



# Woodend Suburb Report

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Your connection to property insights



**JellisCraig**

WOODEND SUBURB REPORT

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

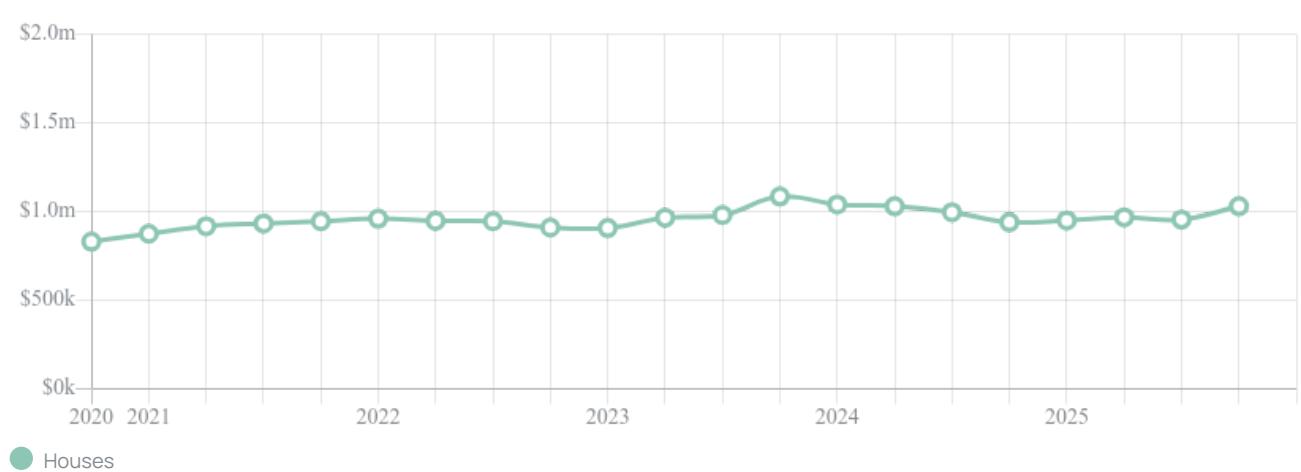
Median

**\$1.03m**

Quarterly price change

**7.85% **

## Quarterly price change<sup>1</sup>



# Surrounding Suburbs

## WOODEND SUBURB REPORT

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



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



# Sales Snapshot

WOODEND SUBURB REPORT

## Sale method<sup>2</sup>



● Auction 6%  
● Private 94%

## Auction clearance rate<sup>3</sup>

100%

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

40 days

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## Jellis Craig average inspection attendance per listing<sup>4</sup>

40 groups

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## Average hold period<sup>1</sup>

6.2 years

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# Insights

## Dwelling type<sup>5</sup>



● Houses 91% ● Units 9%

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## Ownership<sup>5</sup>



● Owned outright 44% ● Mortgaged 44% ● Rented 12%

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## Population<sup>5</sup>

6,732

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## Median asking rent<sup>1</sup>

\$675 per week

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## Population growth<sup>5</sup>

15.95%

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## Rental yield<sup>1</sup>

3.31%

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## Median age<sup>5</sup>

45 years

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## Median household size<sup>5</sup>

2.6 people

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## WOODEND SUBURB REPORT

### Recent Woodend 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
 9b Ashbourne Rd Woodend	2	House	\$675,000	19 Jan 2026
 1 Glenice Ct Woodend	3	House	\$1,100,000	16 Jan 2026
 27 Washington La Woodend	4	House	\$1,085,000	23 Dec 2025
 26 Woodlea Ct Woodend	4	House	\$1,150,000	19 Dec 2025
 24 Walkers Rd WOODEND	5	House	\$1,500,000	18 Dec 2025
 9 Arthur Ct Woodend	4	House	\$1,175,000	08 Dec 2025
 4 Long Ct Woodend	4	House	\$1,140,000	04 Dec 2025
 27 Tree Change Way Woodend	4	House	\$824,400	04 Dec 2025
 15/55 Anslow St Woodend	2	House	\$487,500	04 Dec 2025
 7 Tributary Way Woodend	3	House	\$995,000	02 Dec 2025

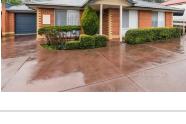
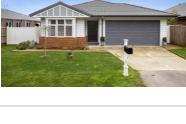
# Sold Properties

## WOODEND SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 10 Dafter Rd Woodend	3	House	\$1,200,000	01 Dec 2025
 4 Patricia Way Woodend	5	House	\$1,070,000	28 Nov 2025
 8 Tributary Way Woodend	3	House	\$890,000	28 Nov 2025
 7 Dianella Ct Woodend	4	House	\$1,110,000	25 Nov 2025
 33 Tweddle La Woodend	4	House	\$1,560,000	24 Nov 2025
 30 Morris Rd Woodend	3	House	\$783,000	22 Nov 2025
 13 Tributary Way Woodend	4	House	\$925,000	20 Nov 2025
 18 Gwendoline Av Woodend	4	House	\$1,330,000	20 Nov 2025
 4a Anslow St Woodend	3	House	\$910,000	18 Nov 2025
 24 Jeffreys St Woodend	5	House	\$2,450,000	13 Nov 2025

# Sold Properties

## WOODEND SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 18 Morris Rd Woodend	3	House	\$1,550,000	12 Nov 2025
 1940 Mount Macedon Rd Woodend	3	House	\$1,030,000	11 Nov 2025
 21 Parkers La Woodend	6	House	\$1,800,000	10 Nov 2025
 11 Stuart Dr Woodend	4	House	\$750,000	07 Nov 2025
 50 Tweddle La Woodend	4	House	\$1,658,000	03 Nov 2025
 3 Manifold Rd Woodend	4	House	\$1,150,000	31 Oct 2025
 2/151 High St Woodend	3	Flat/Unit/Apartment	\$595,000	31 Oct 2025
 39 South Rd Woodend	4	House	\$940,000	20 Oct 2025
 102 Slatey Creek Rd Woodend	4	House	\$1,280,000	20 Oct 2025
 2 Gray St Woodend	1	House	\$860,000	20 Oct 2025



**Jellis Craig Woodend**  
91 High Street, Woodend  
03 5427 2800

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 01/02/2026

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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