



Drumcondra

# Suburb Report

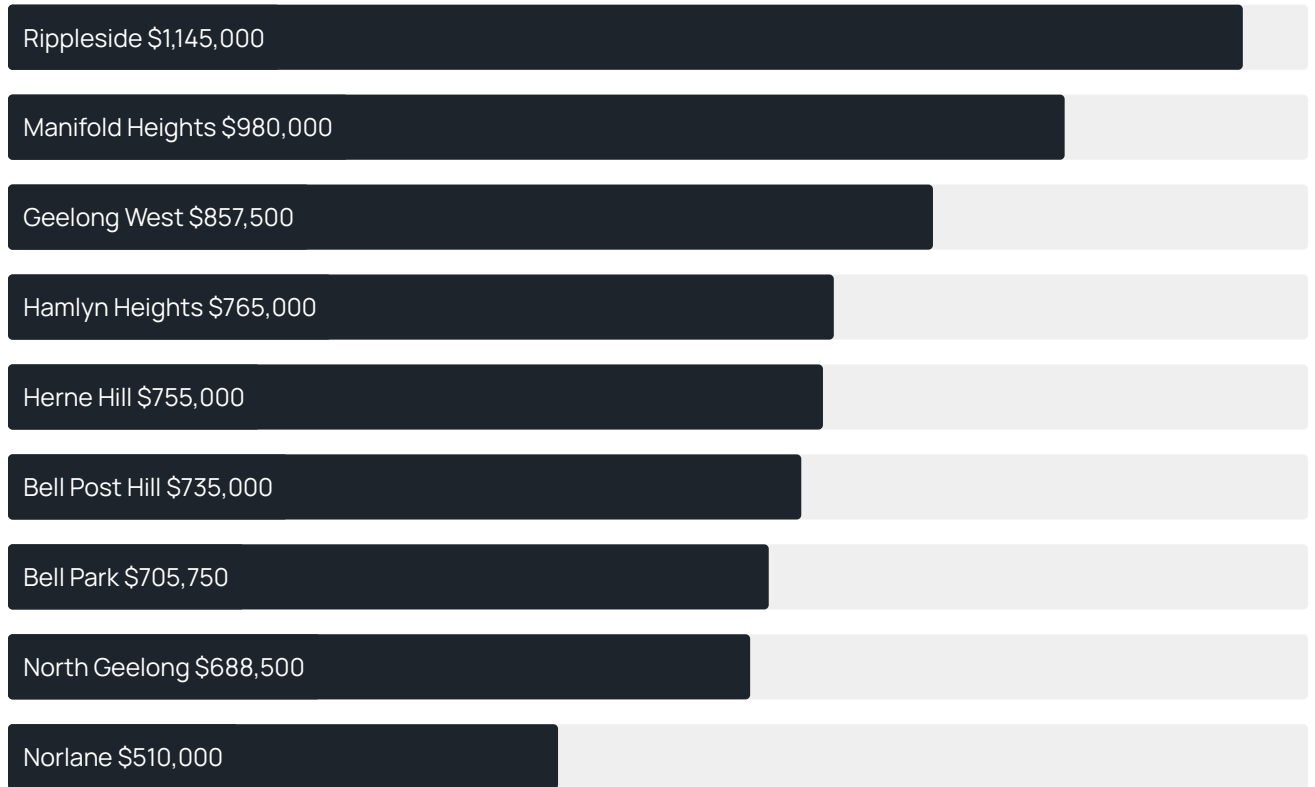


Your connection to property insights

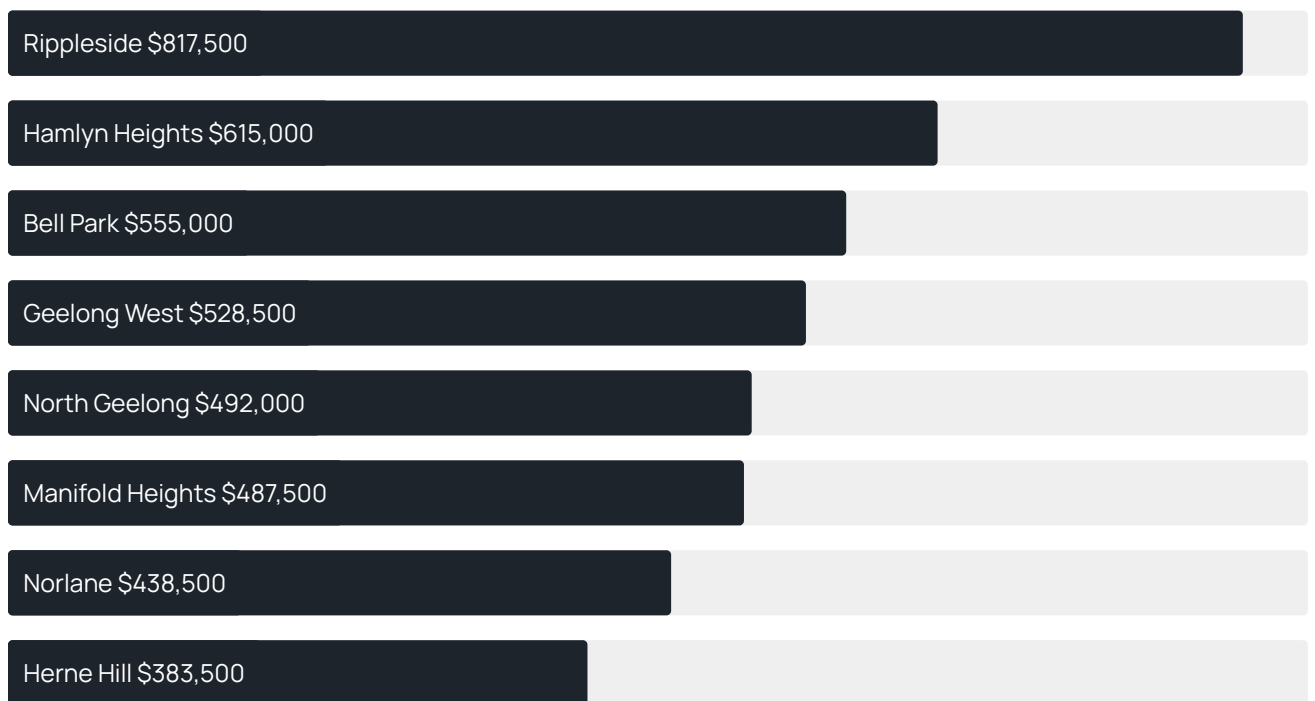


**JellisCraig**

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



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



Sale method<sup>2</sup>



● Private 100%

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

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Average hold period<sup>1</sup>  
6.4 years

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Dwelling type<sup>5</sup>



● Houses 90% ● Units 10%

Ownership<sup>5</sup>



● Owned outright 53% ● Mortgaged 26% ● Rented 21%

Population<sup>5</sup>

571

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Median asking rent<sup>1</sup>

\$530 per week

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Population growth<sup>5</sup>

0

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Rental yield<sup>1</sup>

3.62%

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Median age<sup>5</sup>

50 years

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Median household size<sup>5</sup>











2.4 people

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DRUMCONDRA SUBURB REPORT

## Recent Drumcondra sales

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](http://jellisraig.com.au/suburb-reports)

Address	Bedrooms	Type	Price	Sold
 7 Bell Pde Drumcondra	4	House	\$1,460,000	17 Mar 2026
 19 Wattletree Rd Drumcondra	4	House	\$1,560,000	24 Feb 2026
 15 Drumcondra Av Drumcondra	4	House	\$2,300,000	11 Feb 2026
 8 Wattletree Rd Drumcondra	4	House	\$1,965,000	25 Dec 2025
 3 Drumcondra Av Drumcondra	4	House	\$1,540,000	11 Dec 2025
 5 Glenleith Av Drumcondra	5	House	\$1,920,000	30 Oct 2025
 25 Grandview Gr Drumcondra	5	House	\$1,700,000	27 Oct 2025
 1 Grandview Gr Drumcondra	5	House	\$1,600,000	17 Sep 2025
 24 Wattletree Rd Drumcondra	4	House	\$1,515,000	26 Jun 2025
 3 Glenleith Av Drumcondra	4	House	\$1,750,000	27 May 2025

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Address	Bedrooms	Type	Price	Sold
 3/2-4 Drumcondra Av Drumcondra	2	Unit	\$500,000	09 May 2025
 1/2a Wattletree Rd Drumcondra	2	Unit	\$597,000	06 May 2025



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 01/05/2026

- 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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