



Hughesdale

Suburb Report



Your connection to property insights



JellisCraig

HUGHESDALE SUBURB REPORT

Median house price¹

Median

\$1.67m

Quarterly price change

1.52% ↑

Median unit price¹

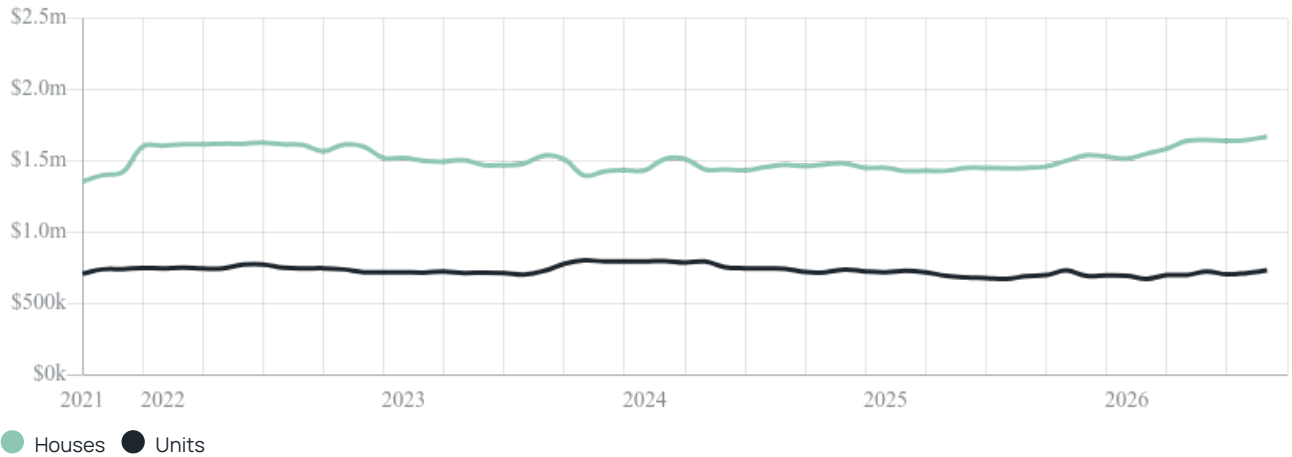
Median

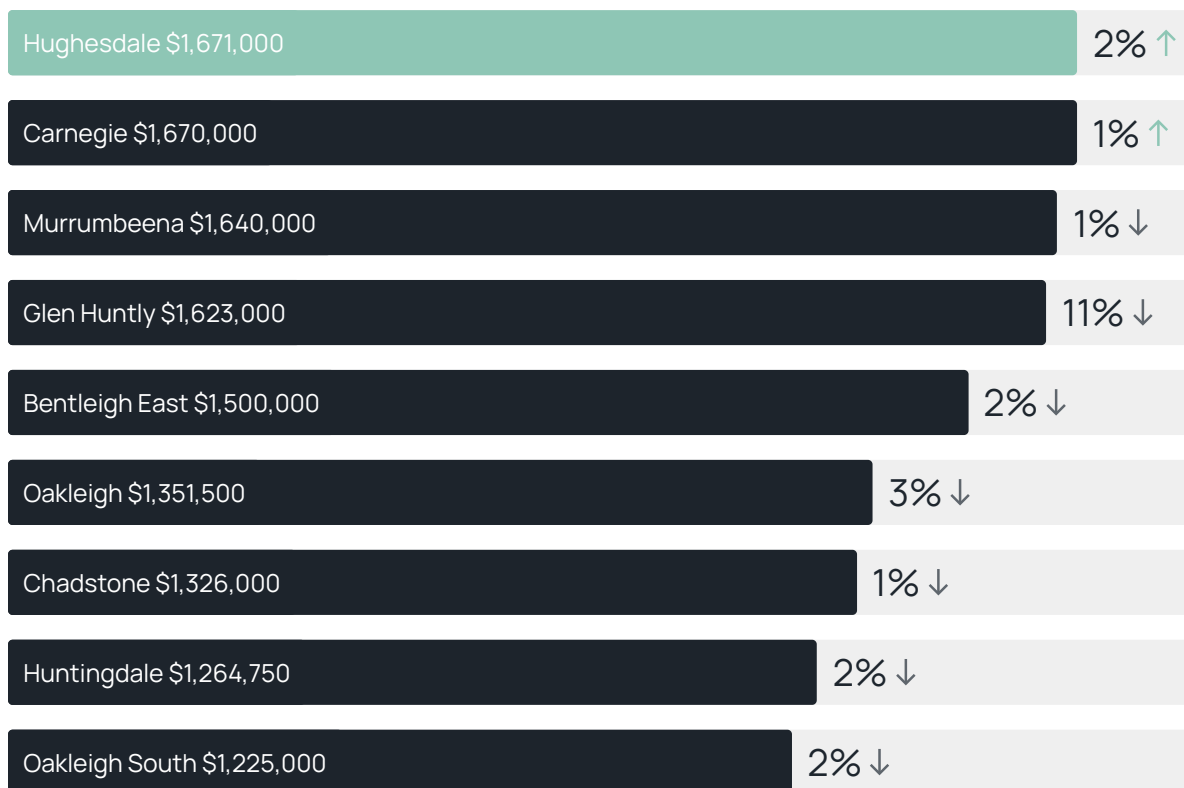
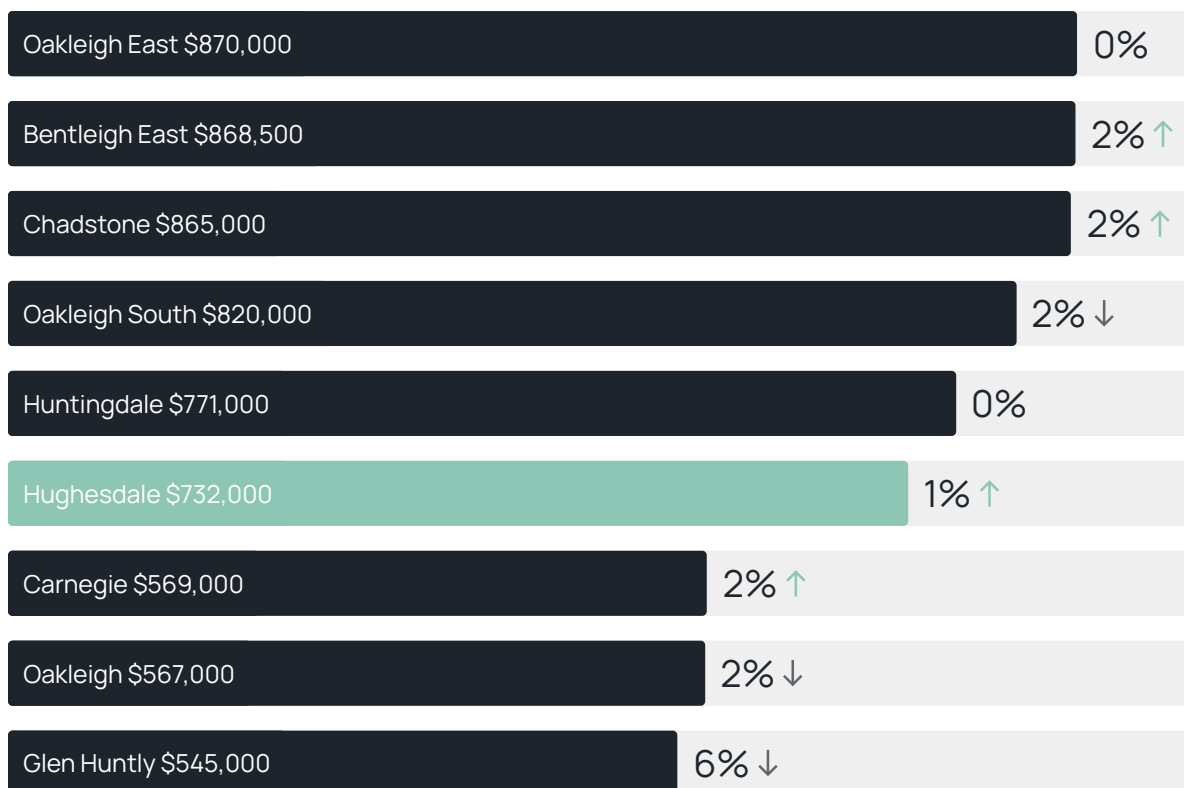
\$732k

Quarterly price change

2.38% ↑

Hughesdale quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²

● Auction 61%
● Private 39%

Auction clearance rate³

47.62%

Median days on market³

House

Unit

27 days

28 days

Jellis Craig average inspection attendance per listing⁴

24 groups

Average hold period¹

House

Unit

15.0 years

12.5 years

Dwelling type⁵

● Houses 78% ● Units 22%

Ownership⁵

● Owned outright 32% ● Mortgaged 32% ● Rented 36%

Population⁵

7,563

Median asking rent per week¹

Unit

\$735

\$605

Population growth⁵

0.09%

Rental yield¹

House

Unit

3.23%

4.78%

Median age⁵

38 years

Median household size⁵

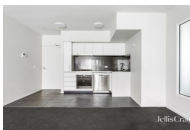
2.5 people

Recent Hughesdale sales²

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisicraig.com.au/suburb-reports

Address	Bedrooms	Type	Price	Sold
 1/5 Camden Road Hughesdale	3	House	Undisclosed	02 Sep 2026
 4/3 Crewe Road Hughesdale	2	Unit	\$795,000	24 Aug 2026
 6/166-168 Poath Road Hughesdale	3	Townhouse	\$950,000	22 Aug 2026
 2/5 Camden Road Hughesdale	3	Unit	Undisclosed	20 Aug 2026
 5/21 Camden Road Hughesdale	2	Apartment	\$497,000	08 Aug 2026
 16 Fintonia Street Hughesdale	5	House	Undisclosed	07 Aug 2026
 4/25 Paddington Road Hughesdale	2	Unit	\$735,000	01 Aug 2026
 G06/1338 Dandenong Road Hughesdale	2	Apartment	\$599,500	30 Jul 2026
 302/28 Swindon Road Hughesdale	3	Apartment	\$799,000	18 Jul 2026
 34/262-274 Poath Road Hughesdale	2	Unit	\$781,500	18 Jul 2026

HUGHESDALE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 7 Eleebana Avenue Hughesdale	3	House	Undisclosed	11 Jul 2026
 7 Austin Street Hughesdale	5	House	\$2,075,000	08 Jul 2026
 5/19-21 Willesden Road Hughesdale	2	Apartment	\$520,000	02 Jul 2026
 1/1314 Dandenong Road Hughesdale	2	Apartment	\$480,000	30 Jun 2026
 205/95 Warrigal Road Hughesdale	2	Apartment	\$385,000	17 Jun 2026
 6/1328 Dandenong Road Hughesdale	2	Villa	\$638,000	17 Jun 2026
 2/24 Bowen Street Hughesdale	2	Unit	\$705,000	17 Jun 2026
 104/93 Warrigal Road Hughesdale	2	Apartment	\$570,000	10 Jun 2026
 2/1079 North Road Hughesdale	4	Townhouse	Undisclosed	06 Jun 2026
 g04/1338 Dandenong Road Hughesdale	2	Apartment	\$565,000	03 Jun 2026

HUGHESDALE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 22/262-274 Poath Road Hughesdale	3	Townhouse	\$880,000	30 May 2026
 2/23 Swindon Road Hughesdale	2	Unit	\$688,000	30 May 2026
 19 Paget Street Hughesdale	2	House	Undisclosed	30 May 2026
 g08/1344 Dandenong Road Hughesdale	1	Apartment	\$425,500	26 May 2026
 1/35 Canterbury Street Hughesdale	3	House	\$1,060,000	23 May 2026
 18A Carlisle Crescent Hughesdale	4	House	\$1,690,000	16 May 2026
 1/36 Darling Street Hughesdale	3	Unit	\$1,215,000	09 May 2026
 2/144-146 Kangaroo Road Hughesdale	2	Villa	\$840,000	09 May 2026
 582 Neerim Road Hughesdale	5	House	Undisclosed	30 Apr 2026
 G05/1330 Dandenong Road Hughesdale	2	Apartment	Undisclosed	28 Apr 2026



Please contact your local Jellis Craig office

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

Powered by  **PropTrack**

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

The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied. This information is supplied by Jellis Craig Corporation (ABN 51 099 869 512) on behalf of PropTrack Pty Ltd (ABN 43 127 386 298).