



Heathmont

Suburb Report



Your connection to property insights



JellisCraig

HEATHMONT SUBURB REPORT

Median house price¹

Median

\$1.07m

Quarterly price change

-0.23% ↓

Median unit price¹

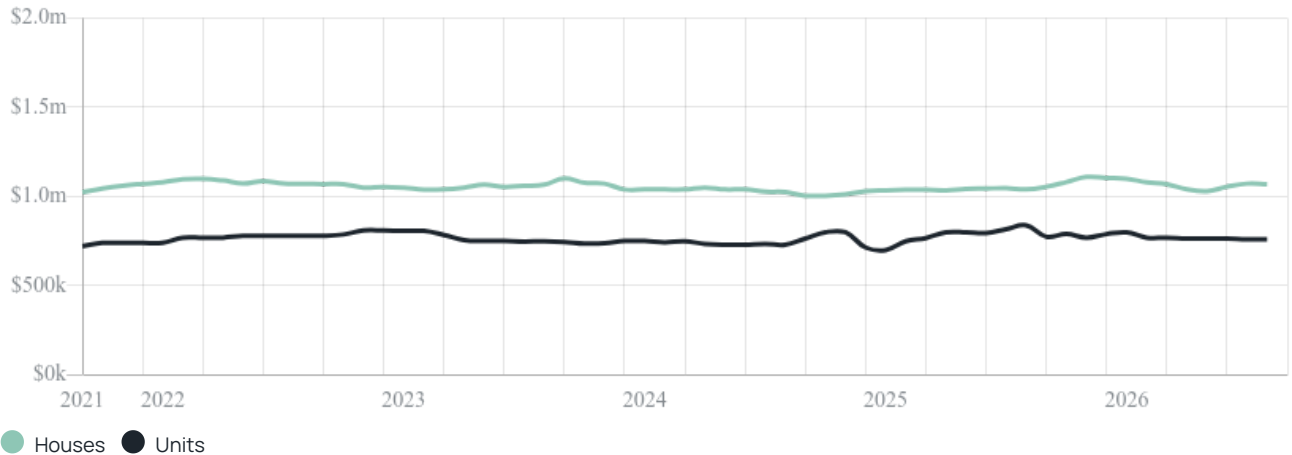
Median

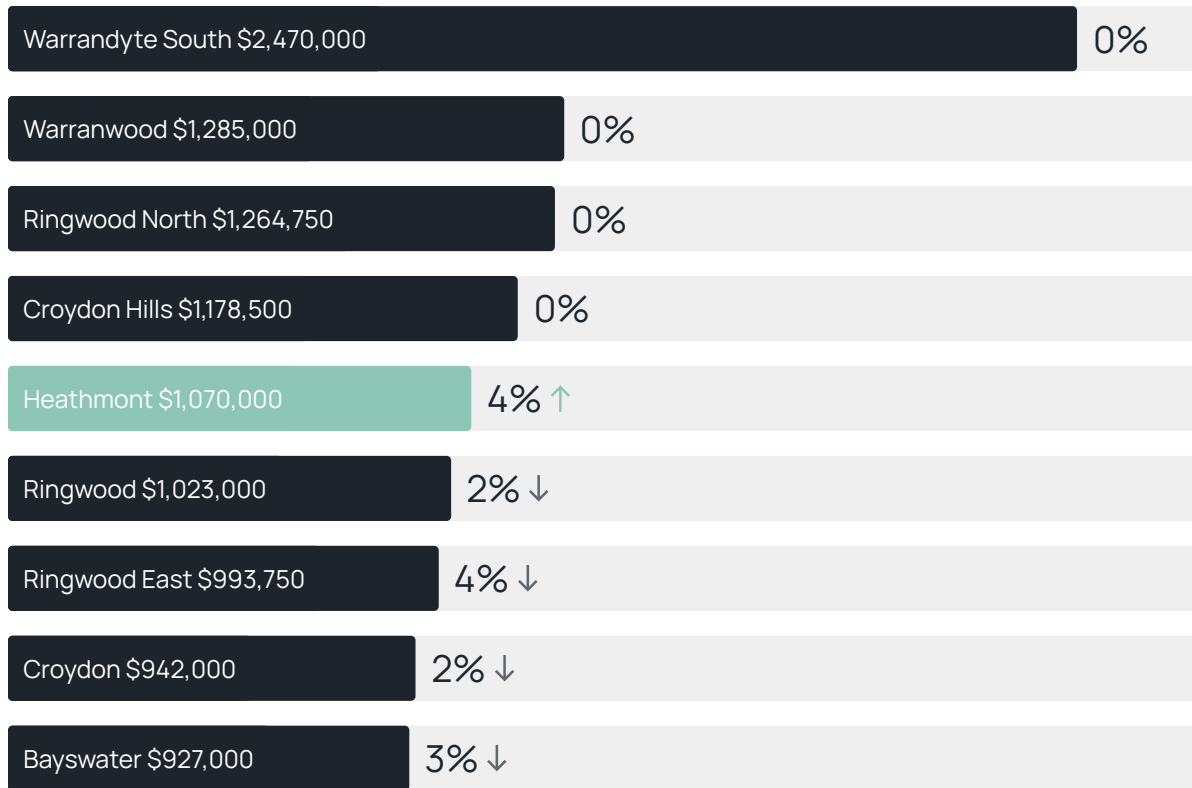
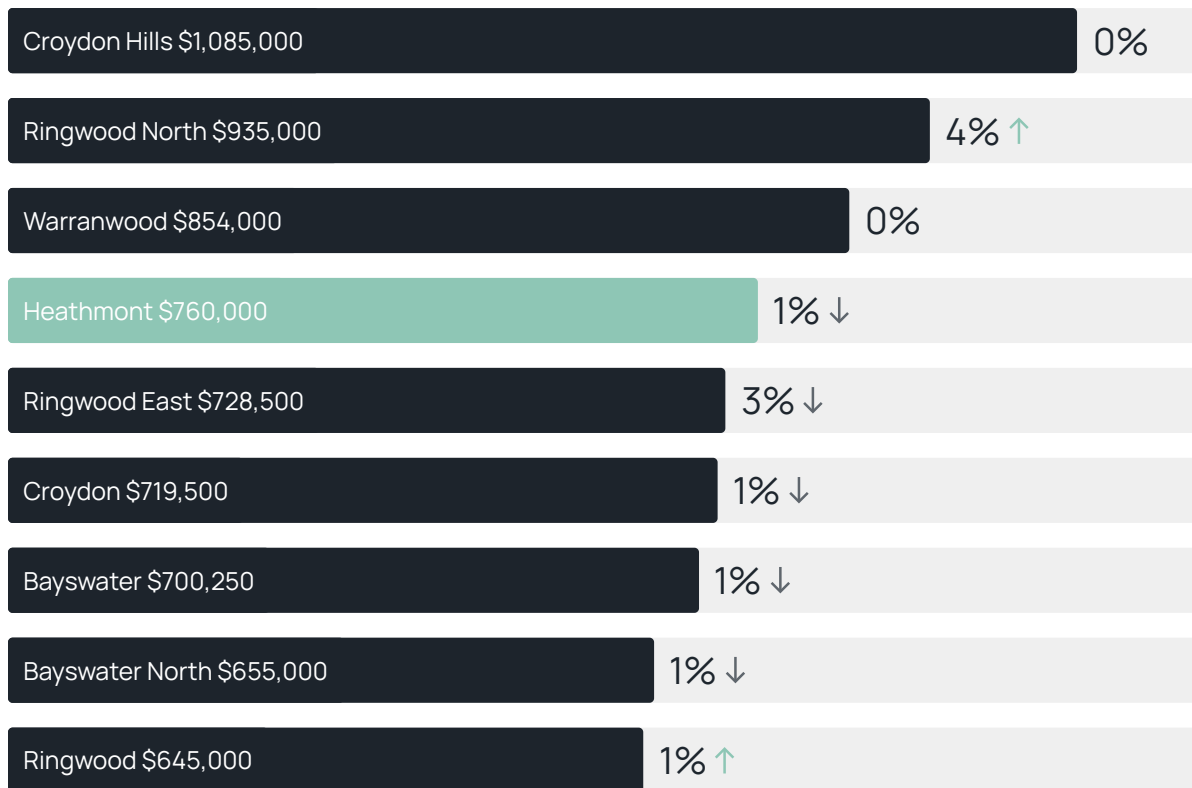
\$760k

Quarterly price change

0.00% ↓

Heathmont quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²Auction clearance rate³

50%

Median days on market³

House

Unit

24 days

24 days

Jellis Craig average inspection attendance per listing⁴

47 groups

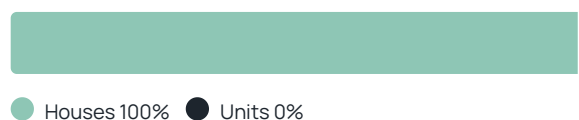
Average hold period¹

House

Unit

13.1 years

13.0 years

Dwelling type⁵Ownership⁵Population⁵

9,933

Median asking rent per week¹

Unit

\$665

\$590

Population growth⁵

2.53%

Rental yield¹

House

Unit

3.55%

4.07%

Median age⁵

41 years

Median household size⁵

2.7 people

Recent Heathmont sales²

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

Address	Bedrooms	Type	Price	Sold
 1 Beard Court Heathmont	2	House	\$822,000	31 Aug 2026
 3/21 Edna Street Heathmont	3	Townhouse	\$978,500	28 Aug 2026
 3 Neil Street Heathmont	3	House	Undisclosed	27 Aug 2026
 53 The Boulevard Heathmont	3	House	Undisclosed	18 Aug 2026
 5 The Outlook Heathmont	4	House	Undisclosed	07 Aug 2026
 7A Myrtle Avenue Heathmont	3	House	\$790,000	07 Aug 2026
 75 Heathmont Road Heathmont	3	House	Undisclosed	07 Aug 2026
 5/17-23 Marlborough Road Heathmont	3	Unit	\$850,000	03 Aug 2026
 1/5 Myrtle Avenue Heathmont	2	House	\$690,000	25 Jul 2026
 3/290 Canterbury Road Heathmont	3	Townhouse	\$772,888	24 Jul 2026

HEATHMONT SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 5 Westmore Drive Heathmont	3	House	\$1,125,000	22 Jul 2026
 9/270 Canterbury Road Heathmont	2	Townhouse	\$660,000	19 Jul 2026
 3 Frances Street Heathmont	3	House	\$825,000	18 Jul 2026
 28 Joel Court Heathmont	8	House	\$933,000	18 Jul 2026
 44 Dickasons Road Heathmont	5	House	Undisclosed	13 Jul 2026
 27 Waterloo Street Heathmont	3	House	\$980,000	10 Jul 2026
 24 Royal Avenue Heathmont	5	House	Undisclosed	03 Jul 2026
 19 Armstrong Road Heathmont	4	Townhouse	\$1,040,000	27 Jun 2026
 14 Alvena Crescent Heathmont	4	House	\$1,390,000	22 Jun 2026
 8 The Outlook Heathmont	4	House	\$1,393,000	15 Jun 2026

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Address	Bedrooms	Type	Price	Sold
 105 Erica Court Heathmont	5	House	\$1,180,000	12 Jun 2026
 8 Blenheim Street Heathmont	4	House	\$1,200,000	10 Jun 2026
 20 The Boulevard Heathmont	3	House	\$950,000	04 Jun 2026
 8 Dresden Avenue Heathmont	3	Unit	Undisclosed	04 Jun 2026
 26 Alvena Crescent Heathmont	3	House	\$925,000	02 Jun 2026
 4 Headline Court Heathmont	5	House	\$1,333,000	27 May 2026
 1 Marden Place Heathmont	4	House	\$1,212,000	23 May 2026
 9/263 Canterbury Road Heathmont	3	Unit	\$730,000	22 May 2026
 107 Heathmont Road Heathmont	3	House	\$940,000	22 May 2026
 1 Heath Court Heathmont	4	House	\$1,850,000	20 May 2026



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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 06/09/2026

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1. Victorian Data, updated monthly for the past 12 months
2. Victorian Data, updated daily for the past 12 months
3. Victorian Data, updated daily for the past Saturday's auctions
4. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
5. 2021 ABS Census

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