



# Indented Head Suburb Report

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Your connection to property insights



**JellisCraig**

## INDENTED HEAD SUBURB REPORT

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

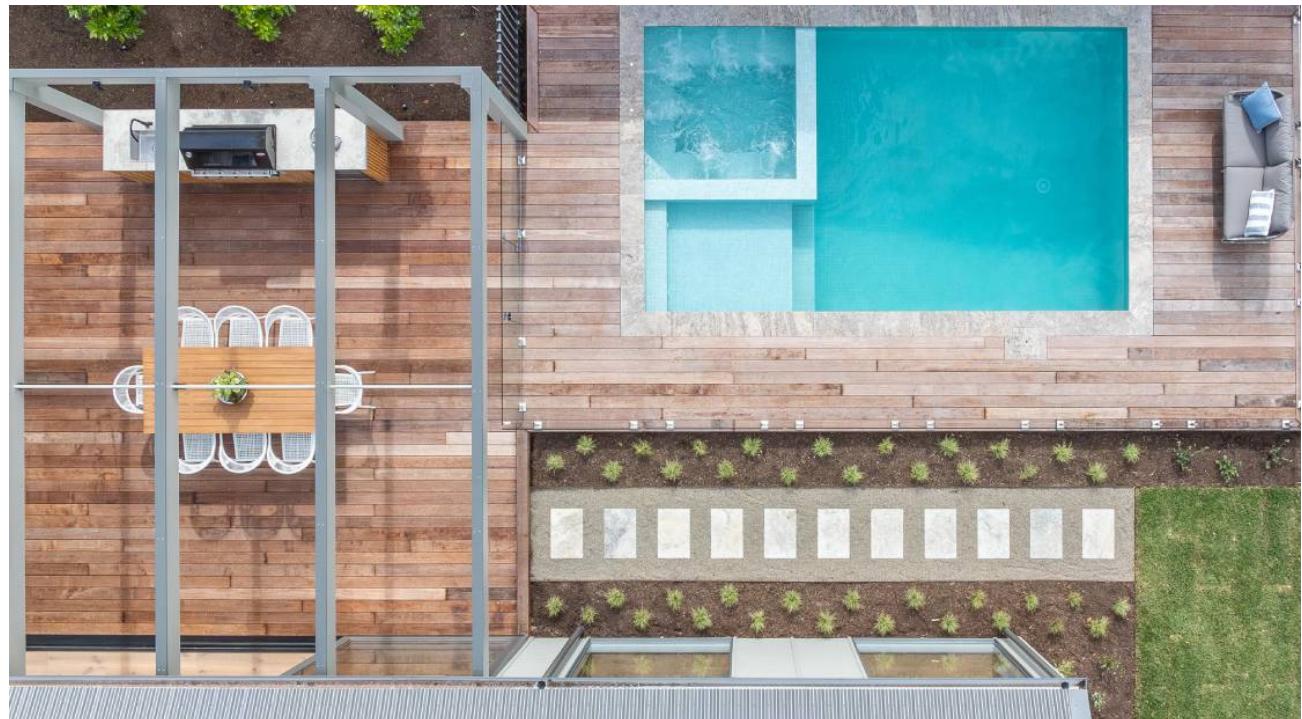
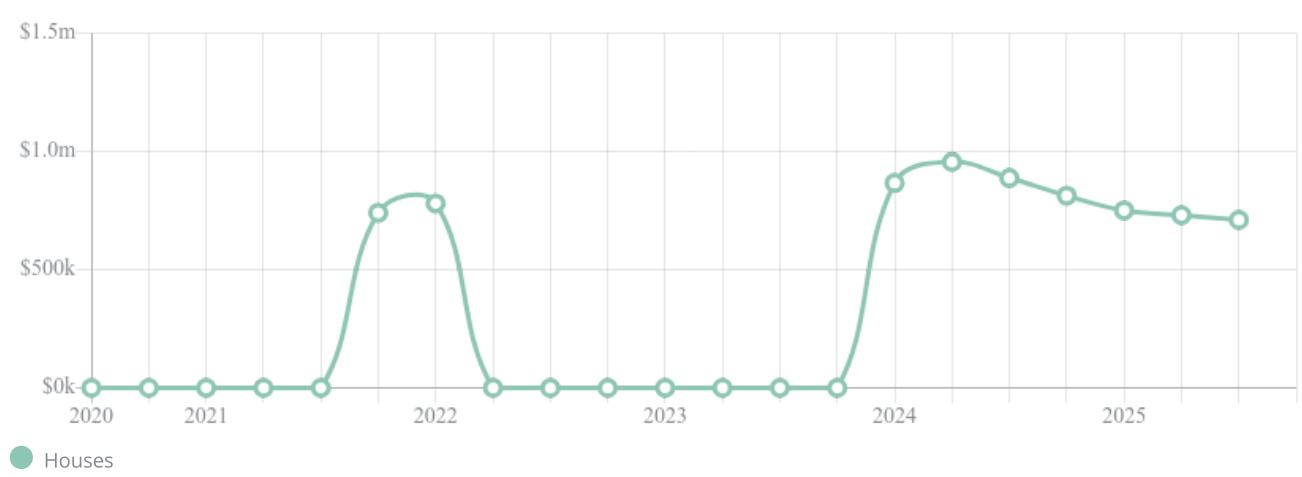
Median

**\$710k**

Quarterly price change

**-2.73% ↓**

### Quarterly price change<sup>1</sup>



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

Queenscliff \$1,655,000

Point Lonsdale \$1,160,000

Ocean Grove \$940,000

Portarlington \$850,000

Drysdale \$762,500

Indented Head \$710,000

St Leonards \$706,000

Clifton Springs \$667,500

Curlewis \$630,000

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

Ocean Grove \$785,000

St Leonards \$570,000

Drysdale \$555,000

# Sales Snapshot

INDENTED HEAD SUBURB REPORT

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



● Auction 8%  
● Private 92%

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

100%

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

57 days

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

6.1 years

# Insights

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



● Houses 98% ● Units 2%

## Ownership<sup>5</sup>



● Owned outright 59% ● Mortgaged 27% ● Rented 13%

## Population<sup>5</sup>

1,391

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

\$425 per week

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

59 years

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

2.32%

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

2.1 people

## INDENTED HEAD SUBURB REPORT

### Recent Indented Head 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
 15 Valda Av Indented Head	3	House	\$645,000	06 Jan 2026
 2 Seaspray Ct Indented Head	3	House	\$599,000	17 Dec 2025
 1a Gregory Ct Indented Head	3	House	\$630,000	15 Dec 2025
 8 Gunsynd Dr Indented Head	2	House	\$550,000	04 Dec 2025
 17 Cairnes St Indented Head	3	House	\$1,010,000	15 Nov 2025
 27-31 Glenrana Dr Indented Head	4	House	\$1,850,000	14 Nov 2025
 6 Gregory Ct Indented Head	3	House	\$570,000	11 Nov 2025
 21 Ozone St Indented Head	2	House	\$904,000	09 Nov 2025
 58-60 Glenrana Dr Indented Head	4	House	\$1,100,000	07 Nov 2025
 59 Martin St INDENTED HEAD	2	House	\$500,000	25 Oct 2025

# Sold Properties

## INDENTED HEAD SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 12 Jubilee Av Indented Head	3	House	\$625,000	16 Sep 2025
 5 Adam St Indented Head	4	House	\$880,000	16 Sep 2025
 19 Ibbotson St Indented Head	3	House	\$560,000	15 Sep 2025
 738 Batman Rd Indented Head	3	House	\$520,000	31 Jul 2025
 2/15 Cairnes St Indented Head	2	Unit	\$480,000	29 Jul 2025
 292 The Esplanade Indented Head	3	House	\$1,320,000	16 Jul 2025
 700 Batman Rd Indented Head	3	House	\$515,000	30 Jun 2025
 308 The Esplanade Indented Head	3	House	\$1,300,000	27 Jun 2025
 14 Walpole Av Indented Head	3	House	\$700,000	25 Jun 2025
 2/6 Flinders St Indented Head	3	House	\$615,000	02 Jun 2025

# Sold Properties

## INDENTED HEAD SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 41 Grassy Point Rd Indented Head	4	House	\$700,000	27 May 2025
 455 Hood Rd Indented Head	4	House	\$880,000	26 May 2025
 5-7 Martin St Indented Head	4	House	\$1,300,000	04 May 2025
 5 Martin St Indented Head	4	House	\$1,300,000	04 May 2025
 27 Henderson St Indented Head	4	House	\$825,000	13 Apr 2025
 9 Gregory Ct Indented Head	4	House	\$830,000	09 Apr 2025
 15-17 Gunsynd Dr Indented Head	3	House	\$700,000	31 Mar 2025
 15 Gunsynd Dr Indented Head	3	House	\$700,000	28 Mar 2025
 254 The Esplanade Indented Head	4	House	\$2,100,000	21 Mar 2025
 15 Lilkenday Av Indented Head	2	House	\$610,000	07 Mar 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.



Data is current as of PDF generation date 08/01/2026

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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