



Mount Waverley

# Suburb Report



Your connection to property insights



**JellisCraig**

MOUNT WAVERLEY SUBURB REPORT

Median house price<sup>1</sup>

Median

\$1.65m

Quarterly price change

-0.11% ↓

Median unit price<sup>1</sup>

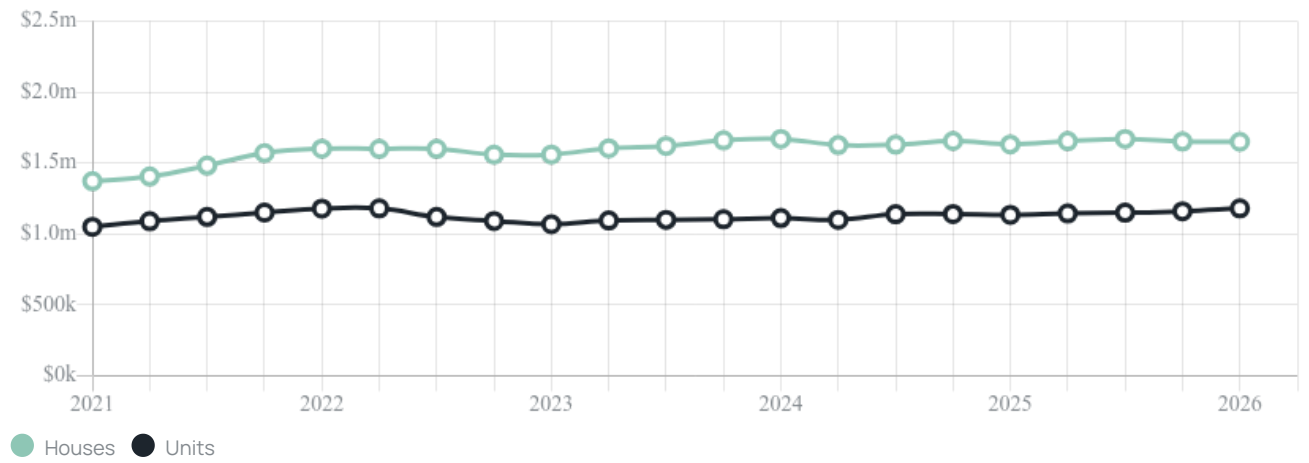
Median

\$1.18m

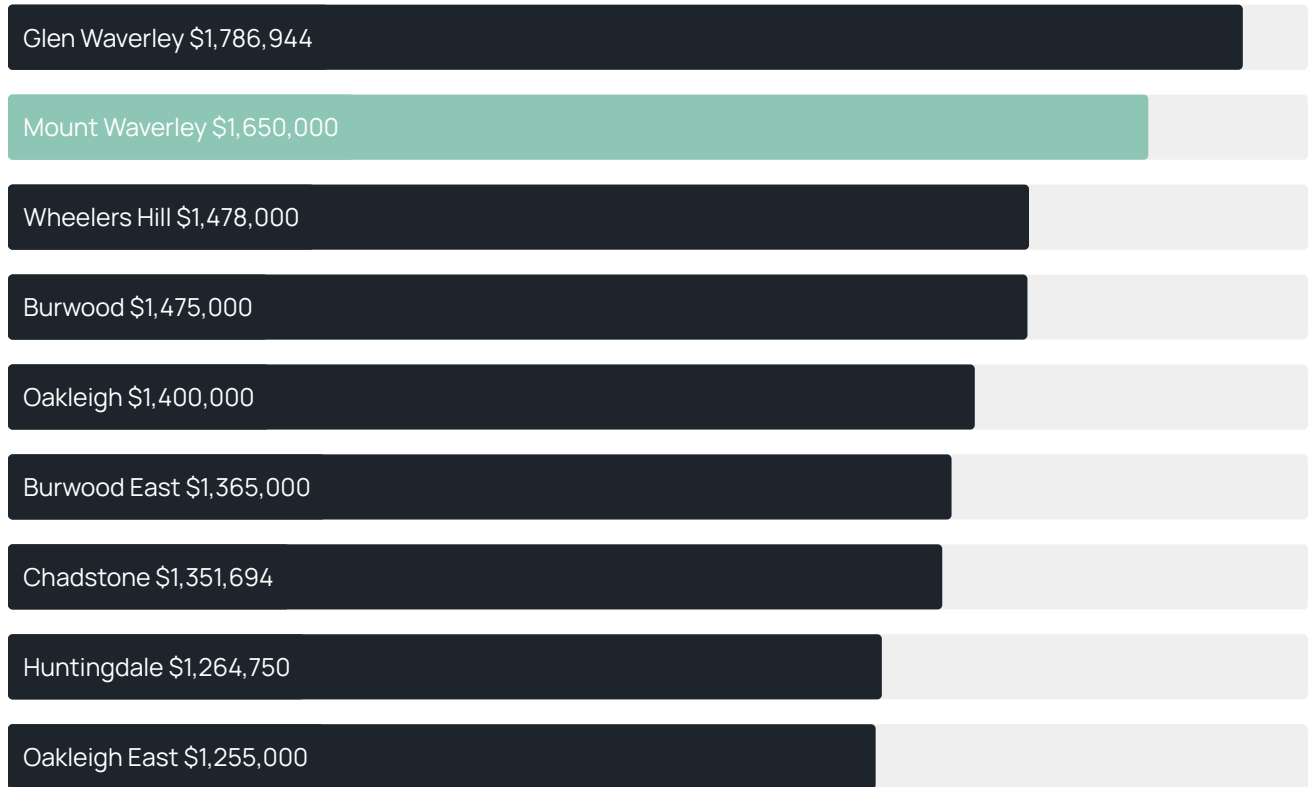
Quarterly price change

1.76% ↑

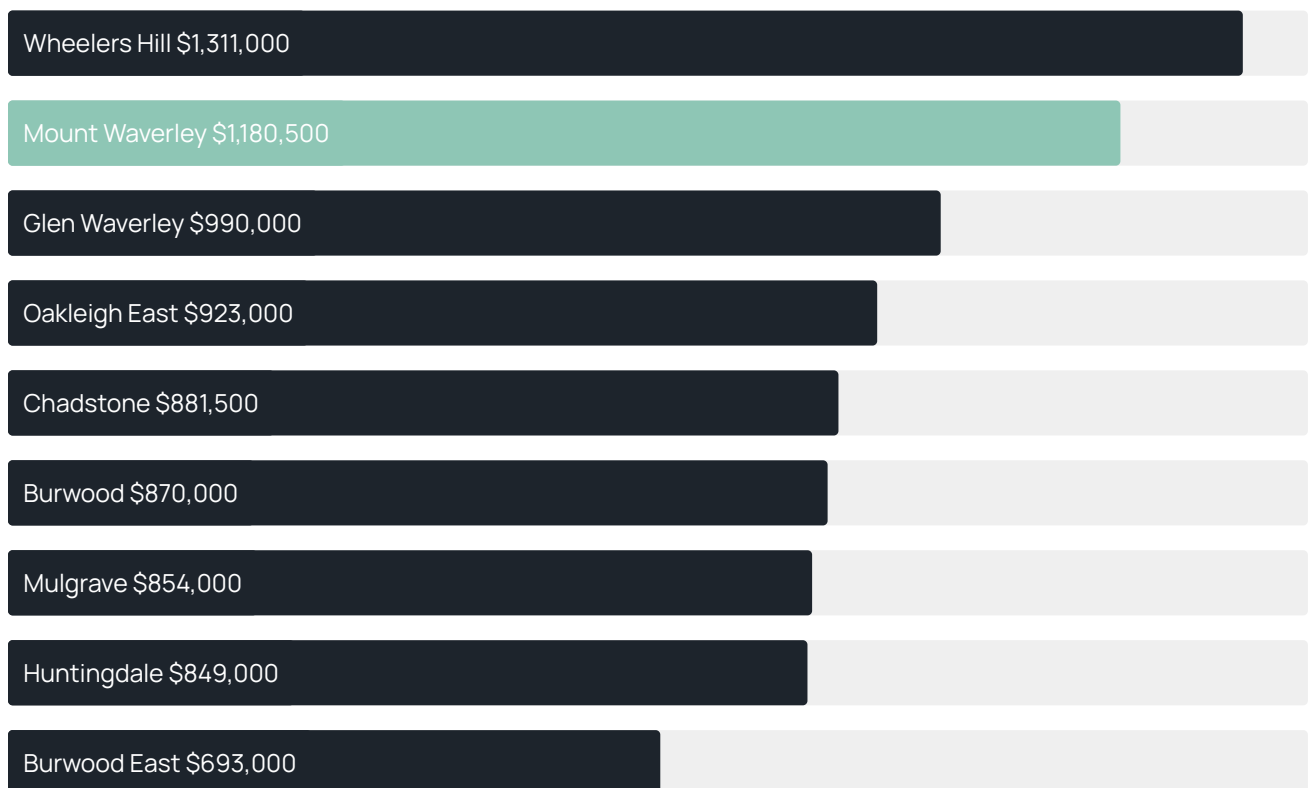
Quarterly price change<sup>1</sup>



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



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



Sale method<sup>2</sup>



- Auction 80%
- Private 20%

Auction clearance rate<sup>3</sup>

80.16%

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

30 days

Average hold period<sup>1</sup>

6.8 years

Dwelling type<sup>5</sup>



- Houses 69%
- Units 31%

Ownership<sup>5</sup>



- Owned outright 45%
- Mortgaged 34%
- Rented 21%

Population<sup>5</sup>

35,340

Median asking rent<sup>1</sup>

\$728 per week

Population growth<sup>5</sup>

5.14%

Rental yield<sup>1</sup>

2.18%

Median age<sup>5</sup>

40 years











Median household size<sup>5</sup>

2.7 people











MOUNT WAVERLEY SUBURB REPORT

## Recent Mount Waverley sales








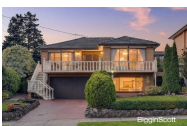


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisCraig.com.au/suburb-reports](http://jellisCraig.com.au/suburb-reports)

Address	Bedrooms	Type	Price	Sold
 4 Vasey Av Mount Waverley	3	Townhouse	\$1,280,000	30 May 2026
 19 Roland St Mount Waverley	3	Townhouse	\$1,160,000	30 May 2026
 3/12 Surrey Rd Mount Waverley	2	Unit	\$795,000	30 May 2026
 1/205 Lawrence Rd Mount Waverley	3	Townhouse	\$1,230,000	30 May 2026
 9 Meadow Cr Mount Waverley	3	House	\$1,609,000	30 May 2026
 1/7 St Johns Wood Rd Mount Waverley	4	Townhouse	\$1,500,000	30 May 2026
 1 Cinnabar Av Mount Waverley	4	House	\$1,380,000	29 May 2026
 11 Morshead Av Mount Waverley	4	House	\$1,910,000	23 May 2026
 28 Ochre Pl Mount Waverley	4	House	\$1,300,000	23 May 2026
 9 Seaview St Mount Waverley	3	House	\$1,405,000	23 May 2026

## MOUNT WAVERLEY SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 37 Irving St Mount Waverley	3	House	\$1,624,000	23 May 2026
 373 Stephenson's Rd Mount Waverley	3	House	\$1,545,000	23 May 2026
 3/17 Forster Rd Mount Waverley	4	Townhouse	\$950,000	21 May 2026
 14 Sim St Mount Waverley	4	House	\$1,588,800	20 May 2026
 70 Essex Rd Mount Waverley	5	House	\$2,688,888	17 May 2026
 5 Beverley Gr Mount Waverley	4	House	\$3,488,000	16 May 2026
 305/436-442 Huntingdale Rd Mount Waverley	2	Apartment	\$515,000	13 May 2026
 3/7 Miller Cr Mount Waverley	3	Unit	\$870,000	11 May 2026
 44 Stephenson's Rd Mount Waverley	3	House	\$1,300,000	11 May 2026
 36 Mummery St Mount Waverley	4	House	\$2,755,000	09 May 2026

## MOUNT WAVERLEY SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3 Muir St Mount Waverley	3	House	\$1,710,000	09 May 2026
 2/35 Cash Gr Mount Waverley	4	Townhouse	\$1,306,000	09 May 2026
 2/35 Illuka Cr Mount Waverley	5	Townhouse	\$1,605,000	09 May 2026
 28 Toirram Rd Mount Waverley	6	House	\$2,110,000	09 May 2026
 32 Pamay Rd Mount Waverley	3	House	\$1,571,000	09 May 2026
 73 Muir St Mount Waverley	4	House	\$1,855,000	08 May 2026
 2/6 Harry Ct Mount Waverley	3	Townhouse	\$1,006,500	03 May 2026
 13 Meredith St Mount Waverley	5	House	\$1,737,000	02 May 2026
 78 Larch Cr Mount Waverley	3	House	\$1,000,000	02 May 2026
 2/16 Therese Av MOUNT WAVERLEY	3	Unit	\$931,000	02 May 2026



**Jellis Craig Mount Waverley**  
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03 8849 8088

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 01/06/2026

- 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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