Heidelberg

# Suburb Report

Your connection to property insights

JellisCraig

Property Prices

## Median house price

Median[1]

$1.45m

Monthly median price change[2]

-1.09% ↓

## Median unit price

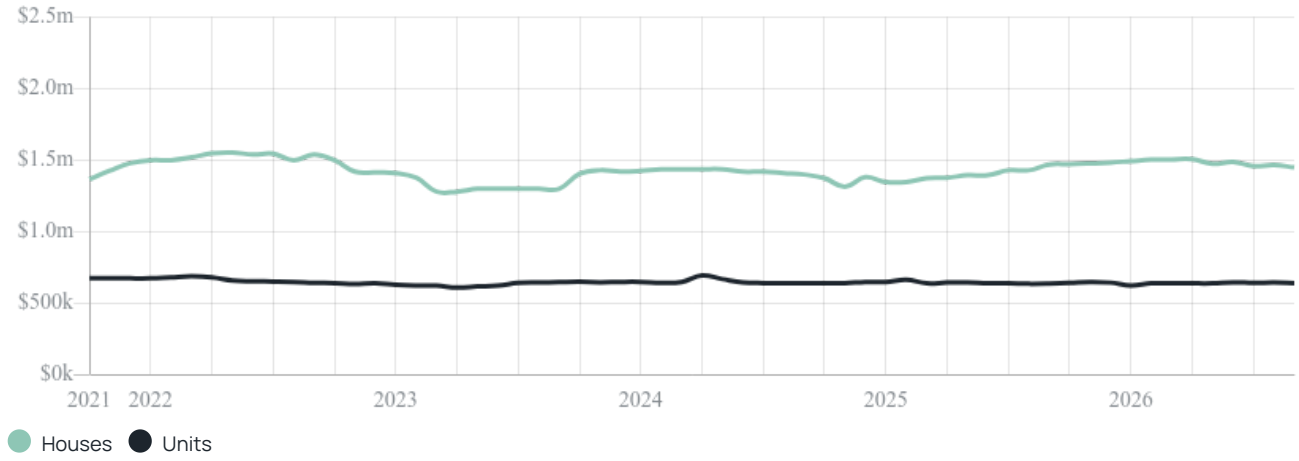
Median[1]

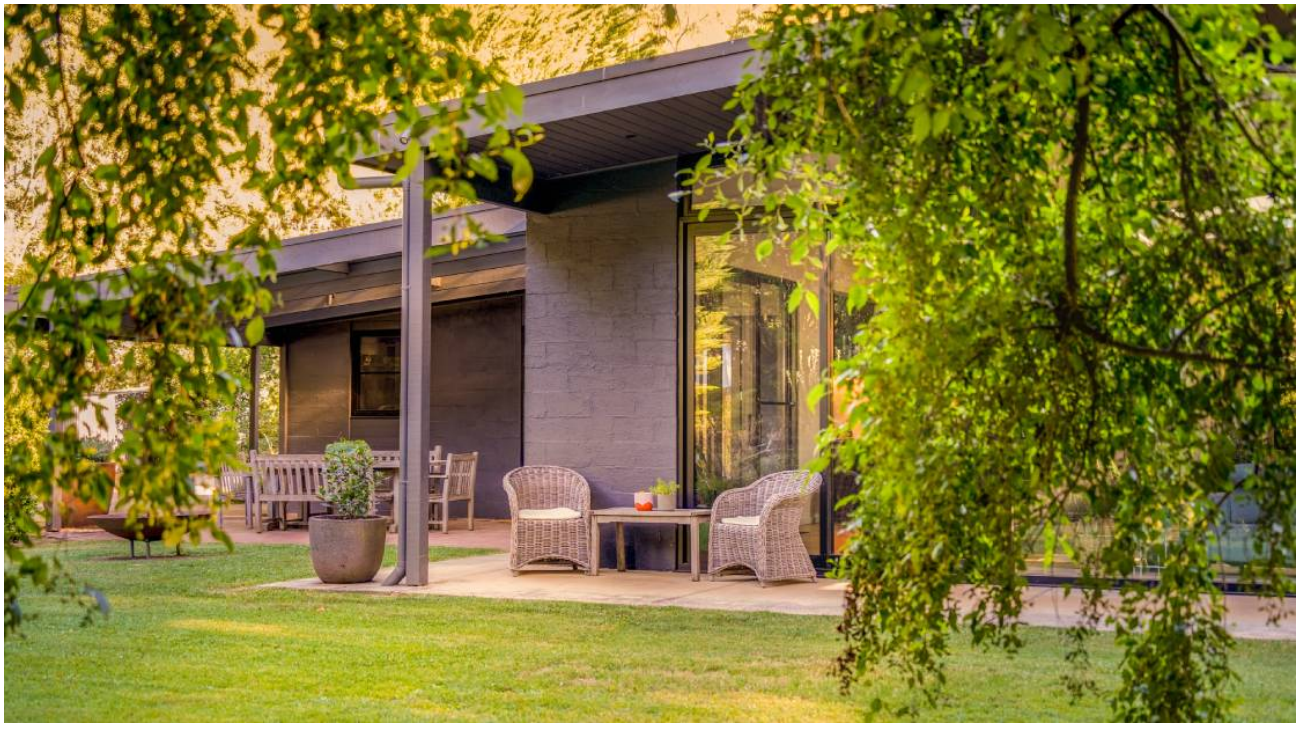
$642k

Monthly median price change[2]

-0.47% ↓

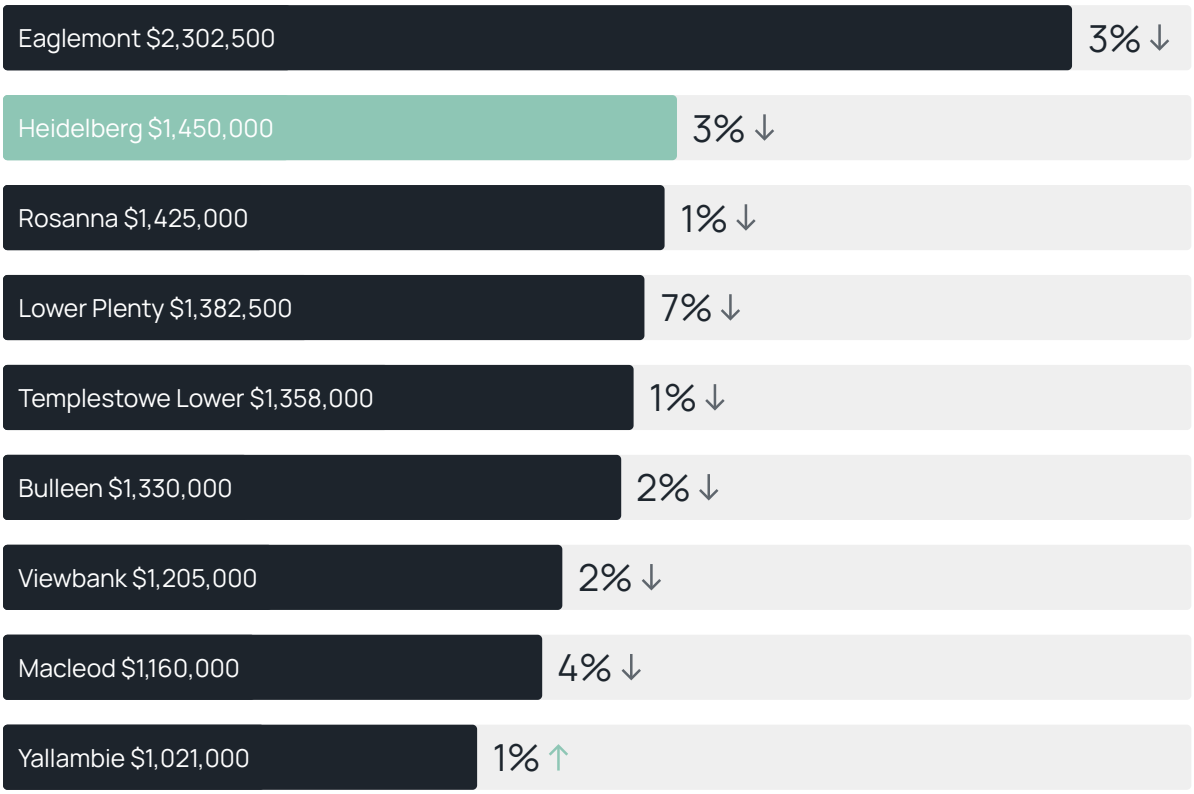
## Heidelberg monthly median property prices[3]



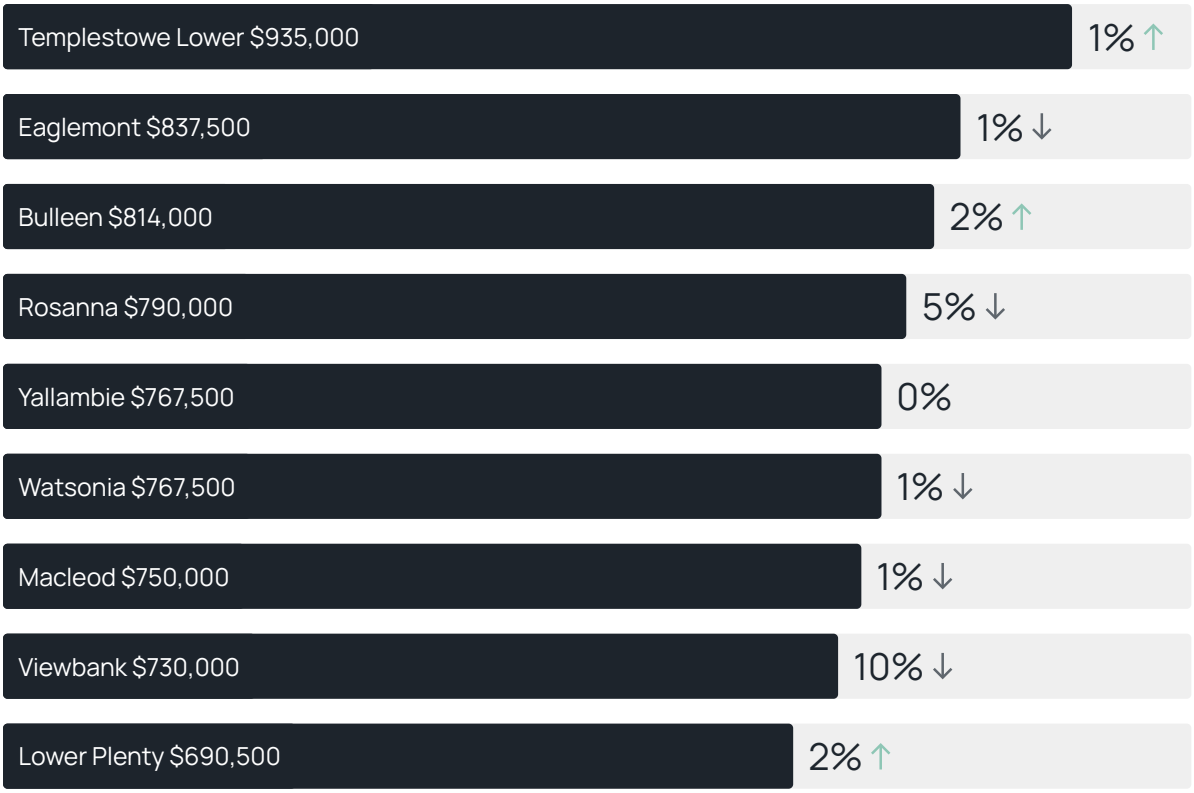



Surrounding Suburbs

## Median house price[1,2]




## Median unit price[1,2]



# Sales Snapshot

## Sale method[1]




## Auction clearance rate[4]

84%

## Median days on market[5]

| House | Unit |
|---|---|
| 27 days | 29 days |

## Jellis Craig average inspection attendance per listing[6]

24 groups

## Average hold period[1]

| House | Unit |
|---|---|
| 16.7 years | 9.2 years |

# Insights

## Dwelling type[7]




## Ownership[7]




## Population[7]

7,360

## Population growth[7]

18.23%

## Median age[7]

39 years

## Median household size[7]

2.3 people

## Median asking rent per week[1]

| House | Unit |
|---|---|
| $700 | $600 |

## Rental yield[8]

| House | Unit |
|---|---|
| 2.81% | 4.74% |

Sold Properties

# Recent Heidelberg sales[5]

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 |
|---|---|---|---|---|---|
|  | 504/112-120 Burgundy Street Heidelberg | 1 | Apartment | $365,000 | 29 Oct 2026 |
|  | 68 Rosanna Road Heidelberg | 4 | House | $963,000 | 21 Oct 2026 |
|  | 114 Rosanna Road Heidelberg | 4 | House | $1,010,000 | 17 Oct 2026 |
|  | 408/120 Burgundy Street Heidelberg | 1 | Apartment | $350,000 | 11 Oct 2026 |
|  | 9 Manton Lane Heidelberg | 2 | House | $887,000 | 07 Oct 2026 |
|  | 4/182 Hawdon Street Heidelberg | 2 | Townhouse | $700,000 | 01 Oct 2026 |
|  | 4/54 Banksia Street Heidelberg | 2 | Townhouse | $730,000 | 28 Sep 2026 |
|  | 301/91 Darebin Street Heidelberg | 2 | Apartment | $740,000 | 24 Sep 2026 |
|  | 402/37 Burgundy Street Heidelberg | 1 | Apartment | $385,000 | 23 Sep 2026 |
|  | 7/68 Yarra Street Heidelberg | 2 | Townhouse | $735,000 | 22 Sep 2026 |

| Address | | Bedrooms | Type | Price | Sold |
|---|---|---|---|---|---|
|  | 8/18-20 Rosanna Road Heidelberg | 2 | Unit | $580,000 | 19 Sep 2026 |
|  | 10 Golders Street Heidelberg | 3 | House | $1,650,000 | 19 Sep 2026 |
|  | 79 Berkeley Avenue Heidelberg | 3 | House | $1,312,000 | 12 Sep 2026 |
|  | 191 Hawdon Street Heidelberg | 3 | House | $1,025,000 | 12 Sep 2026 |
|  | 9/3 Wimport Street Heidelberg | 2 | Apartment | Undisclosed | 10 Sep 2026 |
|  | 103/82 Hawdon Street Heidelberg | 1 | Apartment | $345,000 | 09 Sep 2026 |
|  | 34 Halifax Avenue Heidelberg | 4 | House | $1,225,000 | 03 Sep 2026 |
|  | 8/3 Wimport Street Heidelberg | 2 | Apartment | $551,000 | 03 Sep 2026 |
|  | 5/77 Rosanna Road Heidelberg | 2 | Unit | $618,000 | 31 Aug 2026 |
|  | 311/9 Martin Street Heidelberg | 2 | Apartment | $600,000 | 31 Aug 2026 |

# Sold Properties

| | Address | Bedrooms | Type | Price | Sold |
|---|---|---|---|---|---|
|  | 209/87 Mount Street Heidelberg | 2 | Apartment | $649,000 | 29 Aug 2026 |
|  | 2/9 Hodgson Street Heidelberg | 3 | Unit | $815,000 | 28 Aug 2026 |
|  | 14/40 Rosanna Road Heidelberg | 2 | Townhouse | $615,000 | 25 Aug 2026 |
|  | 41 Berkeley Avenue Heidelberg | 4 | House | $1,370,000 | 19 Aug 2026 |
|  | 2/44 Barkly Place Heidelberg | 1 | Apartment | $523,000 | 19 Aug 2026 |
|  | 15/40 Rosanna Road Heidelberg | 2 | Apartment | Undisclosed | 19 Aug 2026 |
|  | 5/68 Yarra Street Heidelberg | 2 | Townhouse | $832,000 | 18 Aug 2026 |
|  | 5/89 Rosanna Road Heidelberg | 4 | Townhouse | $1,027,000 | 15 Aug 2026 |
|  | 12/95 Darebin Street Heidelberg | 2 | Townhouse | $820,000 | 11 Aug 2026 |
|  | 16/127 Hawdon Street Heidelberg | 3 | Apartment | $735,000 | 10 Aug 2026 |

**Jellis Craig Ivanhoe**
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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 01/11/2026

1. Rolling 12 months, updated monthly
2. Month on month median price change
3. Updated monthly
4. Prior weeks' clearance rate ending Sunday, updated daily
5. Rolling 12 months, updated daily
6. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
7. ABS 2021
8. Past month's data

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