North Melbourne

Suburb Report

Your connection to property insights

JellisCraig

Property Prices

Median house price

Median[1]

$1.23m

Monthly median price change[2]

-0.61% ↓

Median unit price

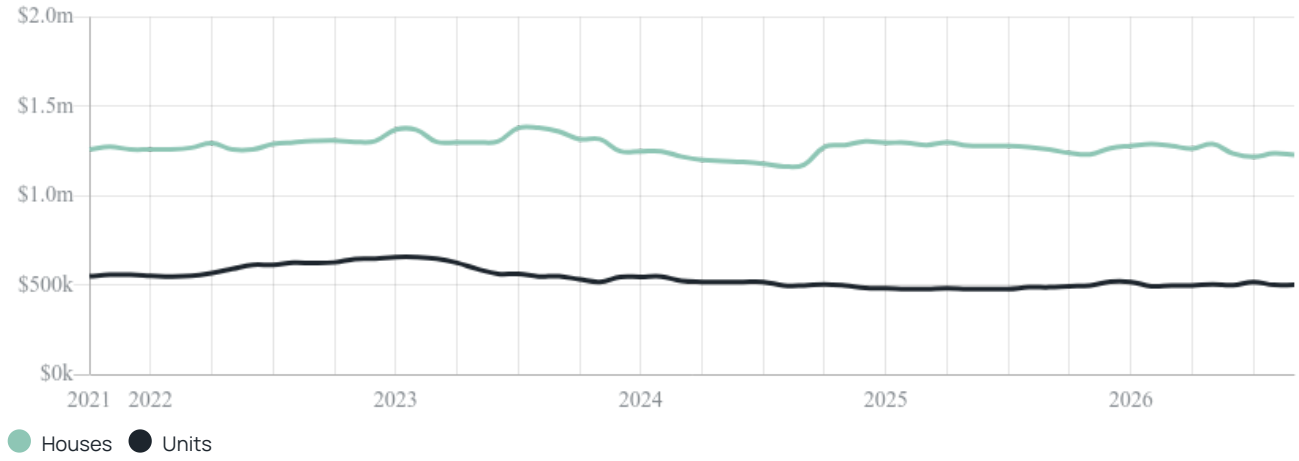
Median[1]

$503k

Monthly median price change[2]

0.00% ↓

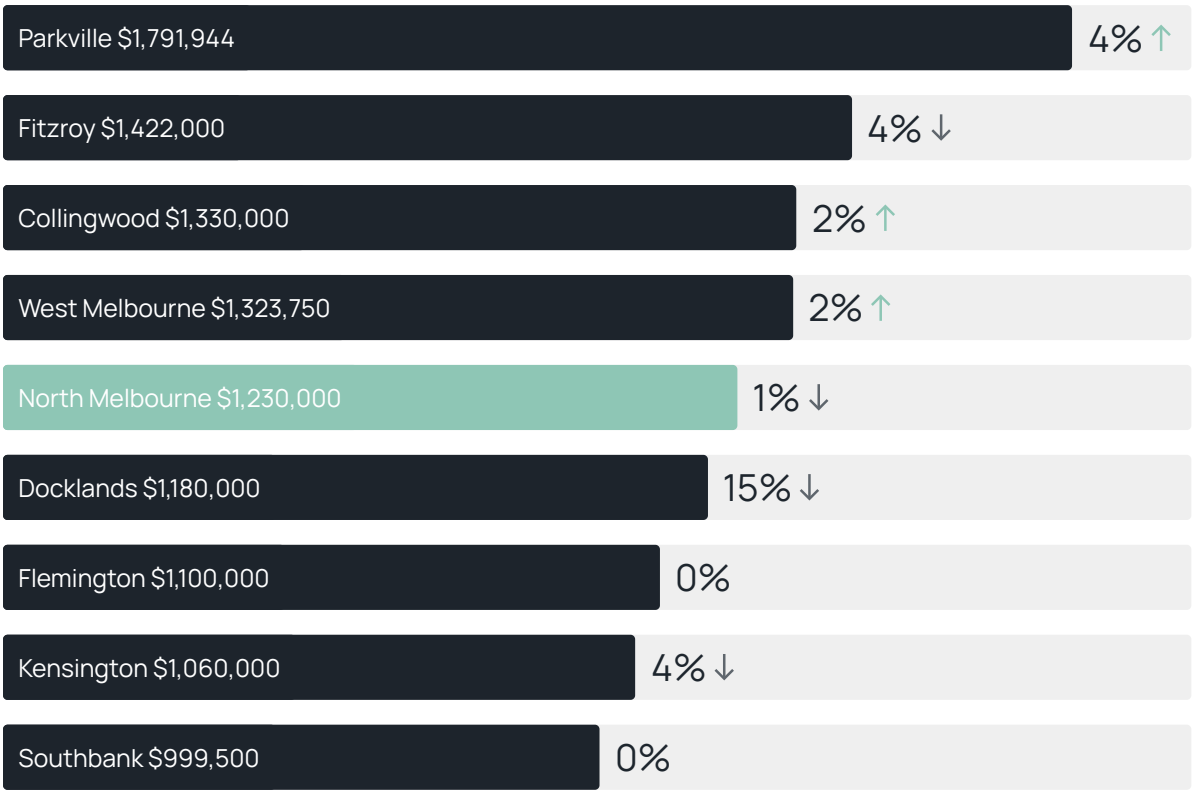
North Melbourne monthly median property prices[3]



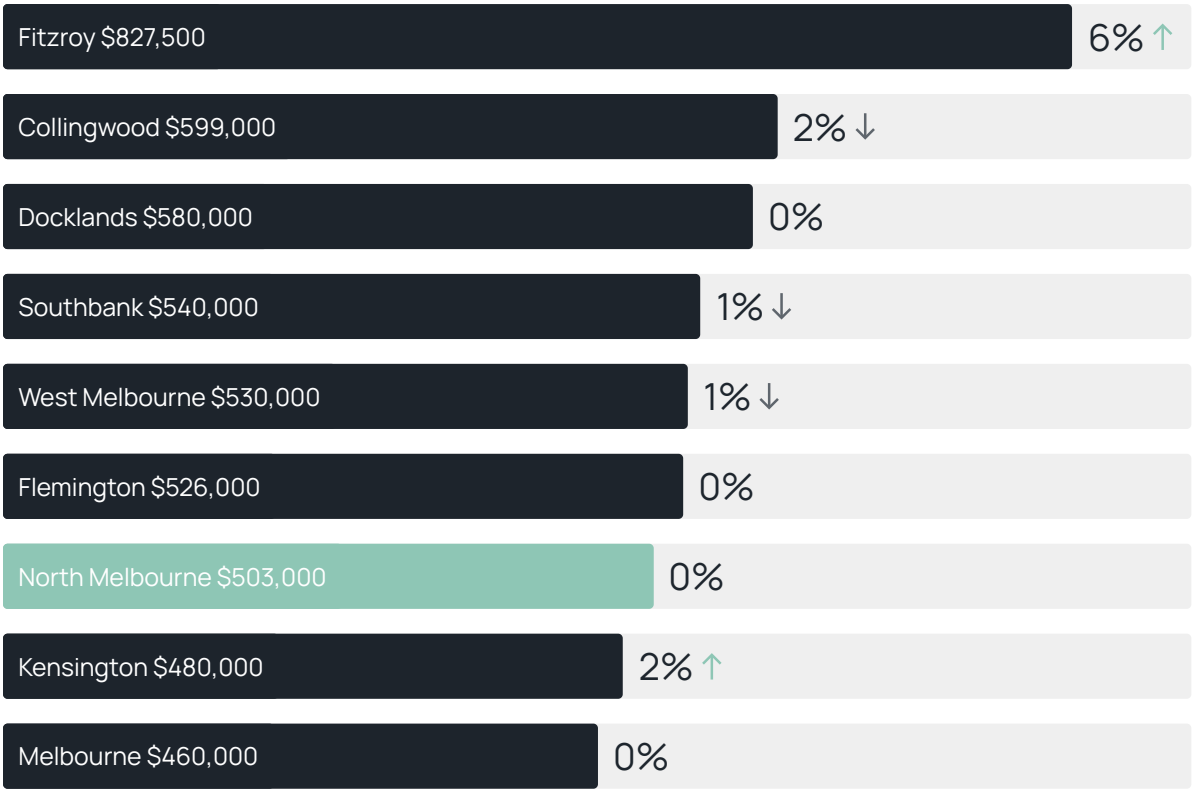


Surrounding Suburbs

Median house price[1,2]



Median unit price[1,2]



Sales Snapshot

Sale method[1]



Auction clearance rate[4]

63%

Median days on market[5]

House	Unit
34 days	33 days

Average hold period[1]

House	Unit
14.0 years	12.5 years

Insights

Dwelling type[7]



Ownership[7]



Population[7]

14,953

Population growth[7]

0.09%

Median age[7]

31 years

Median household size[7]

2.0 people

Median asking rent per week[1]

House	Unit
$780	$590

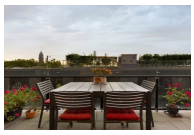
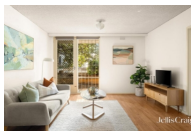
Rental yield[8]

House	Unit
3.47%	6.67%

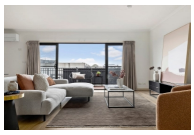
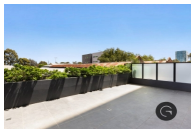
Sold Properties

Recent North Melbourne sales[5]

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**

Address		Bedrooms	Type	Price	Sold
	405/93 flemington road North Melbourne	2	Apartment	$450,000	30 Oct 2026
	88 Courtney Street North Melbourne	3	House	$1,450,000	28 Oct 2026
	34 Baillie Street North Melbourne	2	House	$601,000	27 Oct 2026
	38 Alfred Street North Melbourne	4	House	$1,506,000	24 Oct 2026
	217/68 Leveson Street North Melbourne	1	Unit	$480,000	17 Oct 2026
	6 Harris Street North Melbourne	2	House	$1,290,000	17 Oct 2026
	403/68 Leveson Street North Melbourne	3	Apartment	$1,170,000	16 Oct 2026
	1010/188 Macaulay Road North Melbourne	2	Apartment	$665,000	14 Oct 2026
	641 Queensberry Street North Melbourne	2	Townhouse	$745,000	14 Oct 2026
	1/55 Haines Street North Melbourne	2	Apartment	Undisclosed	08 Oct 2026

	Address	Bedrooms	Type	Price	Sold
	404/188 Macaulay Road North Melbourne	2	Apartment	$715,000	06 Oct 2026
	3 Bickford Lane North Melbourne	2	Townhouse	$670,000	06 Oct 2026
	401/179 Boundary Road North Melbourne	2	Apartment	$480,000	05 Oct 2026
	908/83 Flemington Road North Melbourne	1	Apartment	$340,000	05 Oct 2026
	G7/35 Arden Street North Melbourne	1	Apartment	$426,000	01 Oct 2026
	E1-5/89 O'Shanassy Street North Melbourne	2	Apartment	$612,000	30 Sep 2026
	32 Lothian Street North Melbourne	2	House	$920,000	30 Sep 2026
	377 Dryburgh Street North Melbourne	3	House	$1,595,000	28 Sep 2026
	417/23 Blackwood Street North Melbourne	1	Unit	$355,000	28 Sep 2026
	102/64 Macaulay Road North Melbourne	2	Apartment	Undisclosed	27 Sep 2026

	Address	Bedrooms	Type	Price	Sold
	68 Lothian Street North Melbourne	3	House	Undisclosed	25 Sep 2026
	238/23 Blackwood Street North Melbourne	1	Apartment	Undisclosed	24 Sep 2026
	104/188-196 Peel Street North Melbourne	1	Apartment	$145,000	24 Sep 2026
	407/30 Wreckyn Street North Melbourne	1	Apartment	$435,000	23 Sep 2026
	24 Wilson Mews North Melbourne	2	House	$862,000	22 Sep 2026
	26/700 Queensberry Street North Melbourne	2	Apartment	$755,000	22 Sep 2026
	139 Peel Street North Melbourne	2	House	$710,000	19 Sep 2026
	13/147 Curzon Street North Melbourne	2	Apartment	$625,000	17 Sep 2026
	108/108 Haines Street North Melbourne	1	Apartment	$410,000	16 Sep 2026
	316/68 Leveson Street North Melbourne	1	Apartment	$442,000	14 Sep 2026

Please contact your local Jellis Craig office

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 01/11/2026

1. Rolling 12 months, updated monthly
2. Month on month median price change
3. Updated monthly
4. Prior weeks' clearance rate ending Sunday, updated daily
5. Rolling 12 months, updated daily
6. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
7. ABS 2021
8. Past month's data

Powered by PropTrack

The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied. This information is supplied by Jellis Craig Corporation (ABN 51 099 869 512) on behalf of PropTrack Pty Ltd (ABN 43 127 386 298).