



Mount Eliza

Suburb Report



Your connection to property insights



JellisCraig

MOUNT ELIZA SUBURB REPORT

Median house price¹

Median

\$1.72m

Quarterly price change

-1.71% ↓

Median unit price¹

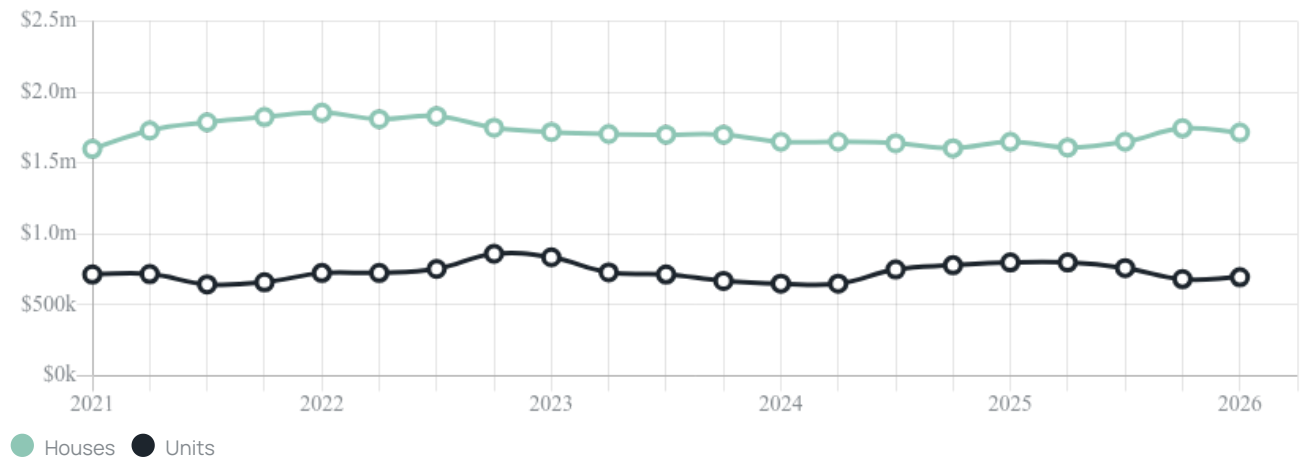
Median

\$695k

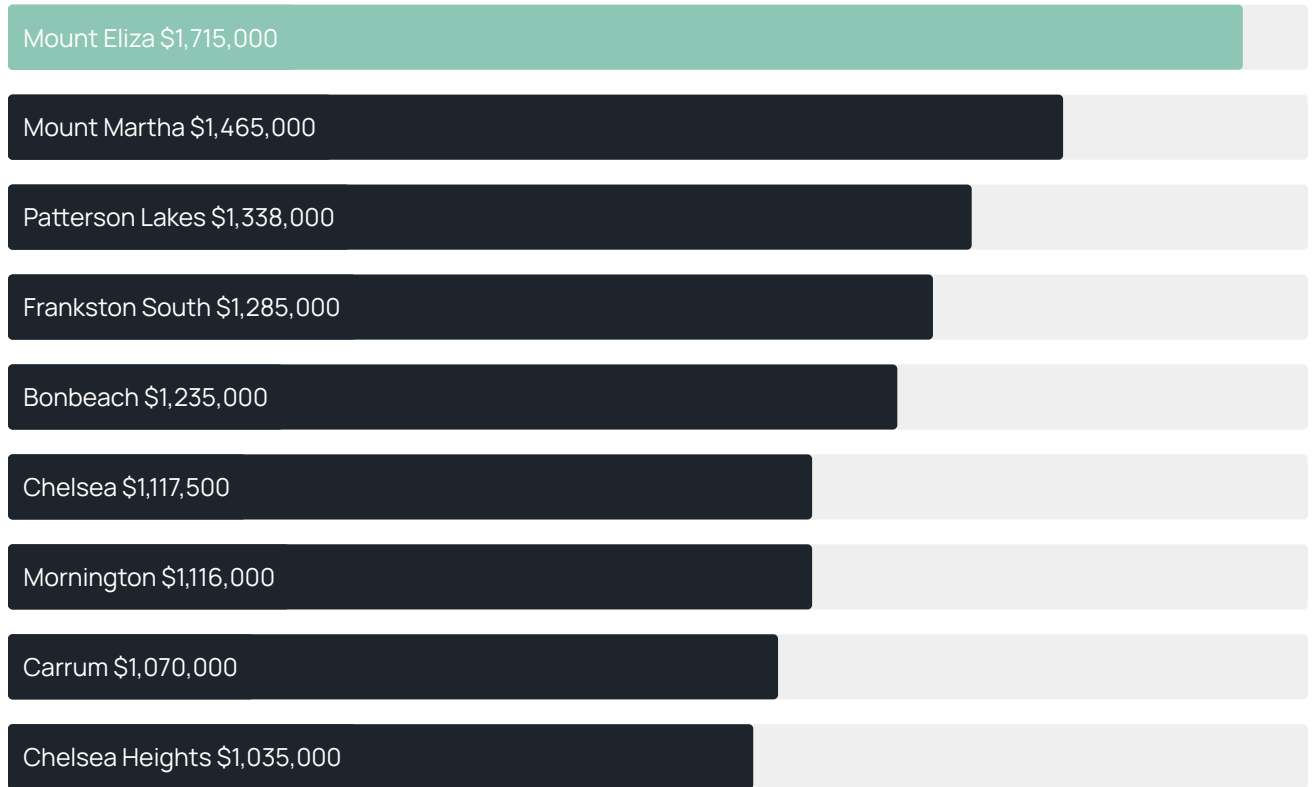
Quarterly price change

1.98% ↑

Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



● Auction 3%
 ● Private 97%

Auction clearance rate³

50%

Median days on market³

63 days

Average hold period¹

6.3 years

Dwelling type⁵



● Houses 92% ● Units 8%

Ownership⁵



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

Population⁵

18,734

Median asking rent¹

\$975 per week

Population growth⁵

0

Rental yield¹

2.87%

Median age⁵

45 years











Median household size⁵

2.8 people











MOUNT ELIZA SUBURB REPORT

Recent Mount Eliza sales











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
 5 Glen Shian La Mount Eliza	2	House	\$1,325,000	30 Apr 2026
 1 Colstan Ct Mount Eliza	4	House	\$1,990,000	20 Apr 2026
 1/26 Clarkestown Av Mount Eliza	3	House	\$1,260,000	13 Apr 2026
 21 Mcgown Rd MOUNT ELIZA	4	House	\$2,330,000	13 Apr 2026
 26 Dendron Pl Mount Eliza	5	House	\$3,150,000	10 Apr 2026
 44-46 Claremont St Mount Eliza	5	House	\$1,400,000	10 Apr 2026
 37 Roborough Av Mount Eliza	5	House	\$2,100,000	09 Apr 2026
 1 Arundel Ct Mount Eliza	6	House	\$2,050,000	07 Apr 2026
 5/139 Mount Eliza Way Mount Eliza	3	House	\$750,000	03 Apr 2026
 11 Dalsten Gr Mount Eliza	3	House	\$1,487,500	03 Apr 2026

MOUNT ELIZA SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 91 Wimborne Av MOUNT ELIZA	4	House	\$2,850,000	02 Apr 2026
 31 Old Mornington Rd MOUNT ELIZA	5	House	\$3,380,000	01 Apr 2026
 4/2 Spero Av Mount Eliza	2	Unit	\$900,000	31 Mar 2026
 3 Watts Cr Mount Eliza	5	House	\$4,100,000	25 Mar 2026
 1 Sandpiper Way Mount Eliza	3	House	\$1,340,000	21 Mar 2026
 7 Thomas Cl Mount Eliza	3	Flat/Unit/Apartment	\$1,625,000	21 Mar 2026
 13 Tourello Rd Mount Eliza	5	House	\$3,875,000	10 Mar 2026
 2/23 Kardella La Mount Eliza	3	House	\$1,250,000	09 Mar 2026
 11 Bareena Dr Mount Eliza	4	House	\$1,625,000	06 Mar 2026
 37 Wynnstay Rd Mount Eliza	4	House	\$1,120,000	06 Mar 2026

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Address	Bedrooms	Type	Price	Sold
 117 Rutland Av Mount Eliza	2	House	\$1,350,000	04 Mar 2026
 3/36 Clarkestown Av Mount Eliza	2	Unit	\$810,000	03 Mar 2026
 2 Matong Rd Mount Eliza	6	House	\$3,170,000	02 Mar 2026
 76 Autumn Cr Mount Eliza	3	House	\$1,255,000	27 Feb 2026
 4/4 Roy Ct Mount Eliza	3	Flat/Unit/Apartment	\$1,250,000	25 Feb 2026
 13 Dudson Cl Mount Eliza	4	House	\$1,650,000	23 Feb 2026
 326 Canadian Bay Rd Mount Eliza	4	House	\$1,000,000	20 Feb 2026
 40 Koetong Pde Mount Eliza	3	House	\$1,370,000	19 Feb 2026
 48 Grice Av Mount Eliza	4	House	\$1,370,000	18 Feb 2026
 21 Blake Ct Mount Eliza	5	House	\$1,611,000	18 Feb 2026



Jellis Craig Mount Martha
4/42 Lochiel Avenue, Mount Martha
03 5974 8900

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 01/05/2026

- 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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