



Tullamarine

Suburb Report



Your connection to property insights



JellisCraig

TULLAMARINE SUBURB REPORT

Median house price¹

Median

\$778k

Quarterly price change

2.98% ↑

Median unit price¹

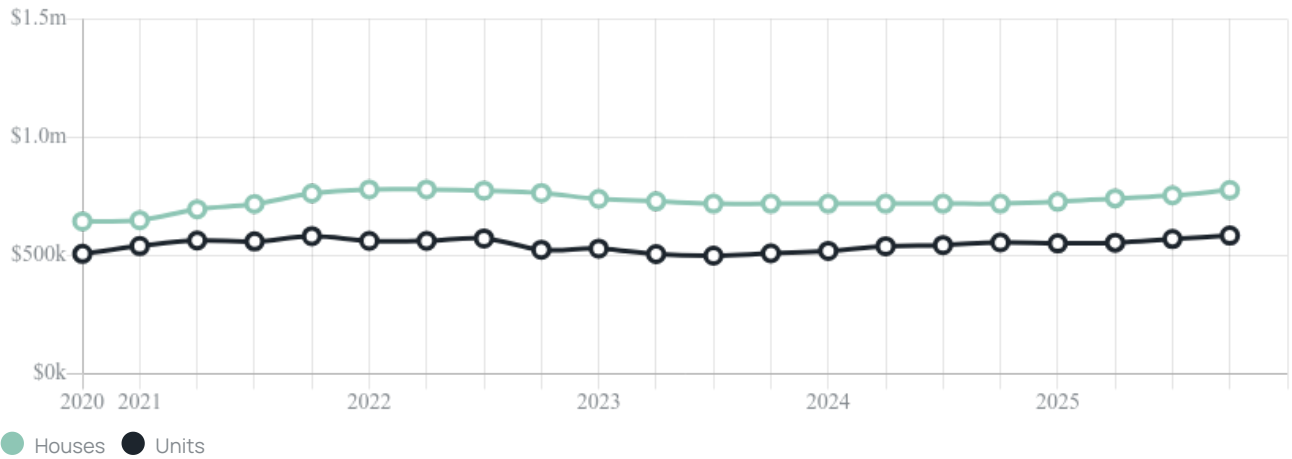
Median

\$585k

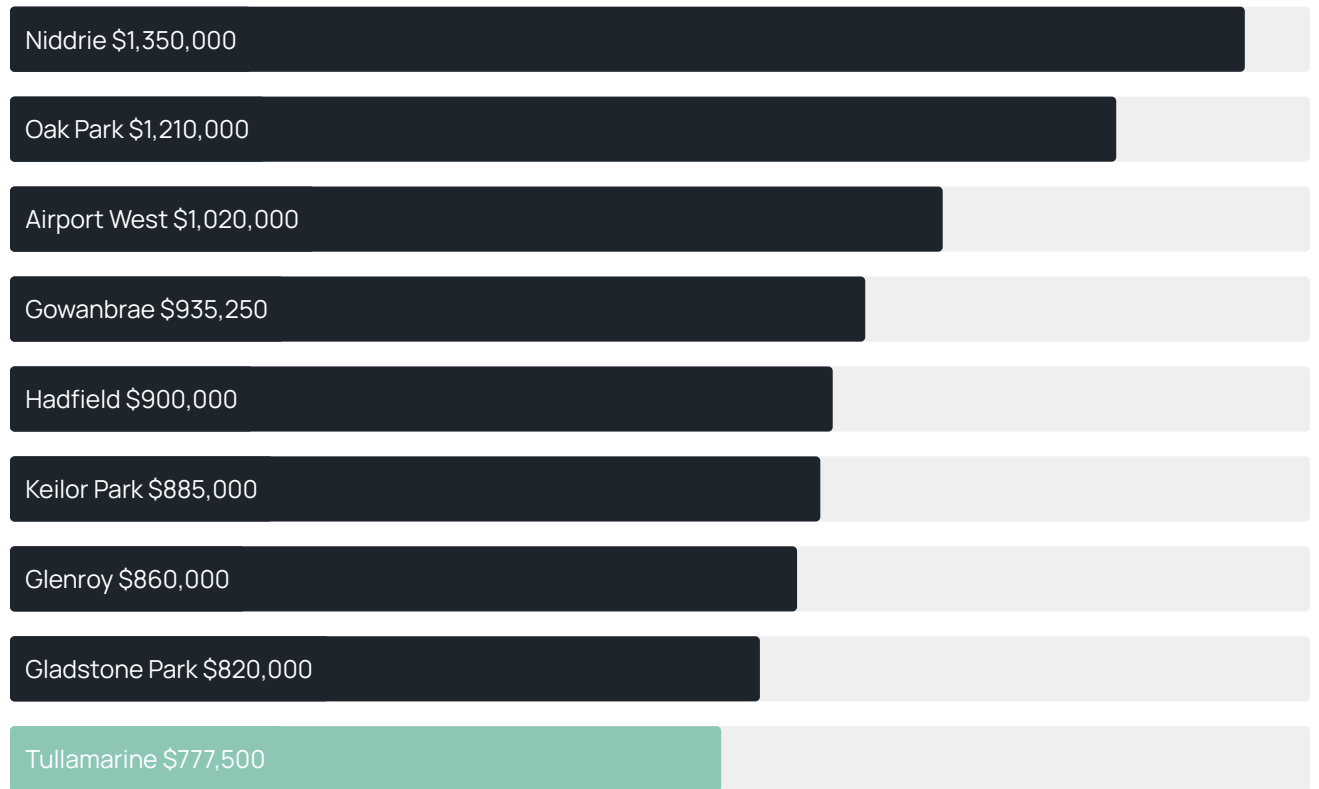
Quarterly price change

2.63% ↑

Quarterly price change¹



TULLAMARINE SUBURB REPORT

Median house price¹Median unit price¹

Sale method²

● Auction 65%
● Private 35%

Auction clearance rate³

70.83%Median days on market³

26 daysJellis Craig average inspection attendance per listing⁴

26 groupsAverage hold period¹

7.6 yearsDwelling type⁵

● Houses 59% ● Units 41%

Ownership⁵

● Owned outright 35% ● Mortgaged 34% ● Rented 31%

Population⁵

6,733Median asking rent¹

\$530 per weekPopulation growth⁵

1.94%Rental yield¹

3.8%Median age⁵











39 yearsMedian household size⁵

2.3 people











TULLAMARINE SUBURB REPORT

Recent Tullamarine 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
 3/127 Melrose Dr Tullamarine	2	House	\$620,000	31 Jan 2026
 24 Fisher Gr Tullamarine	3	House	\$740,000	30 Jan 2026
 1 Churchill Av Tullamarine	3	House	\$785,000	12 Jan 2026
 11 Dianne Dr Tullamarine	4	House	\$755,000	20 Dec 2025
 1/29 Eumarella St Tullamarine	3	Flat/Unit/Apartment	\$750,000	20 Dec 2025
 11/226 Melrose Dr TULLAMARINE	1	Unit	\$385,000	17 Dec 2025
 94A Mickleham Rd Tullamarine	4	House	\$930,000	16 Dec 2025
 6 Tangemere Av Tullamarine	4	House	\$915,000	13 Dec 2025
 78a Broadmeadows Rd Tullamarine	4	House	\$955,000	06 Dec 2025
 2/11 Birch Av Tullamarine	3	Townhouse	\$585,000	02 Dec 2025

TULLAMARINE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/30 Eumarella St Tullamarine	2	Flat/Unit/Apartment	\$569,990	01 Dec 2025
 10 Learmonth St TULLAMARINE	3	House	\$710,000	29 Nov 2025
 4/318 Melrose Dr Tullamarine	2	House	\$570,000	29 Nov 2025
 6 Bickford Cl Tullamarine	3	House	\$730,000	28 Nov 2025
 2/218-220 Melrose Dr Tullamarine	3	Unit	\$570,000	25 Nov 2025
 22/368 Melrose Dr Tullamarine	2	Flat/Unit/Apartment	\$405,000	24 Nov 2025
 4/17 Waratah Av Tullamarine	3	Flat/Unit/Apartment	\$530,000	22 Nov 2025
 131 Dawson St Tullamarine	3	House	\$775,000	21 Nov 2025
 71 Spring St Tullamarine	3	House	\$780,000	21 Nov 2025
 1/59 Eumarella St Tullamarine	3	House	\$670,000	21 Nov 2025

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Address	Bedrooms	Type	Price	Sold
 24 Sharps Rd Tullamarine	4	House	\$760,000	20 Nov 2025
 49 Dawson St Tullamarine	3	House	\$700,000	20 Nov 2025
 213 Melrose Dr Tullamarine	3	House	\$725,000	19 Nov 2025
 6/131 Mickleham Rd Tullamarine	2	Townhouse	\$505,000	19 Nov 2025
 20/200 Melrose Dr Tullamarine	2	Flat/Unit/Apartment	\$380,000	19 Nov 2025
 10/226 Melrose Dr Tullamarine	1	Unit	\$401,655	17 Nov 2025
 32 Waratah Av Tullamarine	3	House	\$850,000	17 Nov 2025
 13 Burvale Ct Tullamarine	3	House	\$1,066,000	15 Nov 2025
 18 Brunton Cr Tullamarine	3	House	\$805,000	12 Nov 2025
 2/234 Melrose Dr Tullamarine	2	Unit	\$526,500	08 Nov 2025



Jellis Craig Brunswick
179 Sydney Rd, Brunswick
03 9387 5888

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 01/02/2026

- 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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