4 | House | \$1,650,000 | 22 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 |
|  4 Caldwell Rd Dromana | 4 | House | \$880,000 | 05 May 2026 |

DROMANA SUBURB REPORT

| Address | Bedrooms | Type | Price | Sold |
|--|----------|-----------|-------------|-------------|
|  19 Atunga Tce Dromana | 3 | House | \$1,237,000 | 30 Apr 2026 |
|  91 Palmerston Av Dromana | 4 | House | \$680,000 | 29 Apr 2026 |
|  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 |

DROMANA SUBURB REPORT

| Address | Bedrooms | Type | Price | Sold |
|---|----------|-------|-------------|-------------|
|  1/10 Noel St Dromana | 3 | Unit | \$830,000 | 06 Apr 2026 |
|  37 Williams St Dromana | 3 | House | \$2,200,000 | 26 Mar 2026 |
|  4 Palm Gr DROMANA | 3 | House | \$920,000 | 25 Mar 2026 |
|  23 Caldwell Rd Dromana | 4 | House | \$965,000 | 21 Mar 2026 |
|  19 Seaview St Dromana | 3 | House | \$1,030,000 | 19 Mar 2026 |
|  66 Rainier Av Dromana | 3 | House | \$790,000 | 18 Mar 2026 |
|  1/22 Palm Gr Dromana | 4 | House | \$720,000 | 17 Mar 2026 |
|  17 Rainier Av Dromana | 4 | House | \$960,000 | 16 Mar 2026 |
|  17 McArthur St DROMANA | 3 | House | \$1,250,000 | 13 Mar 2026 |
|  9 Wunda St Dromana | 4 | House | \$1,340,000 | 13 Mar 2026 |



Jellis Craig Mount Martha
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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.

Data is current as of PDF generation date 01/06/2026

- 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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