



# Forest Hill Suburb Report

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Your connection to property insights



**JellisCraig**

# Property Prices

FOREST HILL SUBURB REPORT

Median house price<sup>1</sup>

Median

\$1.22m

Quarterly price change

0.36% 

Median unit price<sup>1</sup>

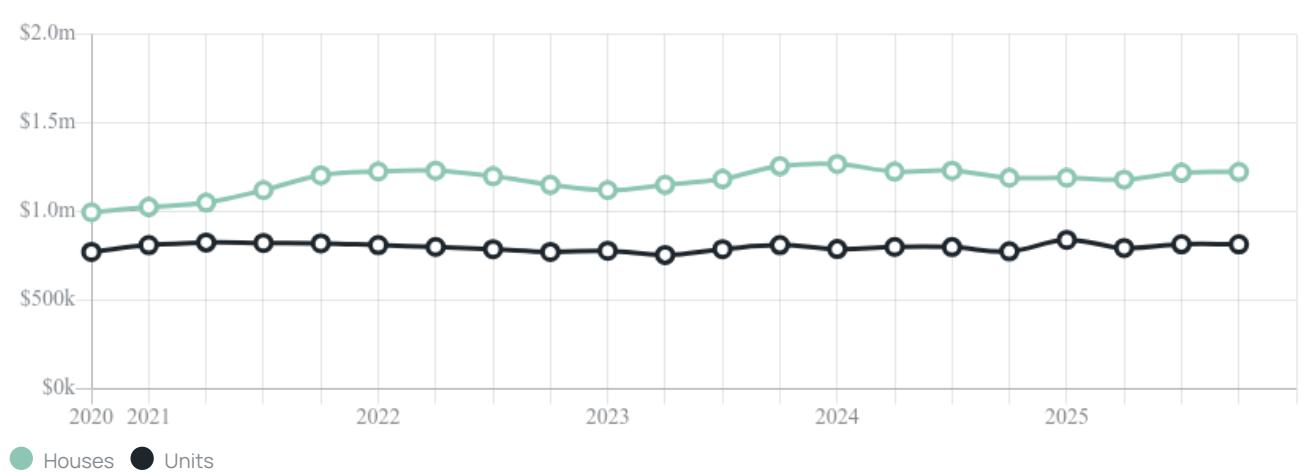
Median

\$815k

Quarterly price change

0.00% 

Quarterly price change<sup>1</sup>



# Surrounding Suburbs

## FOREST HILL SUBURB REPORT

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



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



# Sales Snapshot

FOREST HILL SUBURB REPORT

## Sale method<sup>2</sup>



● Auction 67%  
● Private 33%

## Auction clearance rate<sup>3</sup>

87.5%

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

26 days

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## Average hold period<sup>1</sup>

10.1 years

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# Insights

## Dwelling type<sup>5</sup>



● Houses 72% ● Units 28%

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## Ownership<sup>5</sup>



● Owned outright 42% ● Mortgaged 36% ● Rented 23%

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## Population<sup>5</sup>

10,780

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## Median asking rent<sup>1</sup>

\$650 per week

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## Population growth<sup>5</sup>

1.45%

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## Rental yield<sup>1</sup>

2.5%

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## Median age<sup>5</sup>

42 years

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## Median household size<sup>5</sup>

2.5 people

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## FOREST HILL SUBURB REPORT

### Recent Forest Hill 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
 39 Barter Cr Forest Hill	4	House	\$1,316,000	31 Jan 2026
 2/3 Everglade Av Forest Hill	5	Townhouse	\$1,450,000	29 Jan 2026
 21 Hampshire Rd Forest Hill	4	House	\$1,485,000	20 Dec 2025
 16 Sandon Cirt Forest Hill	2	Unit	\$725,000	16 Dec 2025
 15 Marong Tce Forest Hill	3	Villa	\$815,000	13 Dec 2025
 3 Beenak Ct Forest Hill	3	House	\$1,020,000	13 Dec 2025
 311/251 Canterbury Rd Forest Hill	2	Apartment	\$525,000	04 Dec 2025
 23 Marong Tce Forest Hill	3	House	\$895,000	03 Dec 2025
 70 Barter Cr Forest Hill	4	House	\$1,279,000	30 Nov 2025
 35 Morloc St Forest Hill	4	House	\$1,500,000	29 Nov 2025

# Sold Properties

## FOREST HILL SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/39 Faulkner St Forest Hill	2	Townhouse	\$1,020,000	29 Nov 2025
 321/251 Canterbury Rd Forest Hill	1	Apartment	\$305,000	26 Nov 2025
	3	House	\$870,000	24 Nov 2025
	3	House	\$1,020,000	22 Nov 2025
 5 Martin Ct Forest Hill	3	House	\$1,264,000	22 Nov 2025
 1c Morloc St Forest Hill	4	Unit	\$972,000	22 Nov 2025
 9 Willurah St Forest Hill	4	House	\$1,815,000	17 Nov 2025
	5	House	\$2,168,888	15 Nov 2025
 140 Mount Pleasant Rd Forest Hill	3	House	\$1,266,000	15 Nov 2025
	4	House	\$1,446,000	14 Nov 2025

# Sold Properties

## FOREST HILL SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 6 Flora Gr Forest Hill	3	House	\$1,367,000	13 Nov 2025
 20/259 Canterbury Rd FOREST HILL	1	Apartment	\$425,000	12 Nov 2025
 6/259 Canterbury Rd Forest Hill	2	Apartment	\$473,000	12 Nov 2025
 7 Glen Valley Rd Forest Hill	5	House	\$1,821,000	08 Nov 2025
 94 Husband Rd Forest Hill	3	House	\$1,140,000	08 Nov 2025
 44 Barter cr Forest Hill	3	House	\$1,240,000	08 Nov 2025
 355 Springvale Rd Forest Hill	4	House	\$988,888	01 Nov 2025
 304 Springvale Rd Forest Hill	3	House	\$950,000	30 Oct 2025
 13 Jackson St Forest Hill	3	House	\$1,155,000	30 Oct 2025
 53 Heathcote Dr Forest Hill	3	House	\$845,000	30 Oct 2025



**Jellis Craig Whitehorse**  
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03 9908 5700

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 01/02/2026

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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