

JellisCraig

SOUTH MELBOURNE

Suburb Report

Know your neighbourhood.



SOUTH MELBOURNE SUBURB REPORT

Median House Price*

Median

\$1.70m

Quarterly Price Change

8.62% ↑

Median Unit Price*

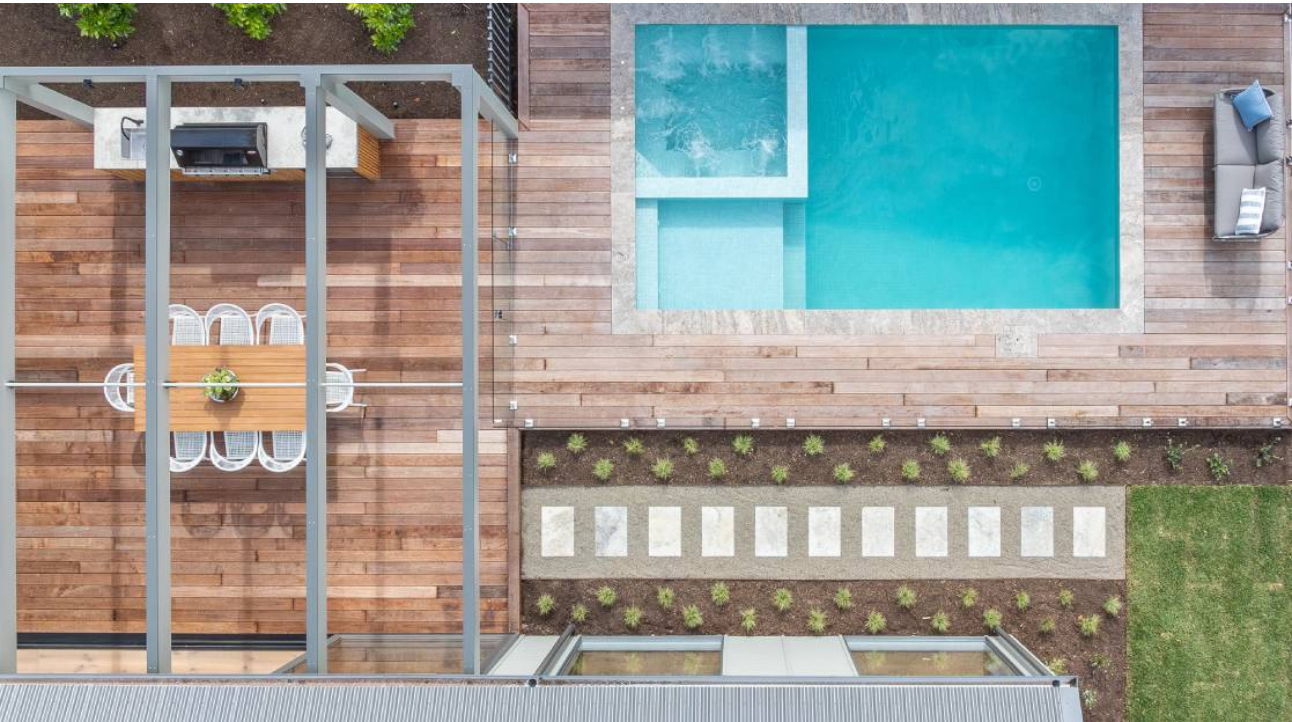
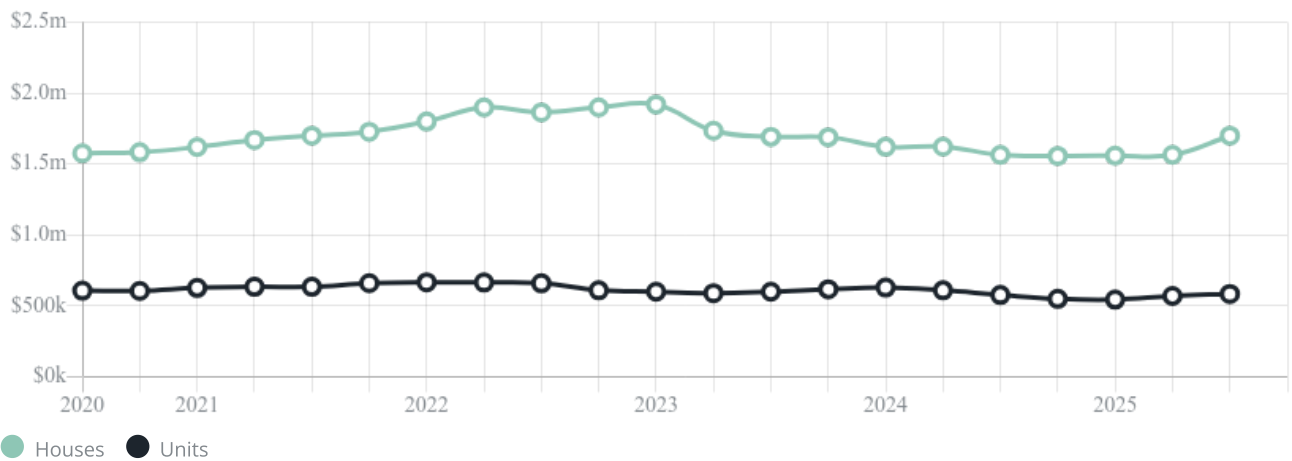
Median

\$585k

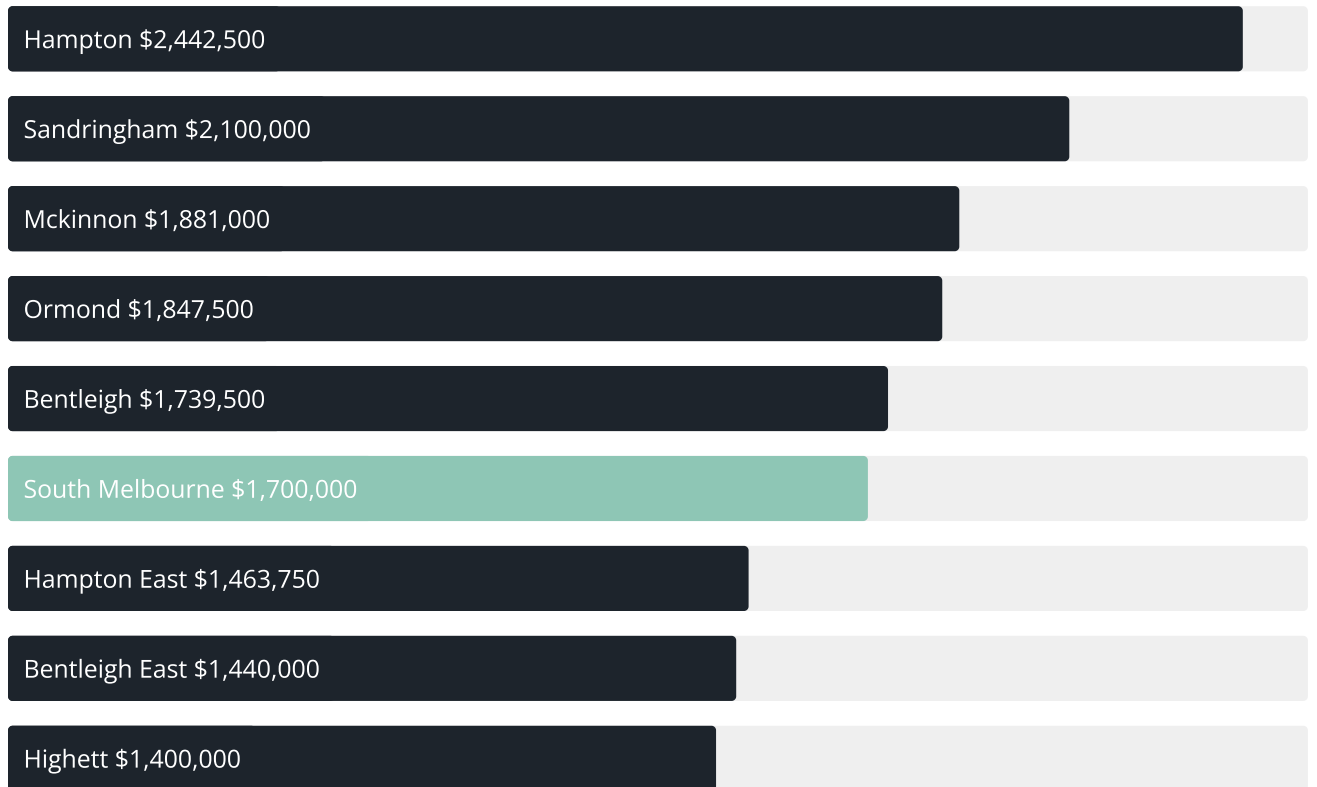
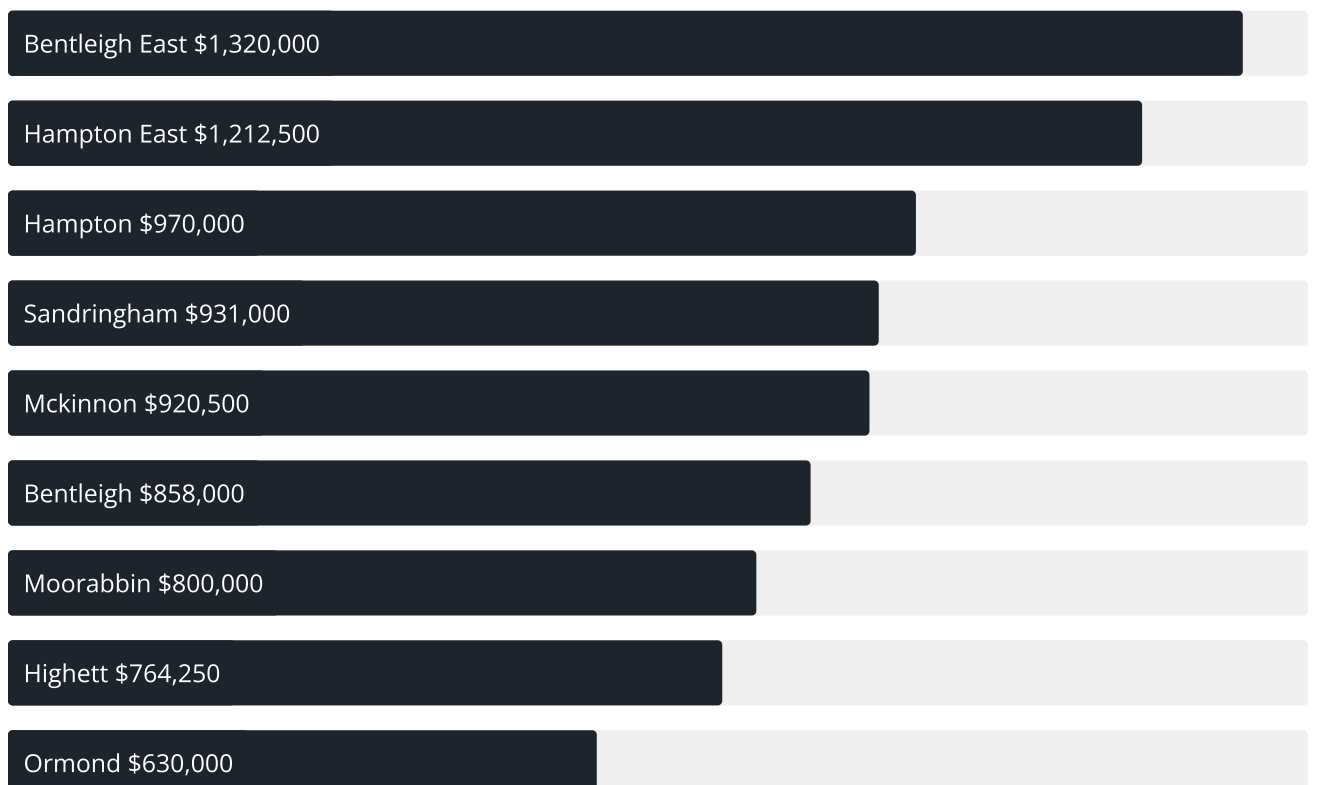
Quarterly Price Change

2.63% ↑

Quarterly Price Change*



SOUTH MELBOURNE SUBURB REPORT

Median House Sale Price^{*}Median Unit Sale Price^{*}

SOUTH MELBOURNE SUBURB REPORT

Sale Method*



● Auction 35%
● Private 65%

Auction Clearance Rate*

87.1%

Median Days on Market^

27 days

Average Hold Period*

7.8 years

Dwelling Type^



● Houses 5% ● Units 95%

Ownership^



● Owned Outright 21% ● Mortgaged 26% ● Rented 52%

Population^

11,548

Median Asking Rent per week*

\$848

Population Growth^

5.75%

Rental Yield*

2.67%

Median Age^











39 years

Median Household Size^











1.9 people

SOUTH MELBOURNE SUBURB REPORT







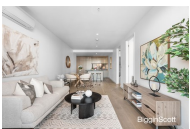
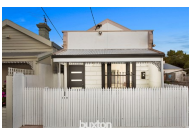


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 807/38 Albert Rd South Melbourne	1	Apartment	\$370,000	31 Oct 2025
 7 Wilson St South Melbourne	3	House	\$1,685,000	25 Oct 2025
 205/79 Market St South Melbourne	2	Apartment	\$595,000	25 Oct 2025
 81/69 Dorcas St South Melbourne	2	Apartment	\$707,453	24 Oct 2025
 315/2 Woodgate St South Melbourne	2	Subdivided Flat - Single OYO Flat	\$755,000	23 Oct 2025
 202/69-71 Stead St South Melbourne	1	Apartment	\$462,000	22 Oct 2025
 2/24 Raglan St South Melbourne	1	Strata Flat - Single OYO Flat	\$485,000	21 Oct 2025
 306/52 Park St South Melbourne	1	Apartment	\$290,000	20 Oct 2025
 1805/50 Albert Rd South Melbourne	2	Apartment	\$769,000	20 Oct 2025
 702/67 Stead St South Melbourne	1	Subdivided Flat - Single OYO Flat	\$126,667	19 Oct 2025

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Address	Bedrooms	Type	Price	Sold
 30 Mountain St South Melbourne	2	House	\$1,710,000	18 Oct 2025
 1210/50 Albert Rd South Melbourne	2	Apartment	\$760,000	16 Oct 2025
 48 Raglan St South Melbourne	2	House	\$1,070,000	16 Oct 2025
 1403/89 Gladstone St South Melbourne	1	Apartment	\$343,000	15 Oct 2025
 607/97 Palmerston Cr South Melbourne	1	Apartment	\$295,000	13 Oct 2025
 260 Ferrars St South Melbourne	3	House	\$1,485,000	10 Oct 2025
 510/85 Market St South Melbourne	2	Apartment	\$500,000	09 Oct 2025
 114 Tope St South Melbourne	2	House	\$1,716,000	04 Oct 2025
 1301/89 Gladstone St South Melbourne	2	Subdivided Flat - Single OYO Flat	\$423,000	02 Oct 2025
 208/41 Bank St South Melbourne	2	Apartment	\$510,000	30 Sep 2025

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Address	Bedrooms	Type	Price	Sold
 61 Cobden St South Melbourne	2	House	\$1,170,000	30 Sep 2025
 107/59 Thistlethwaite St South Melbourne	1	Apartment	\$330,000	29 Sep 2025
 15/297 Dorcas St South Melbourne	3	Apartment	\$1,750,000	28 Sep 2025
 302/333 Ferrars St South Melbourne	1	Apartment	\$778,000	24 Sep 2025
 705/196 Albert Rd South Melbourne	2	Unit	\$1,000,000	21 Sep 2025
 178 Napier St South Melbourne	2	House	\$940,000	20 Sep 2025
 1310/50 Albert Rd South Melbourne	2	Apartment	\$780,000	20 Sep 2025
 110 Pickles St South Melbourne	2	House	\$1,261,000	20 Sep 2025
 2701/89 Gladstone St South Melbourne	2	Apartment	\$435,000	19 Sep 2025
 412/52 Park St South Melbourne	2	Subdivided Flat - Single OYO Flat	\$540,000	19 Sep 2025



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Data is current as of PDF generation date 01/12/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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