



Mccrae

# Suburb Report



Your connection to property insights



**JellisCraig**

MCCRAE SUBURB REPORT

Median house price<sup>1</sup>

Median

\$1.30m

Quarterly price change

4.00% ↑

Median unit price<sup>1</sup>

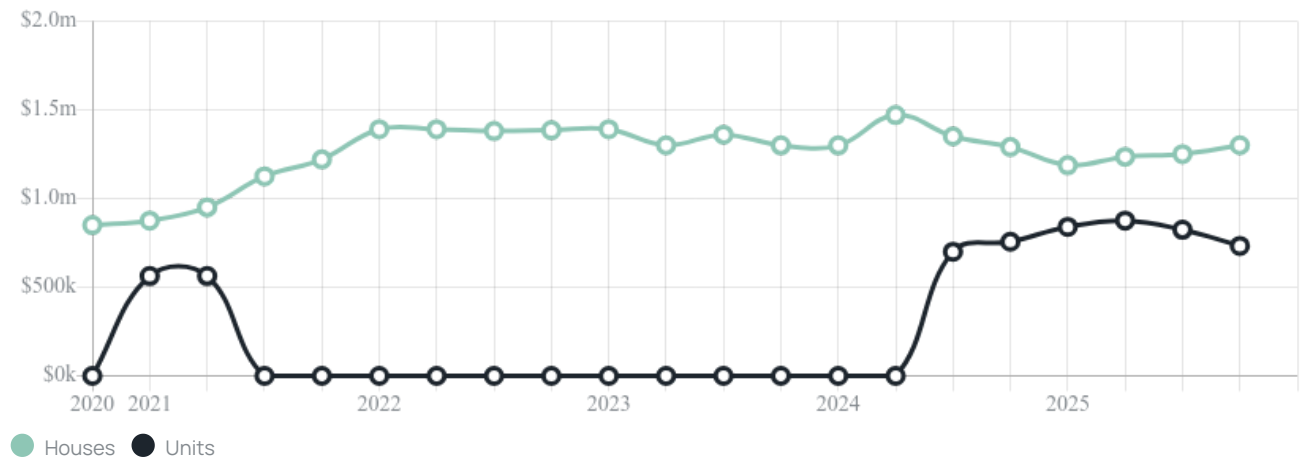
Median

\$733k

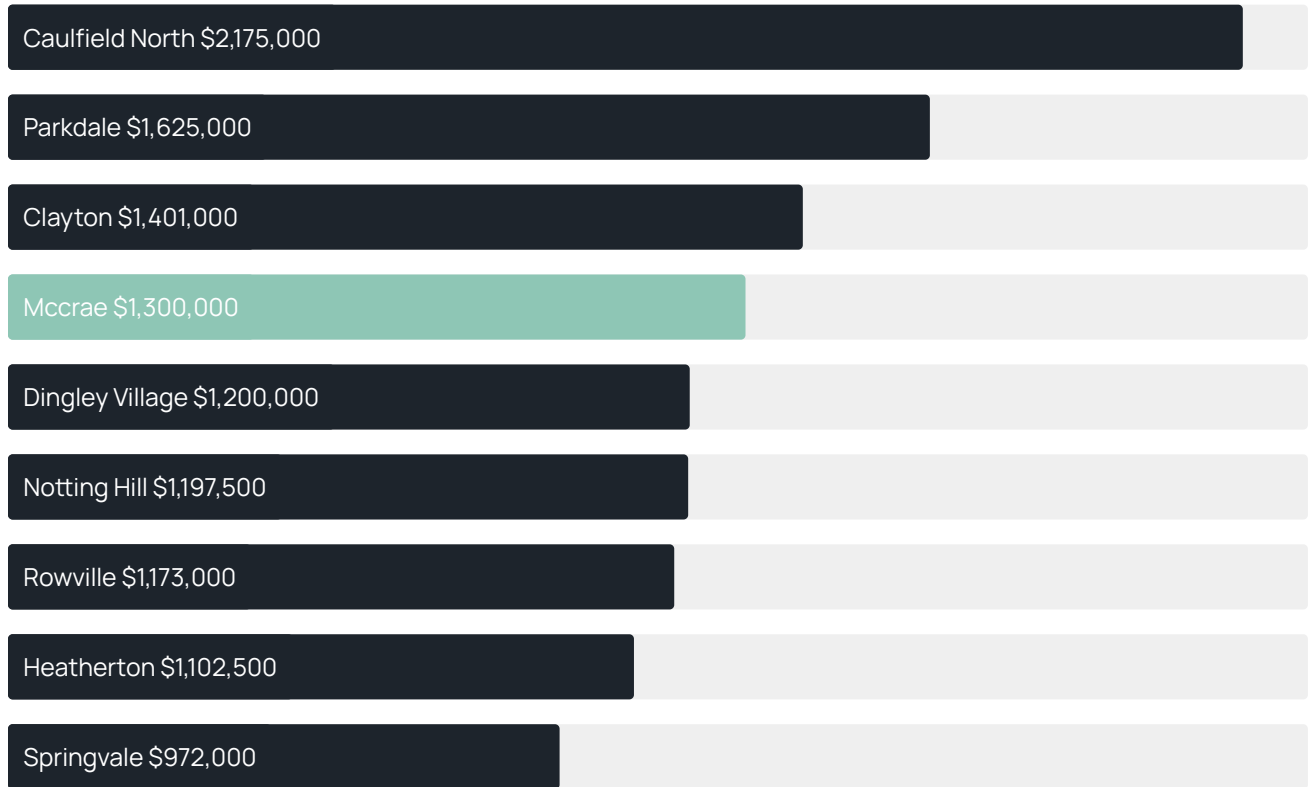
Quarterly price change

-11.05% ↓

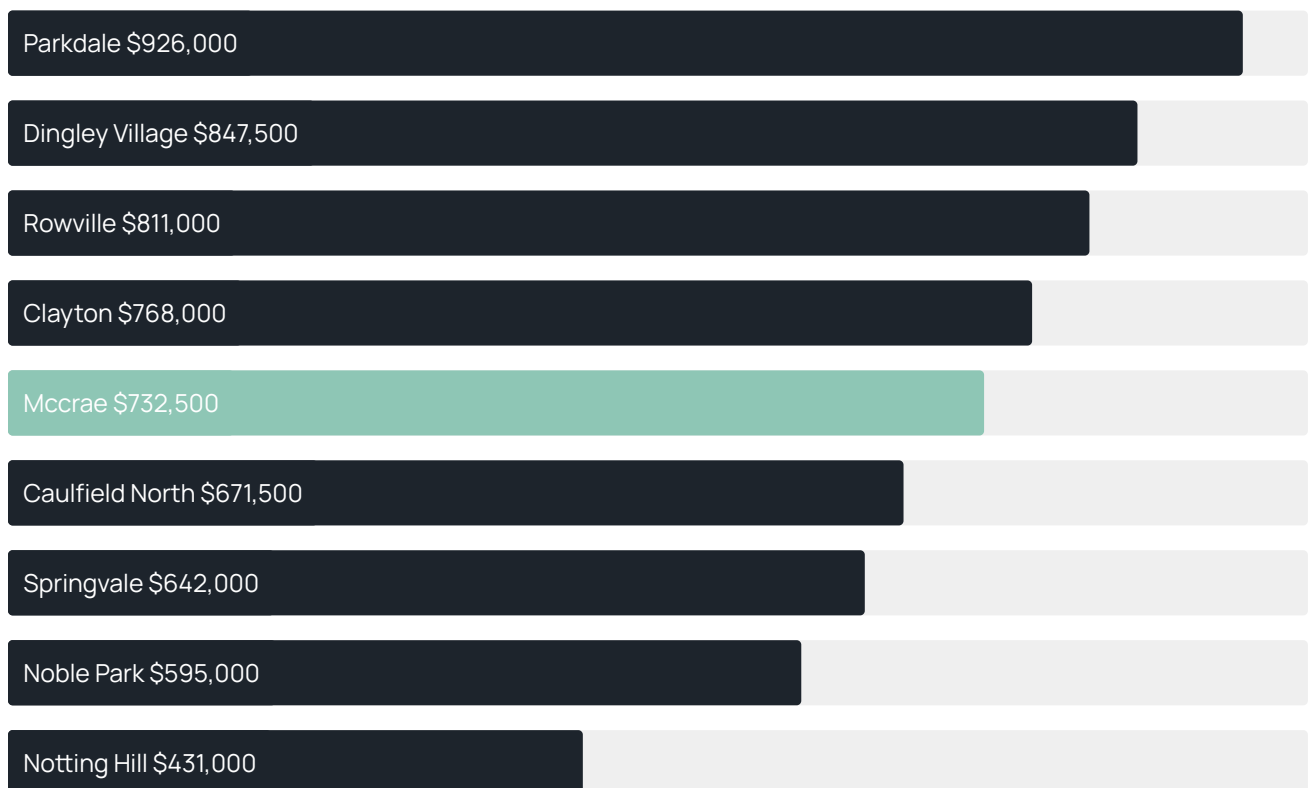
Quarterly price change<sup>1</sup>



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



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



Sale method<sup>2</sup>



- Auction 31%
- Private 69%

Auction clearance rate<sup>3</sup>

66.67%

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

34 days

Jellis Craig average inspection attendance per listing<sup>4</sup>

34 groups

Average hold period<sup>1</sup>

5.5 years

Dwelling type<sup>5</sup>



- Houses 93%
- Units 7%

Ownership<sup>5</sup>



- Owned outright 57%
- Mortgaged 31%
- Rented 12%

Population<sup>5</sup>

3,311

Median asking rent<sup>1</sup>

\$690 per week

Population growth<sup>5</sup>

0

Rental yield<sup>1</sup>

2.51%

Median age<sup>5</sup>

55 years











Median household size<sup>5</sup>

2.3 people











MCCRAE SUBURB REPORT

## Recent Mccrae sales







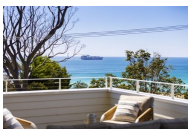



Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisCraig.com.au/suburb-reports](http://jellisCraig.com.au/suburb-reports)

Address	Bedrooms	Type	Price	Sold
 79 Bayview Rd Mccrae	3	House	\$1,225,000	28 Mar 2026
 26 The Avenue Mccrae	3	House	\$1,190,000	28 Mar 2026
 21 Flinders St Mccrae	3	House	\$1,230,000	13 Mar 2026
 16 The Boulevard Mccrae	3	House	\$1,130,000	06 Mar 2026
 13 Outlook Rd Mccrae	3	House	\$885,000	06 Mar 2026
 67 Cinerama Cr Mccrae	4	House	\$1,380,000	04 Mar 2026
 4/8-10 William St Mccrae	3	House	\$1,025,000	28 Feb 2026
 40 Hillman Av Mccrae	3	House	\$1,050,000	19 Feb 2026
 33 Highfield Rd Mccrae	4	House	\$710,000	11 Feb 2026
 1/6 Surrey St McCrae	3	Townhouse	\$1,040,000	07 Feb 2026

## MCCRAE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 6a Foothills Av Mccrae	2	Unit	\$905,000	03 Feb 2026
 71 Bayview Rd Mccrae	4	House	\$1,200,000	29 Jan 2026
 19 Bartels St Mccrae	2	House	\$1,300,000	29 Jan 2026
 10 Wattle Rd Mccrae	4	House	\$1,503,000	27 Jan 2026
 28 The Avenue Mccrae	3	House	\$1,800,000	27 Jan 2026
 205E Bayview Rd Mccrae	3	House on commercial land	\$805,000	26 Jan 2026
 19 Highfield Rd Mccrae	3	House	\$833,000	25 Jan 2026
 7 Arthurs Av Mccrae	4	House	\$1,870,000	24 Jan 2026
 101-103 Bayview Rd Mccrae	3	House	\$1,350,000	24 Jan 2026
 15 William St Mccrae	3	House	\$840,000	22 Jan 2026

## MCCRAE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/33 Hilary Av McCrae	4	House	\$1,350,000	21 Jan 2026
 64 Armstrong Rd McCrae	4	House	\$1,135,000	15 Jan 2026
 22 Fairway Cr Mccrae	4	House	\$1,230,000	14 Jan 2026
 17 Morris Rd Mccrae	3	House	\$740,000	18 Dec 2025
 235 Bayview Rd Mccrae	4	House	\$910,000	13 Dec 2025
 10 Riley St Mccrae	3	House	\$840,000	12 Dec 2025
 7 Prospect Hill Rd McCRAE	3	House	\$4,425,000	10 Dec 2025
 1 Surrey St Mccrae	3	House	\$817,000	03 Dec 2025
 2/273 Bayview Rd Mccrae	3	Unit	\$670,000	30 Nov 2025
 14 Banks St Mccrae	5	House	\$1,050,000	27 Nov 2025



**Jellis Craig Rye**  
2273 Point Nepean Road, Rye  
03 5984 0999

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.

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Data is current as of PDF generation date 01/04/2026

- 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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