

SUBURB FLYOVER REPORT

DALKEITH (HOUSE)

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DALKEITH - Suburb Map



DALKEITH - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2008	43	\$ 2,750,000	0.0 %	\$ 1,350,000	\$ 5,275,000
2009	94	\$ 2,455,000	-10.7 %	\$ 378,000	\$ 8,500,000
2010	62	\$ 2,800,000	14.1 %	\$ 1,300,000	\$ 16,750,000
2011	70	\$ 2,452,500	-12.4 %	\$ 1,000,000	\$ 8,880,000
2012	59	\$ 2,425,000	-1.1 %	\$ 1,445,000	\$ 6,000,000
2013	80	\$ 2,400,000	-1.0 %	\$ 1,050,000	\$ 9,000,000
2014	87	\$ 2,450,000	2.1 %	\$ 265,000	\$ 9,200,000
2015	72	\$ 2,300,000	-6.1 %	\$ 895,000	\$ 9,250,000
2016	79	\$ 2,300,000	0.0 %	\$ 60,000	\$ 14,130,000
2017	68	\$ 2,575,000	12.0 %	\$ 1,050,000	\$ 4,800,000
2018	66	\$ 2,320,000	-9.9 %	\$ 130,000	\$ 7,750,000
2019	61	\$ 2,280,000	-1.7 %	\$ 730,000	\$ 7,280,000
2020	73	\$ 2,600,000	14.0 %	\$ 715,000	\$ 14,000,000
2021	92	\$ 3,000,000	15.4 %	\$ 257,500	\$ 14,000,000
2022	59	\$ 3,400,000	13.3 %	\$ 1,900,000	\$ 16,500,000
2023	67	\$ 3,450,000	1.5 %	\$ 1,150,000	\$ 8,500,000
2024	79	\$ 3,500,000	1.4 %	\$ 1,061,000	\$ 8,250,000
2025	55	\$ 3,800,000	8.6 %	\$ 2,011,000	\$ 6,450,000
2026	0				

Median Sale Price
\$3.8m

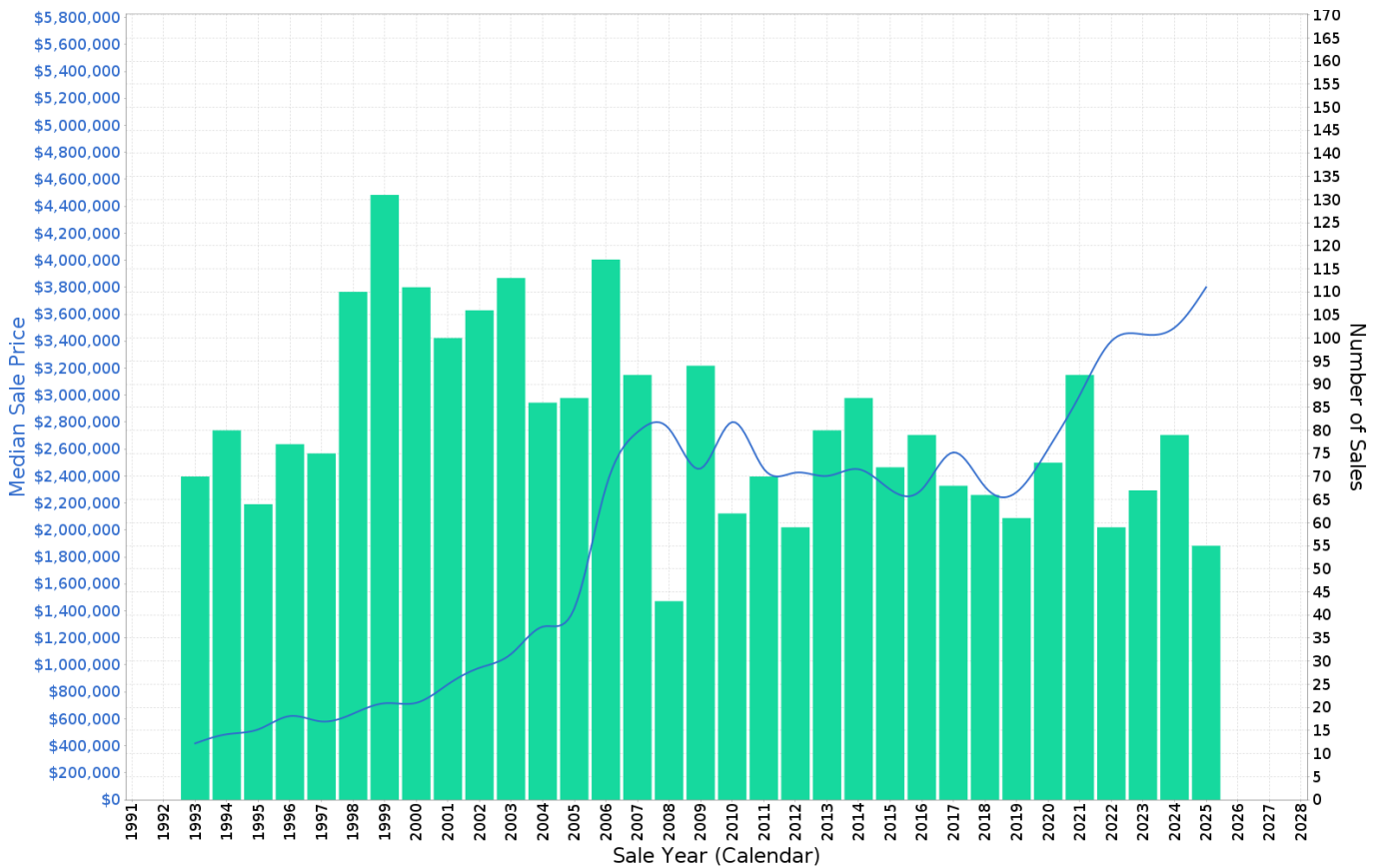
Based on 55 recorded House sales within the last 12 months (2025)

Based on a rolling 12 month period and may differ from calendar year statistics

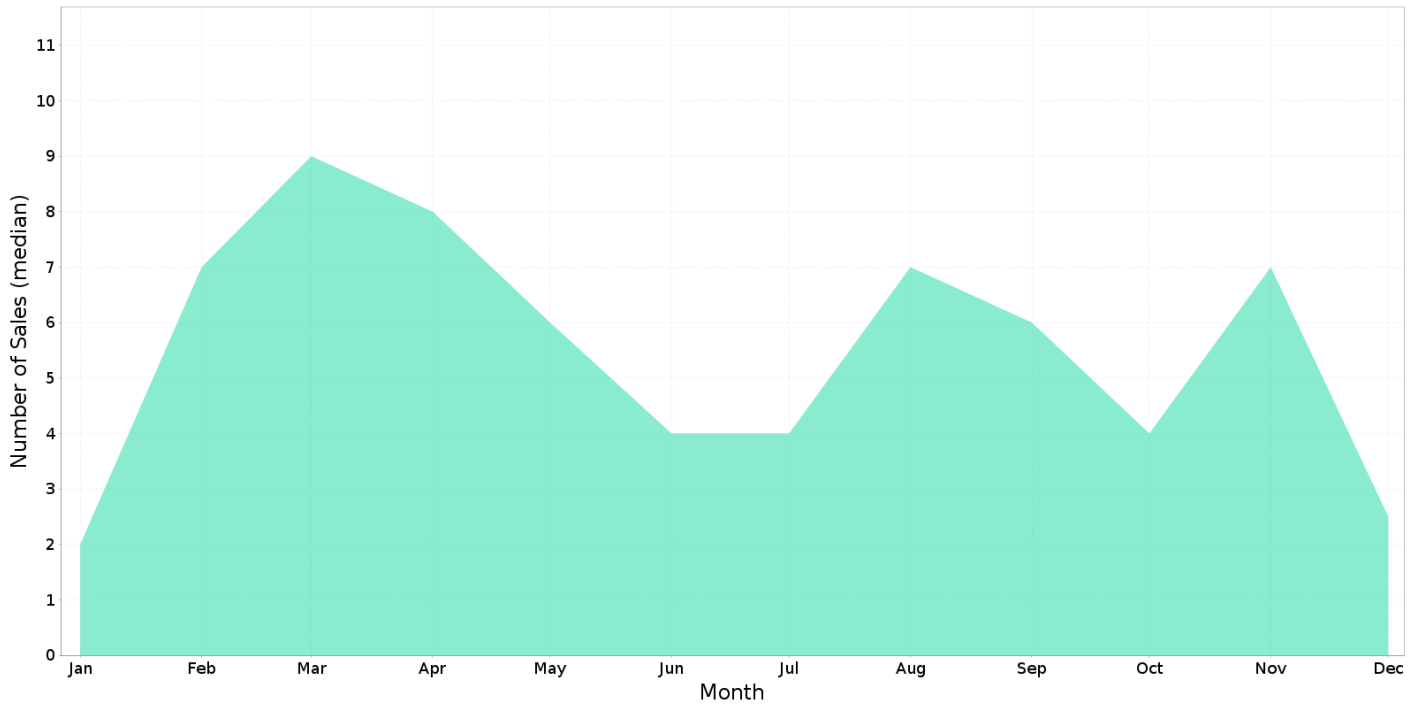
Suburb Growth
+8.6%

Current Median Price: \$3,800,000
Previous Median Price: \$3,500,000

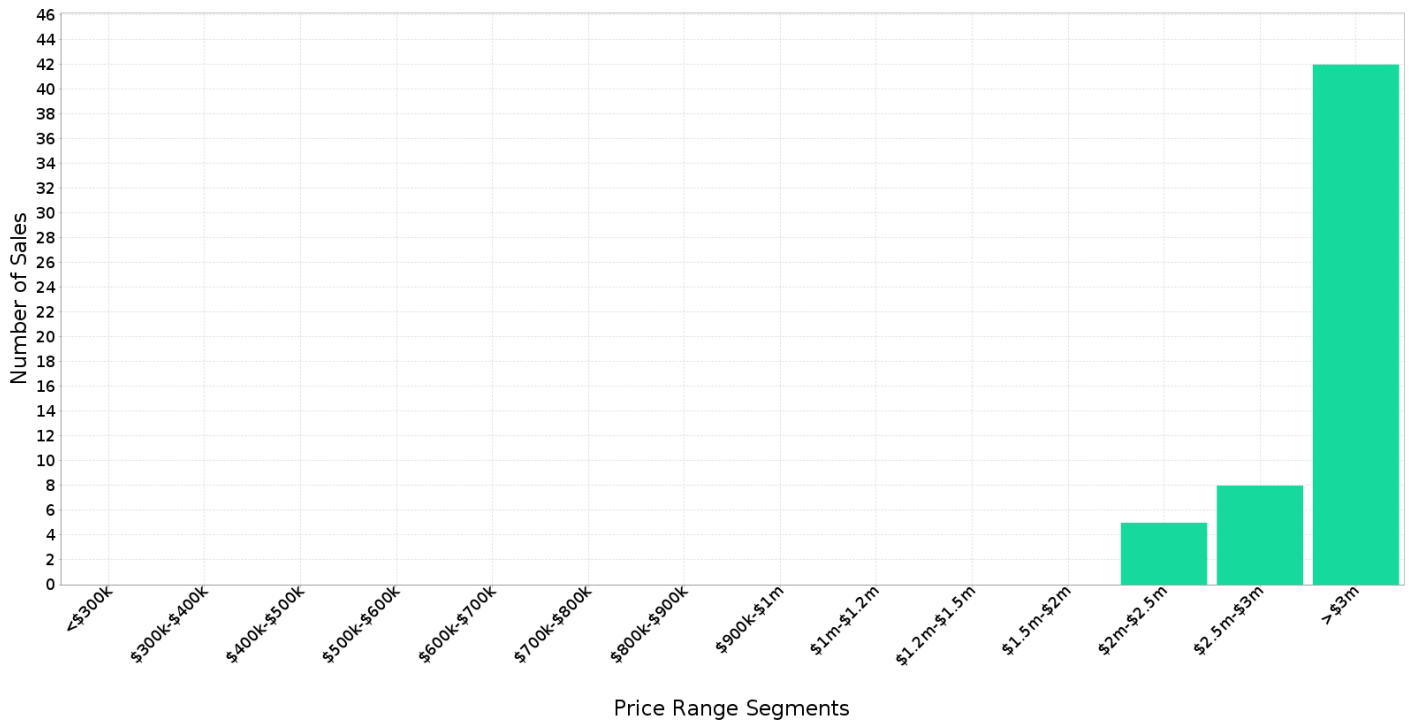
Based on 134 recorded House sales compared over the last two rolling 12 month periods



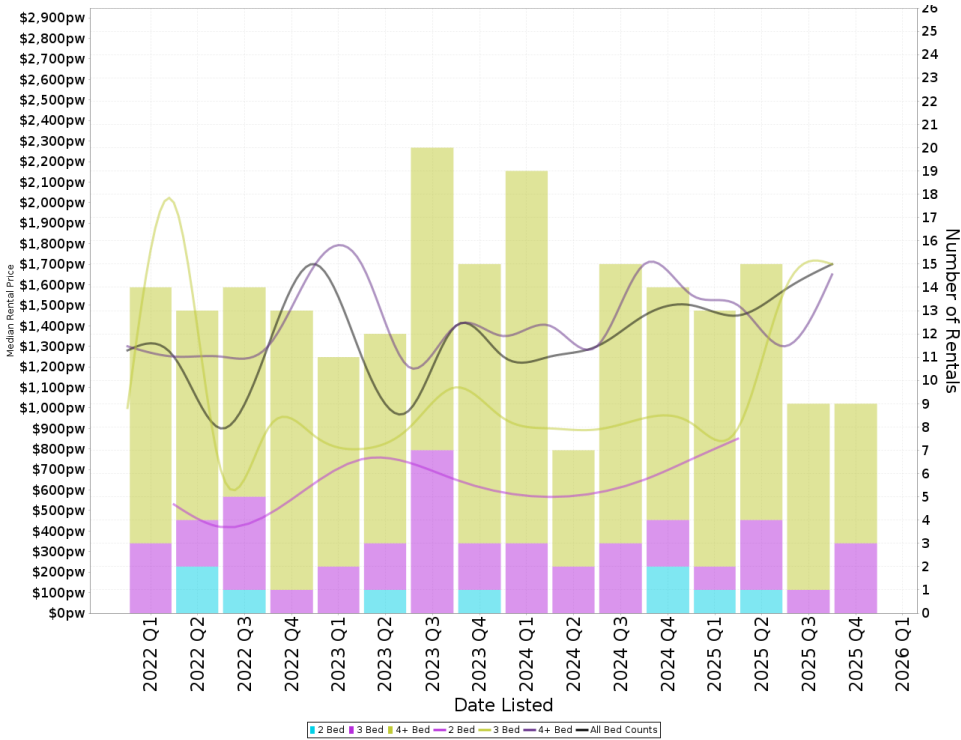
DALKEITH - Peak Selling Periods (3 years)



DALKEITH - Price Range Segments (12 months)



Median Weekly Rents (Houses)



Suburb Sale Price Growth

+8.6%

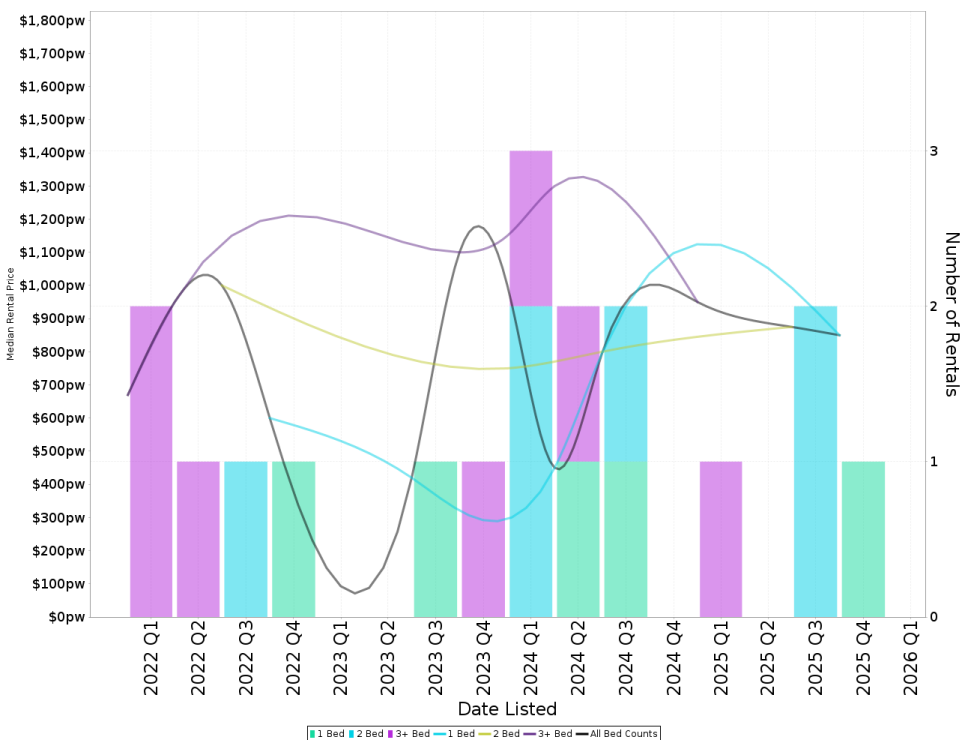
Current Median Price: \$3,800,000
 Previous Median Price: \$3,500,000
 Based on 134 registered House sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+2.1%

Current Median Price: \$3,800,000
 Current Median Rent: \$1,500
 Based on 46 registered House rentals compared over the last 12 months.

Median Weekly Rents (Units)



Suburb Sale Price Growth

+24.1%

Current Median Price: \$1,800,000
 Previous Median Price: \$1,450,000
 Based on 10 registered Unit sales compared over the last two rolling 12 month periods.

Suburb Rental Yield

+2.5%

Current Median Price: \$1,800,000
 Current Median Rent: \$875
 Based on 4 registered Unit rentals compared over the last 12 months.

DALKEITH - Recently Sold Properties

Median Sale Price

\$3.8m

Based on 55 recorded House sales within the last 12 months (2025)

Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth

+8.6%

Current Median Price: \$3,800,000
Previous Median Price: \$3,500,000

Based on 134 recorded House sales compared over the last two rolling 12 month periods

Sold Properties

55

Based on recorded House sales within the 12 months (2025)

Based on a rolling 12 month period and may differ from calendar year statistics

72 WATKINS RD

\$5,305,000

Jan 2026
13 Days

1,315 m² 5 3 2

37 CIRCE CIRCLE N

\$5,500,000

Dec 2025
181 Days

2,023 m² 5 3 2

2 SHERWOOD RD

\$2,960,000

Nov 2025
17 Days

560 m² 3 3 2

5 RENE RD

\$3,850,000

MORE PHOTOS COMING SOON

Nov 2025
7 Days

1,012 m² 4 3 2

9 VIX ST

\$4,850,000

Nov 2025
8 Days

779 m² 3 2 3

50 MELVISTA AVE

\$3,038,888

2025
21 Days

1,012 m² 2 1 1

111 CIRCE CIRCLE S

\$6,250,000

Nov 2025
36 Days

1,012 m² 5 4 2

8 CIRCE CIRCLE N

\$4,500,000

Oct 2025
N/A

1,012 m² 5 3 3


46 GALLOP RD

\$5,350,000

Oct 2025
25 Days

1,103 m² 5 3 2

30 LEON RD




\$4,620,000

Oct 2025
5 Days

1,012 m² 4 3 2

9 BELLEVUE AVE



\$3,350,000

Oct 2025
55 Days

913 m² 4 2 2

82 CIRCE CIRCLE S




\$5,120,000

Sep 2025
10 Days

1,012 m² 5 3 2

79 MINORA RD

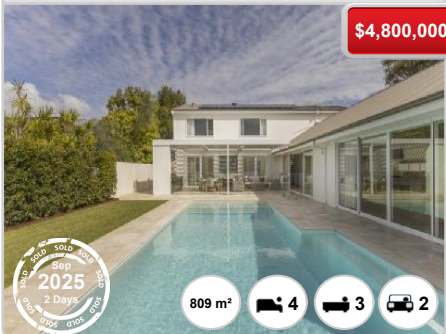


\$3,600,000

Sep 2025
167 Days

1,012 m² 4 2 1

47 WARATAH AVE

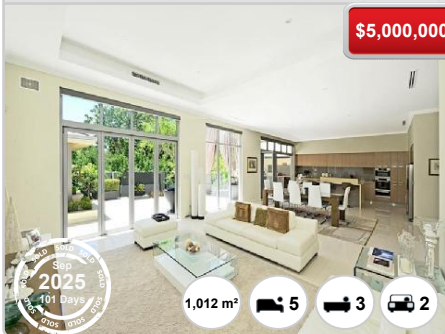


\$4,800,000

Sep 2025
2 Days

809 m² 4 3 2

17 WATKINS RD



\$5,000,000

Sep 2025
101 Days

1,012 m² 5 3 2

DALKEITH - Properties For Rent

Median Rental Price

\$1,500 /w

Based on 46 recorded House rentals within the last 12 months (2025)

Based on a rolling 12 month period and may differ from calendar year statistics

Rental Yield

+2.1%

Current Median Price: \$3,800,000
Current Median Rent: \$1,500

Based on 55 recorded House sales and 46 House rentals compared over the last 12 months


Number of Rentals

46

Based on recorded House rentals within the last 12 months (2025)

Based on a rolling 12 month period and may differ from calendar year statistics

5 RENE ROAD




\$2100 per week

1,012 m² 4 2 2

2026 3 Days

COLIN STREET




\$700 per week

875 m² 4 2 2

2026 7 Days

12 LOTON ROAD



\$2000 per week

860 m² 6 3 2

92 ADELMA ROAD




\$1500 per week

805 m² 5 3 2

2026 53 Days

22 PHILIP ROAD



\$1295 per week

1,136 m² 4 2 1

2026 53 Days