

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$610k

Quarterly Price Change

-1.92% ↓

Median Unit Price*

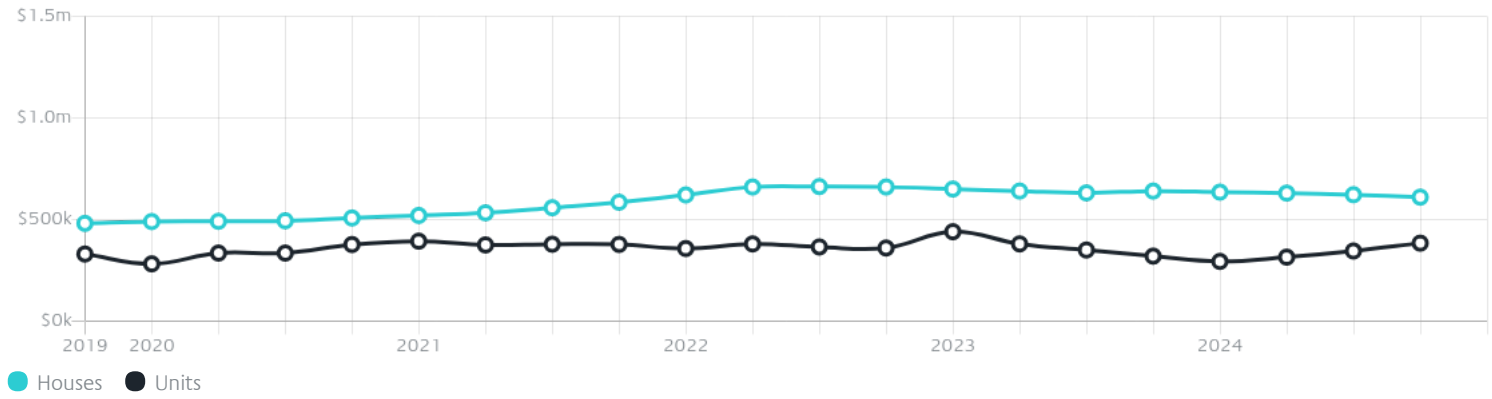
Median

\$384k

Quarterly Price Change

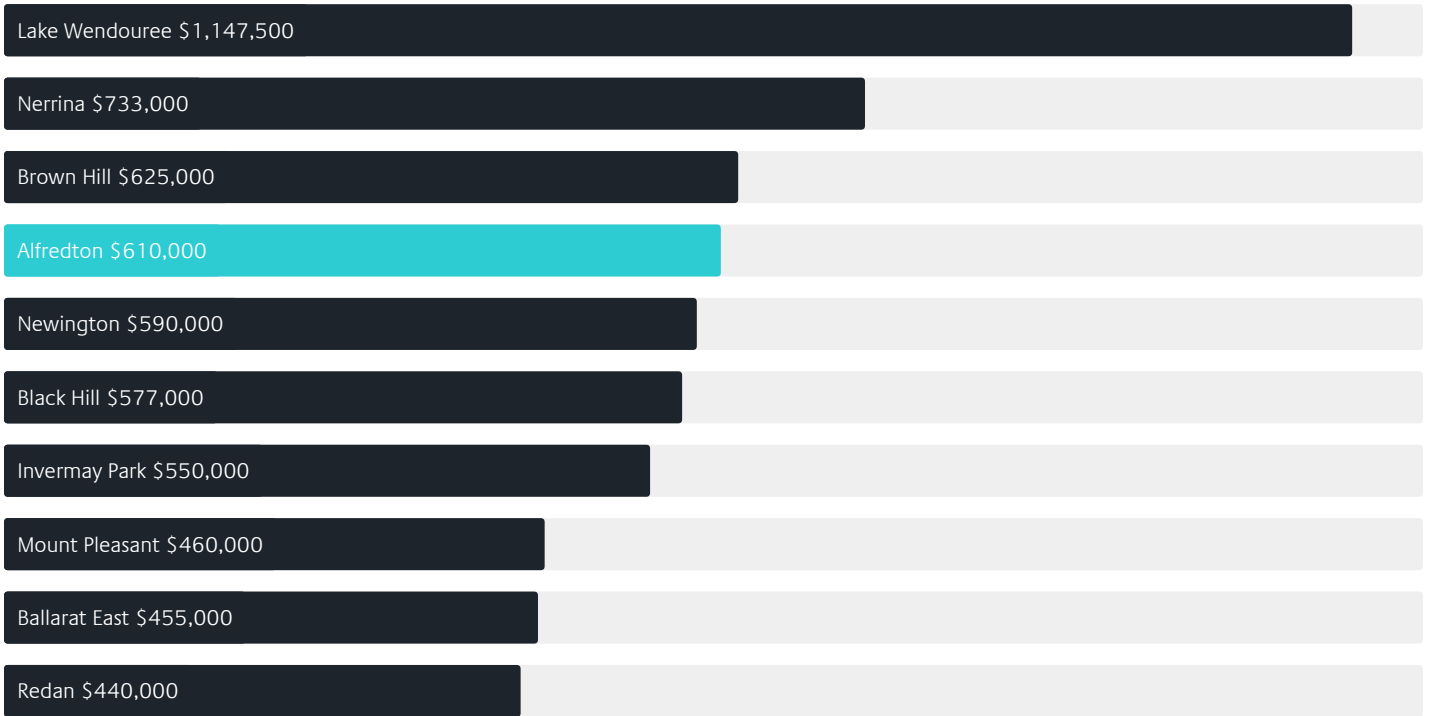
11.15% ↑

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 3%
● Private 97%

Auction Clearance Rate*

50%

Median Days on Market^

65 days

Average Hold Period*

2.7 years

Insights

Dwelling Type^



● Houses 91% ● Units 9%

Ownership^



● Owned Outright 33% ● Mortgaged 40% ● Rented 28%

Population^

11,822

Median Asking Rent per week*

\$450

Population Growth^

28.22%

Rental Yield*

3.74%

Median Age^







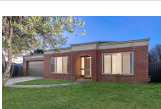




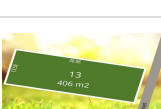
35 years

Median Household Size^











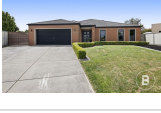

2.8 people

Sold Properties~











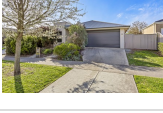

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 17 Lancaster St Alfredton	3	House	\$500,000	29 Jan 2025
 18 Lauderdale Av Alfredton	4	House	\$585,000	22 Jan 2025
 50 Victory Av Alfredton	2	House	\$430,000	20 Jan 2025
 28 Lugano Av Alfredton	4	House	\$540,000	20 Jan 2025
 3 Omeo Dr Alfredton	4	House	\$555,000	16 Jan 2025
 56 Mary Dr Alfredton	4	House	\$675,000	16 Jan 2025
 5 Ryeland Ct Alfredton	5	House	\$700,000	13 Jan 2025
 152 Cuthberts Rd Alfredton	4	House	\$629,500	10 Jan 2025
 5 Evergreen Dr Alfredton	3	House	\$1,175,000	09 Jan 2025
 19 Galway Dr Alfredton	4	House	\$795,000	09 Jan 2025
 1861 Sturt St Alfredton	4	House	\$540,000	09 Jan 2025
 14 Lemon St Alfredton	0	Land	\$220,000	07 Jan 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3/13 Almurta St Alfredton	1	Unit	\$290,000	06 Jan 2025
 2/11 Cardigan Av Alfredton	3	Townhouse	\$475,000	05 Jan 2025
 32 Boulevard Dr ALFREDTON	4	House	\$715,000	22 Dec 2024
 5 Oberon St Alfredton	3	House	\$470,000	20 Dec 2024
 9 Sage Cl Alfredton	3	House	\$655,000	20 Dec 2024
 11 Tangerine St Alfredton	4	House	\$599,000	20 Dec 2024
 2 Regal Dr Alfredton	3	House	\$665,000	19 Dec 2024
 30 Lawrie Dr Alfredton	4	House	\$640,000	18 Dec 2024
 51 Verdale Dr Alfredton	4	House	\$590,000	18 Dec 2024
 8 Parkwood St Alfredton	3	House	\$535,000	17 Dec 2024
 6 Copeworth Ct Alfredton	4	House	\$842,000	13 Dec 2024
 30 Hume Cr Alfredton	3	House	\$630,000	13 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 9 Dorset Dr Alfredton	4	House	\$790,000	13 Dec 2024
 124 Willoby Dr Alfredton	0	Land	\$215,000	12 Dec 2024
 13 Leicester Ct Alfredton	4	House	\$855,000	09 Dec 2024
 10 Insignia Blvd Alfredton	4	House	\$900,000	06 Dec 2024
 17 Willoby Dr Alfredton	3	Townhouse	\$470,000	05 Dec 2024
 1/68 Cuthberts Rd Alfredton	3	House	\$400,000	05 Dec 2024
 29 OBrien Dr Alfredton	4	House	\$680,000	04 Dec 2024
 22 Dublin St Alfredton	3	House	\$612,000	04 Dec 2024
 7 Corriedale Ct Alfredton	4	House	\$695,000	02 Dec 2024
 6 Munro St Alfredton	3	House	\$507,500	29 Nov 2024
 11 Carbine Dr ALFREDTON	3	House	\$505,000	29 Nov 2024
 3 Vetrano Av Alfredton	3	House	\$515,000	29 Nov 2024



Ballarat Office
1211 Sturt Street, Ballarat
03 5329 2500

jelliscraig.com.au

Data is current as of PDF generation date 01/02/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

This publication contains data, analytics, statistics and other information supplied by PROPERTYDATAONLINE PTY LTD (PropertyData). The data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.

PropertyData relies upon data supplied by third parties and while the data is checked and reviewed, PropertyData does not warrant the accuracy or completeness of the information to the full extent permitted by the law and excludes all loss or damage howsoever arising (including through negligence) in connection with the data supplied by PropertyData. The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.