

# JellisCraig

ALBERT PARK

# Suburb Report

Know your neighbourhood.



ALBERT PARK SUBURB REPORT

Median House Price\*

Median

\$2.36m

Quarterly Price Change

2.60% ↑

Median Unit Price\*

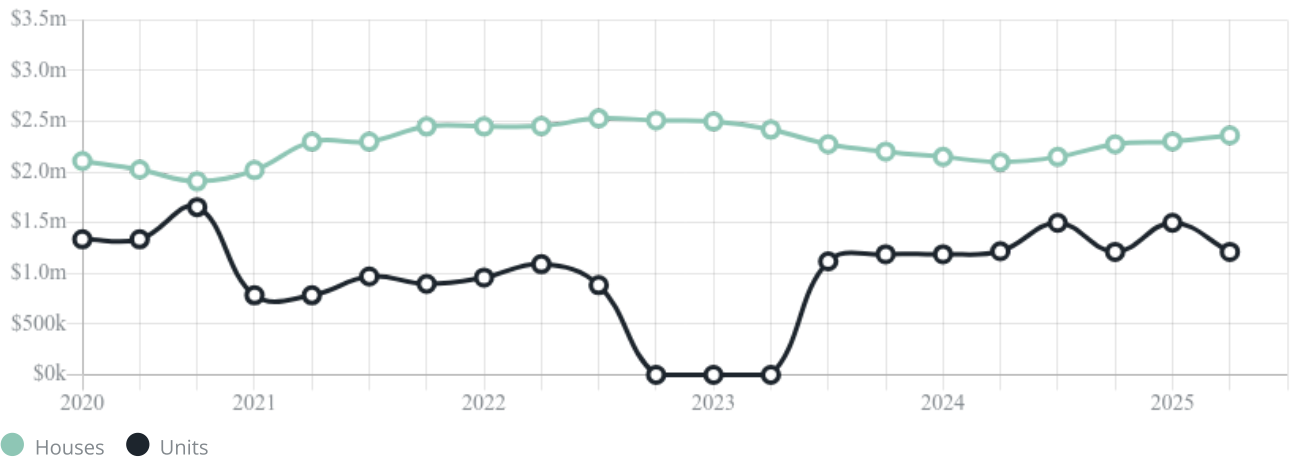
Median

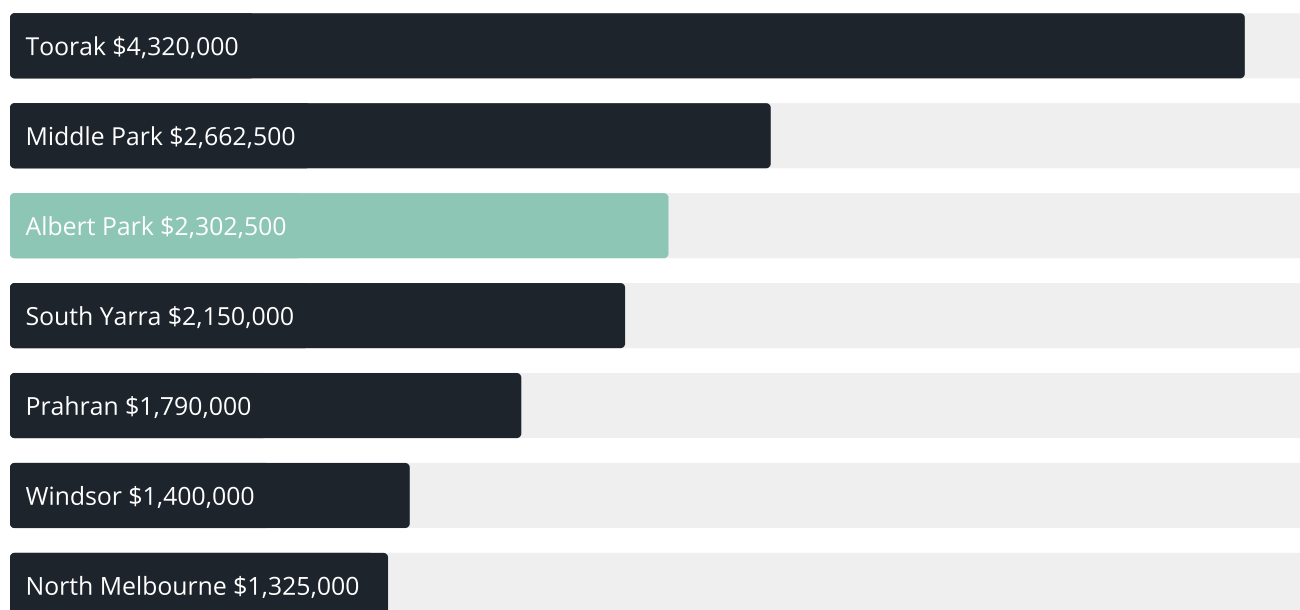
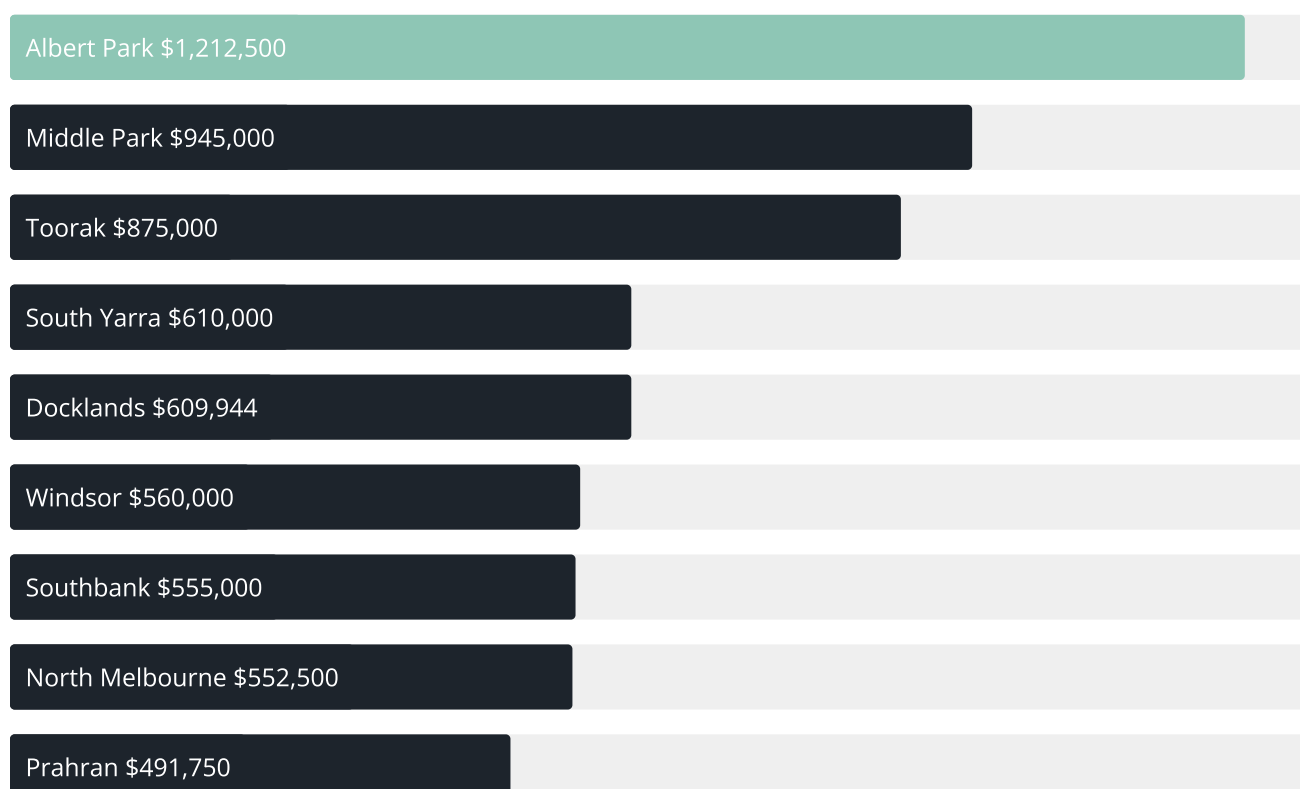
\$1.21m

Quarterly Price Change

-19.16% ↓

Quarterly Price Change\*



Median House Sale Price<sup>\*</sup>Median Unit Sale Price<sup>\*</sup>

## ALBERT PARK SUBURB REPORT

## Sale Method\*



● Auction 66%  
● Private 34%

## Auction Clearance Rate\*

90.48%

## Median Days on Market^

23 days

## Average Hold Period\*

7.0 years

## Dwelling Type^



● Houses 19% ● Units 81%

## Ownership^



● Owned Outright 41% ● Mortgaged 26% ● Rented 33%

## Population^

6,044

## Median Asking Rent per week\*

\$890

## Population Growth^

-2.75%

## Rental Yield\*

2.2%

## Median Age^











46 years

## Median Household Size^











2.2 people

## ALBERT PARK 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](https://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 3/122 Beaconsfield Pde Albert Park	1	Apartment	\$528,000	30 Aug 2025
 105 Victoria Av Albert Park	3	House	\$2,050,000	30 Aug 2025
 25 Herbert St Albert Park	2	House	\$1,484,000	12 Aug 2025
 48 St Vincent St Albert Park	2	House	\$1,000,000	16 Jul 2025
 32 Hambleton St Albert Park	2	House	\$1,250,000	13 Jul 2025
 32 Mills St Albert Park	3	House - Terrace	\$1,900,000	03 Jul 2025
 5/140 Kerferd Rd Albert Park	2	Strata Flat - Single OYO Flat	\$700,000	24 Jun 2025
 62 Page St Albert Park	3	House	\$3,340,000	21 Jun 2025
 38 Dinsdale St Albert Park	3	House	\$2,720,000	04 Jun 2025
 14 Madden St Albert Park	3	House	\$3,520,000	03 Jun 2025

## ALBERT PARK SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 21 Bleakhouse La Albert Park	3	House	\$1,810,000	02 Jun 2025
 3 Page St Albert Park	2	House	\$1,995,000	29 May 2025
 85 Richardson St Albert Park	3	House	\$2,675,000	26 May 2025
 364 Montague St Albert Park	2	House	\$1,670,000	26 May 2025
 14b Kerferd Pl Albert Park	3	Townhouse	\$2,160,000	24 May 2025
 4a Gatehouse La ALBERT PARK	3	House	\$1,905,000	24 May 2025
 77 Little Page St Albert Park	2	House	\$940,000	24 May 2025
 10 Brooke St Albert Park	3	House	\$3,460,000	21 May 2025
 9 Neville St Albert Park	2	House	\$1,105,000	18 May 2025
 30 Finlay St Albert Park	3	House	\$1,420,000	17 May 2025

## ALBERT PARK SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 4/123 Beaconsfield Pde Albert Park	3	Subdivided Flat - Single OYO Flat	\$810,000	16 May 2025
 5/227 Bridport St.W ALBERT PARK	2	Apartment	\$590,000	12 May 2025
 36 Little Page St Albert Park	2	House	\$1,155,000	10 May 2025
 6 Gray La Albert Park	3	House	\$2,150,000	10 May 2025
 73 St Vincent Pl.S Albert Park	4	House	\$15,100,000	02 May 2025
 5/223 Bridport St Albert Park	2	Strata Unit/Flat	\$590,000	29 Apr 2025
 116 Graham St Albert Park	2	House	\$1,592,000	25 Apr 2025
 33 Danks St Albert Park	4	House	\$2,925,000	22 Apr 2025
 15 St Vincent Pl.S Albert Park	4	House	\$6,600,000	18 Apr 2025
 96 Graham St Albert Park	1	House	\$1,350,000	15 Apr 2025



[jellisraig.com.au](http://jellisraig.com.au)

Data is current as of PDF generation date 01/09/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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