



Wattle Glen

# Suburb Report



Your connection to property insights



JellisCraig

WATTLE GLEN SUBURB REPORT

Median house price<sup>1</sup>

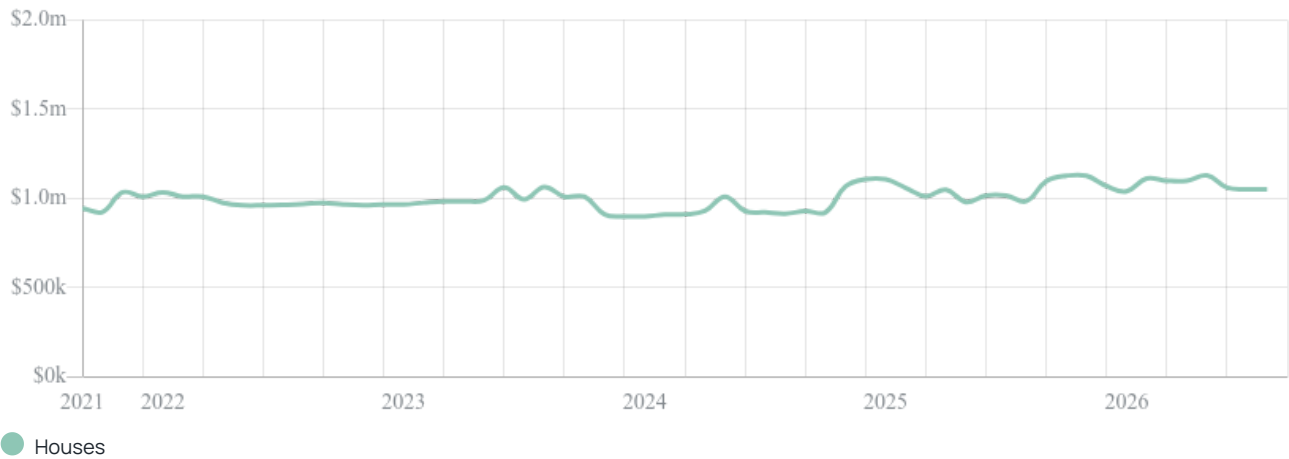
Median

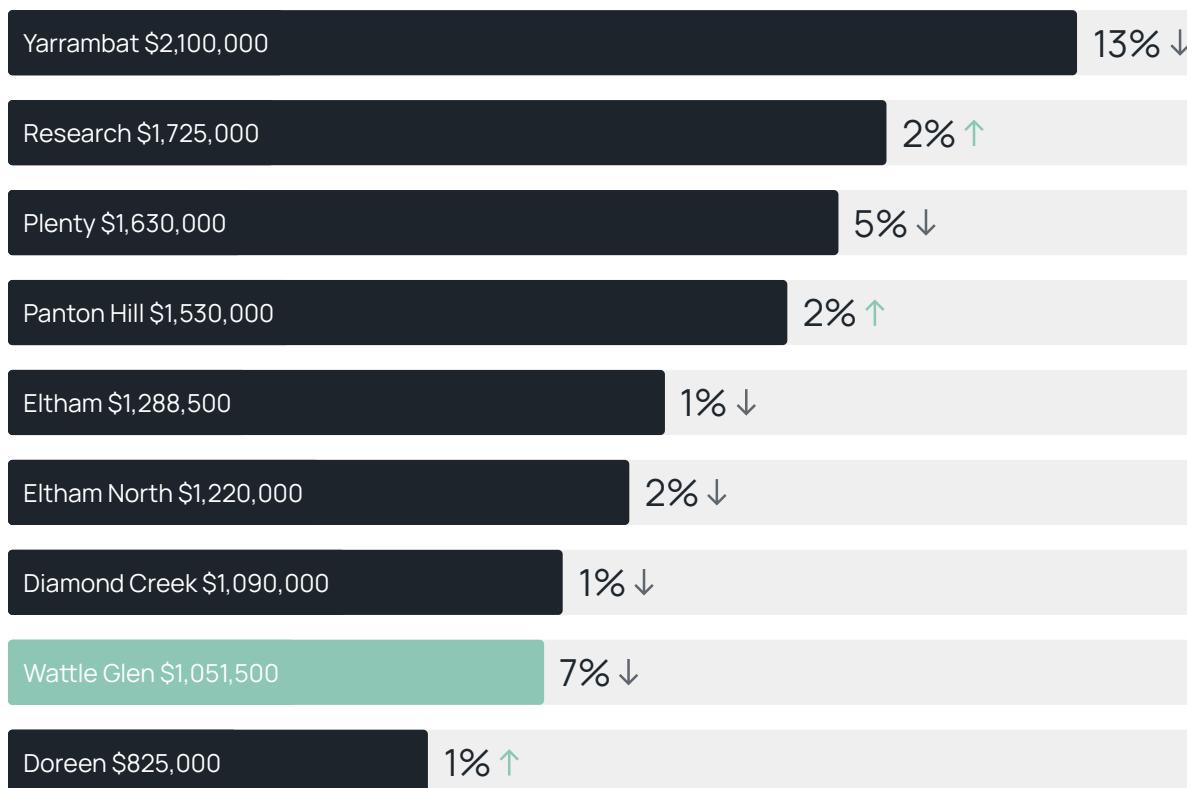
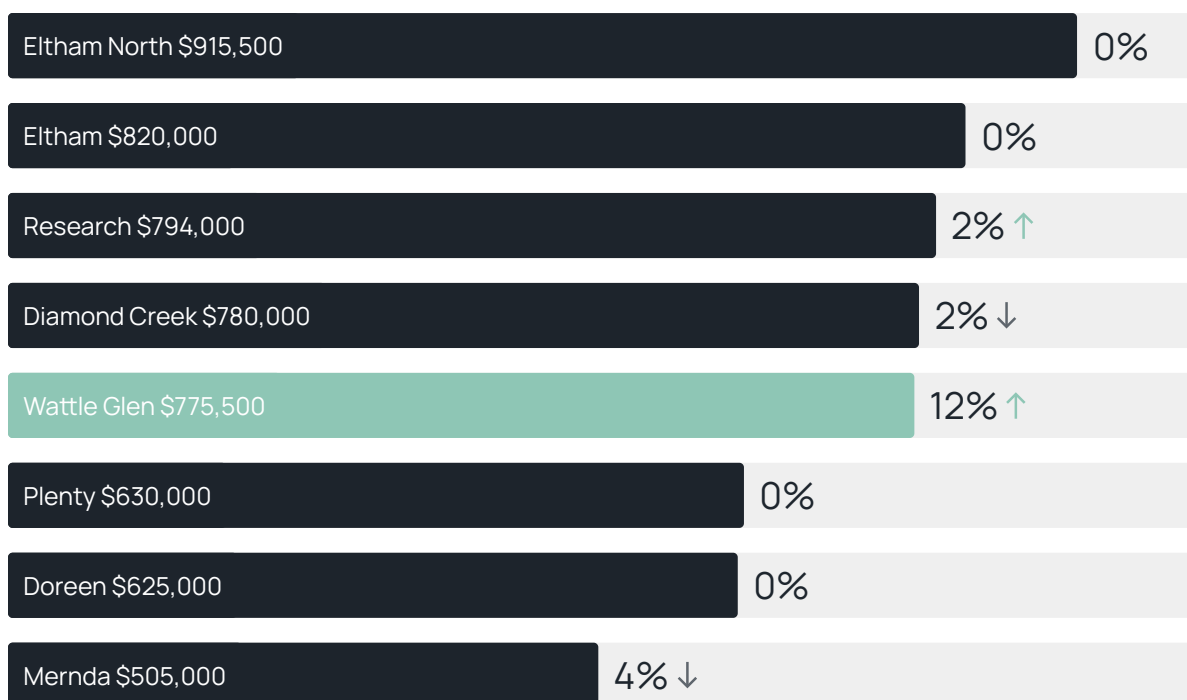
\$1.05m

Quarterly price change

0.00% ↓

Wattle Glen quarterly median property prices<sup>1</sup>



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

Sale method<sup>2</sup>

● Auction 4%  
● Private 96%

Auction clearance rate<sup>3</sup>

33.33%

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

House

Unit

25 days

18 days

Average hold period<sup>1</sup>

House

Unit

15.7 years

3.3 years

Dwelling type<sup>5</sup>

● Houses 99% ● Units 1%

Ownership<sup>5</sup>

● Owned outright 42% ● Mortgaged 53% ● Rented 5%

Population<sup>5</sup>

1,911

Median asking rent per week<sup>1</sup>

Unit

\$790

\$780

Population growth<sup>5</sup>

-2.55%

Rental yield<sup>1</sup>

House

Unit

4.06%

4.05%

Median age<sup>5</sup>

42 years

Median household size<sup>5</sup>

3.0 people

Recent Wattle Glen sales<sup>2</sup>

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

| Address                                                                                                                                 | Bedrooms | Type             | Price       | Sold        |
|-----------------------------------------------------------------------------------------------------------------------------------------|----------|------------------|-------------|-------------|
|  11 Kamarooka Drive<br>Wattle Glen                     | 3        | House            | \$950,000   | 20 Aug 2026 |
|  1/49 Sunnyside Crescent<br>Wattle Glen                | 4        | House            | \$861,000   | 04 Aug 2026 |
|  42 Park Avenue<br>Wattle Glen                         | 4        | House            | \$971,000   | 29 Jul 2026 |
|  38 Kamarooka Drive<br>Wattle Glen                    | 3        | House            | \$1,018,000 | 18 Jul 2026 |
|  18 Scotts Angle Road<br>Wattle Glen                 | 4        | House            | \$860,000   | 23 Jun 2026 |
|  44 Kamarooka Drive<br>Wattle Glen                   | 4        | House            | \$1,030,000 | 23 Jun 2026 |
|  2 Scotts Angle Road<br>Wattle Glen                  | 0        | Residential_land | \$176,000   | 11 Jun 2026 |
|  100 Kangaroo Ground Wattle Glen Road<br>Wattle Glen | 4        | House            | \$2,250,000 | 20 May 2026 |
|  230 Watery Gully Road<br>Wattle Glen                | 5        | House            | \$1,401,500 | 22 Apr 2026 |
|  13 Clarke Avenue<br>Wattle Glen                     | 4        | House            | \$865,000   | 15 Apr 2026 |



## WATTLE GLEN SUBURB REPORT

| Address                                                                                                                       | Bedrooms | Type  | Price       | Sold        |
|-------------------------------------------------------------------------------------------------------------------------------|----------|-------|-------------|-------------|
|  3 Rojim Court<br>Wattle Glen                | 2        | House | \$880,000   | 10 Apr 2026 |
|  17 Sunnyside<br>Crescent<br>Wattle Glen     | 5        | House | \$1,061,000 | 30 Mar 2026 |
|  15 Upper Road<br>Wattle Glen                | 3        | House | \$681,000   | 09 Mar 2026 |
|  3 Kamarooka<br>Drive<br>Wattle Glen         | 4        | House | \$1,170,000 | 03 Mar 2026 |
|  16 Warrington<br>Crescent<br>Wattle Glen   | 3        | House | \$1,100,000 | 06 Feb 2026 |
|  9 Pepper Court<br>Wattle Glen             | 4        | House | \$1,160,000 | 31 Jan 2026 |
|  30 Park Avenue<br>Wattle Glen             | 4        | House | \$1,030,000 | 30 Jan 2026 |
|  27 Warrington<br>Crescent<br>Wattle Glen  | 3        | House | \$837,000   | 24 Jan 2026 |
|  22 Warrington<br>Crescent<br>Wattle Glen  | 3        | House | \$920,000   | 15 Dec 2025 |
|  3/29 Sunnyside<br>Crescent<br>Wattle Glen | 2        | Unit  | \$690,000   | 03 Dec 2025 |

## WATTLE GLEN SUBURB REPORT

| Address                                                                                                                                      | Bedrooms | Type  | Price       | Sold        |
|----------------------------------------------------------------------------------------------------------------------------------------------|----------|-------|-------------|-------------|
|  30 Mannish Road<br>Wattle Glen                             | 3        | House | \$1,051,500 | 03 Dec 2025 |
|  21 Upper Road<br>Wattle Glen                               | 3        | House | \$681,000   | 27 Nov 2025 |
|  39 Lorimer Road<br>Wattle Glen                             | 5        | House | \$1,380,000 | 17 Nov 2025 |
|  75 Sunnyside<br>Crescent<br>Wattle Glen                    | 5        | House | \$1,200,000 | 14 Nov 2025 |
|  25 Mannish Road<br>Wattle Glen                            | 3        | House | \$825,000   | 12 Nov 2025 |
|  36 Kangaroo<br>Ground Wattle<br>Glen Road<br>Wattle Glen | 4        | House | \$1,160,000 | 25 Oct 2025 |
|  31 Lorimer Road<br>Wattle Glen                           | 4        | House | \$1,505,000 | 17 Sep 2025 |
|  42 Valley Road<br>Wattle Glen                            | 5        | House | \$2,100,000 | 11 Sep 2025 |



**Jellis Craig Eltham**  
1022 Main Road, Eltham  
03 9431 1222

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 06/09/2026

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1. Victorian Data, updated monthly for the past 12 months
2. Victorian Data, updated daily for the past 12 months
3. Victorian Data, updated daily for the past Saturday's auctions
4. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
5. 2021 ABS Census

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