



Kangaroo Ground

Suburb Report



Your connection to property insights



JellisCraig

Median house price¹

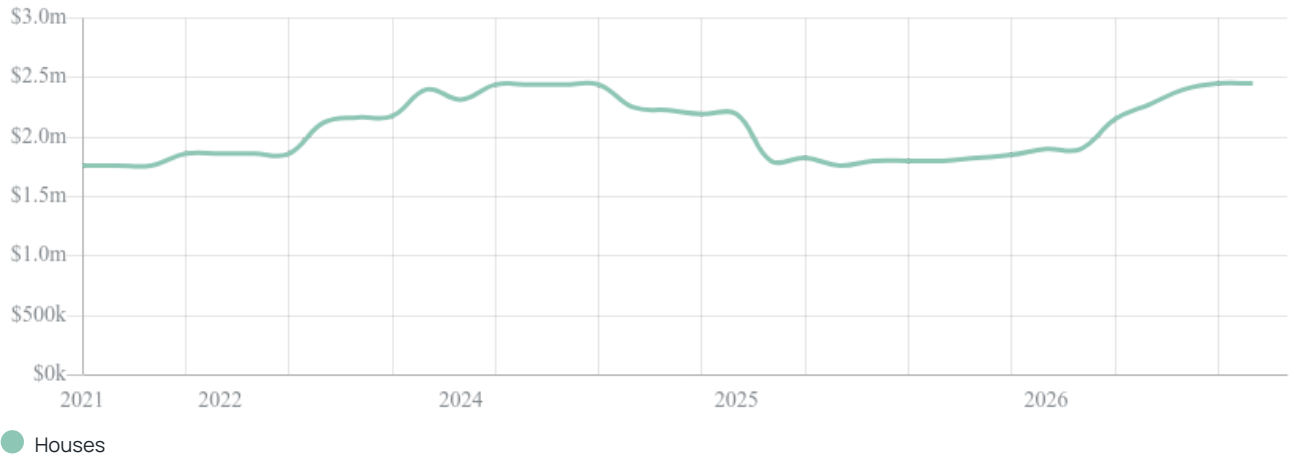
Median

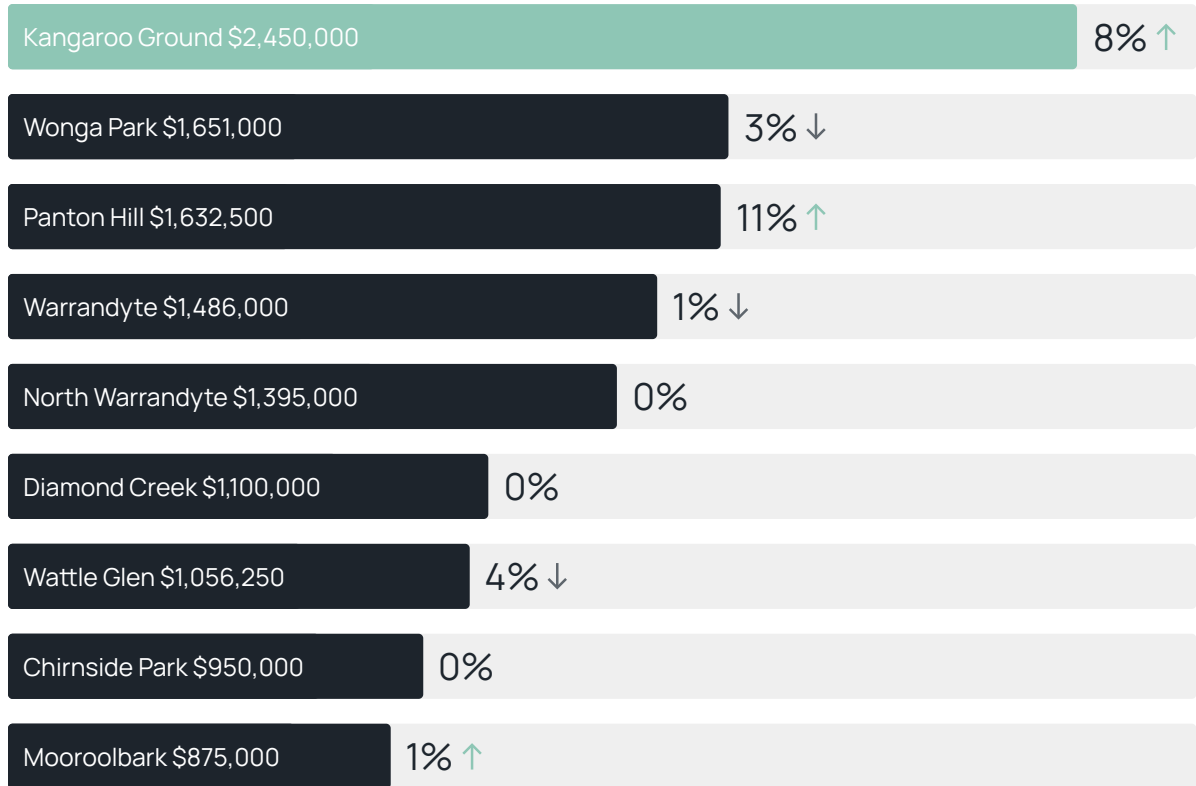
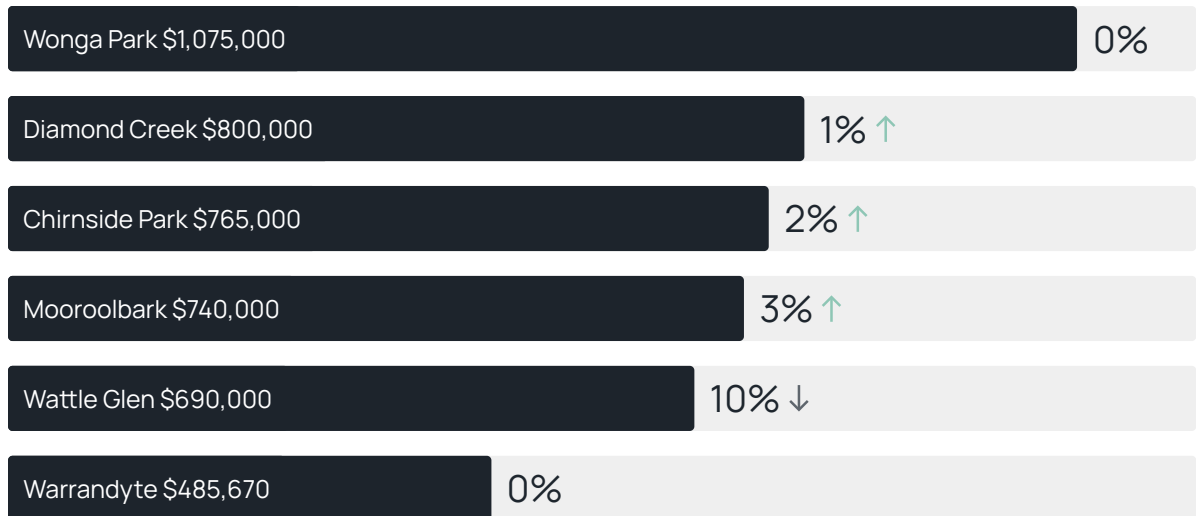
\$2.45m

Quarterly price change

0.00% ↓

Kangaroo Ground quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²

● Auction 9%
● Private 91%

Median days on market³

House

78 days

Average hold period¹

House

17.2 years

Dwelling type⁵

● Houses 100% ● Units 0%

Ownership⁵

● Owned outright 46% ● Mortgaged 47% ● Rented 7%

Population⁵

1,208

Median asking rent per week¹

Unit

\$665

N/A

Population growth⁵

10.32%

Rental yield¹

House

Unit

2.46%

N/A

Median age⁵

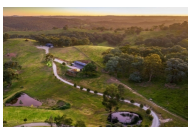
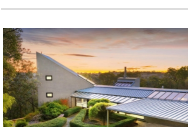
44 years

Median household size⁵

3.1 people

Recent Kangaroo Ground 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
 325 Kangaroo Ground-wattle Glen Road Kangaroo Ground	6	House	\$1,970,000	14 Jul 2026
 10 Menzies Road Kangaroo Ground	5	House	\$3,200,000	26 Jun 2026
 700 Heckers Hill Way Kangaroo Ground	4	House	\$2,550,000	19 May 2026
 60 Bouchiers Road Kangaroo Ground	5	House	\$2,150,000	29 Apr 2026
 590 Eltham Yarra Glen Road Kangaroo Ground	4	House	\$1,400,000	18 Apr 2026
 80 Bouchiers Road Kangaroo Ground	4	House	Undisclosed	10 Apr 2026
 262 Kangaroo Ground - St Andrews Road Kangaroo Ground	7	House	\$3,650,000	02 Mar 2026
 245 Kangaroo Ground Wattle Glen Road Kangaroo Ground	5	House	\$2,770,000	19 Jan 2026
 105 Bouchiers Road Kangaroo Ground	5	House	\$3,025,000	12 Dec 2025
 255 Kangaroo Ground-Warrandyte Road Kangaroo Ground	5	House	\$2,450,000	29 Sep 2025

KANGAROO GROUND SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 97 Menzies Road Kangaroo Ground	5	House	\$2,400,000	23 Sep 2025



Jellis Craig Eltham
1022 Main Road, Eltham
03 9431 1222

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 01/09/2026

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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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