

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$2.07m

Quarterly Price Change

3.50% ↑

Median Unit Price*

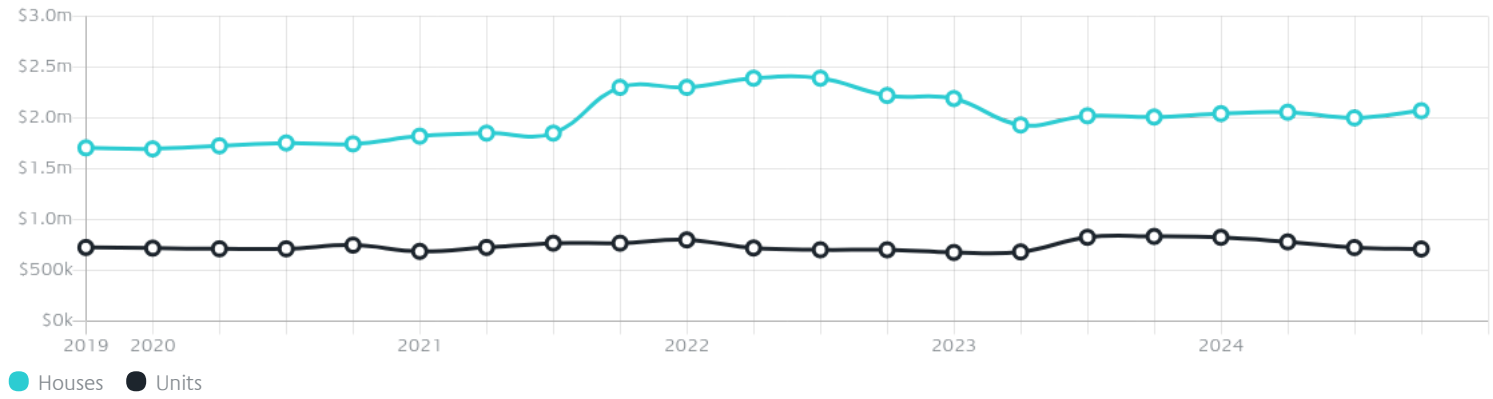
Median

\$710k

Quarterly Price Change

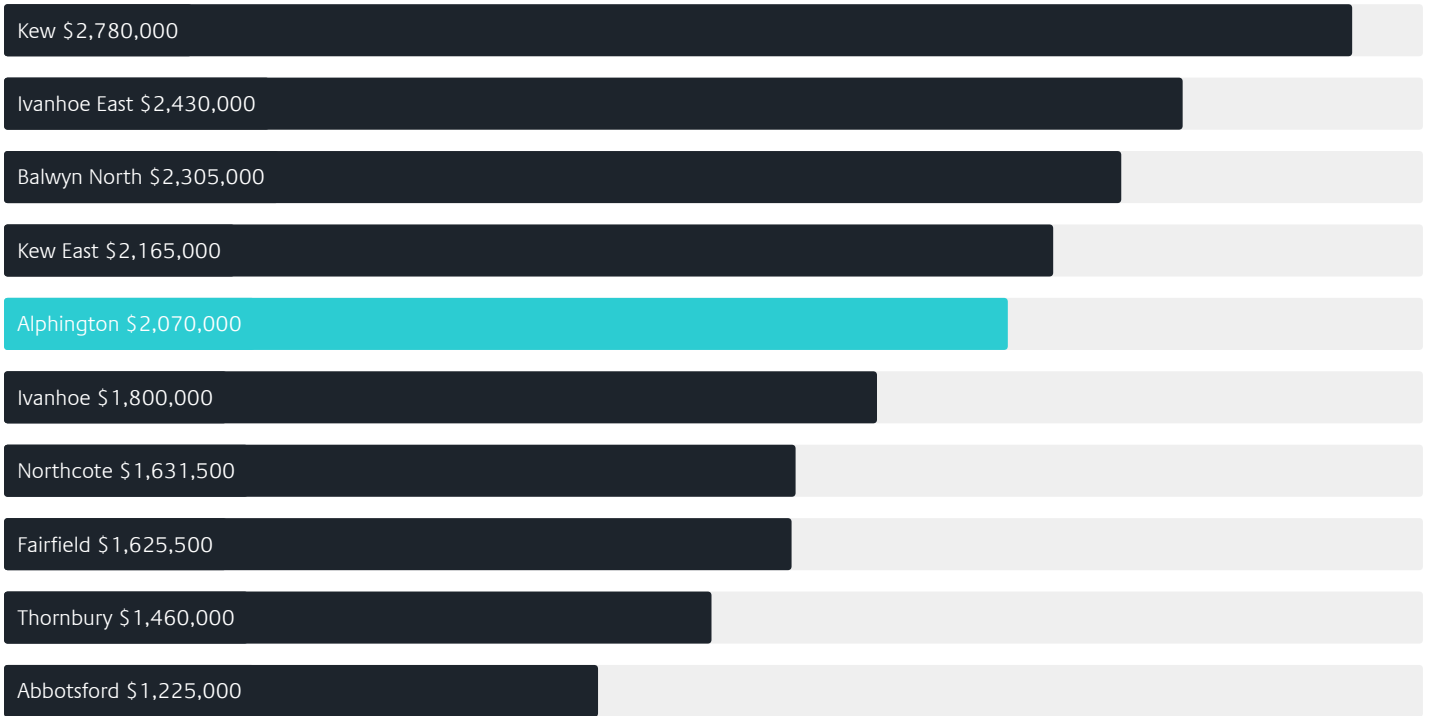
-1.95% ↓

Quarterly Price Change*

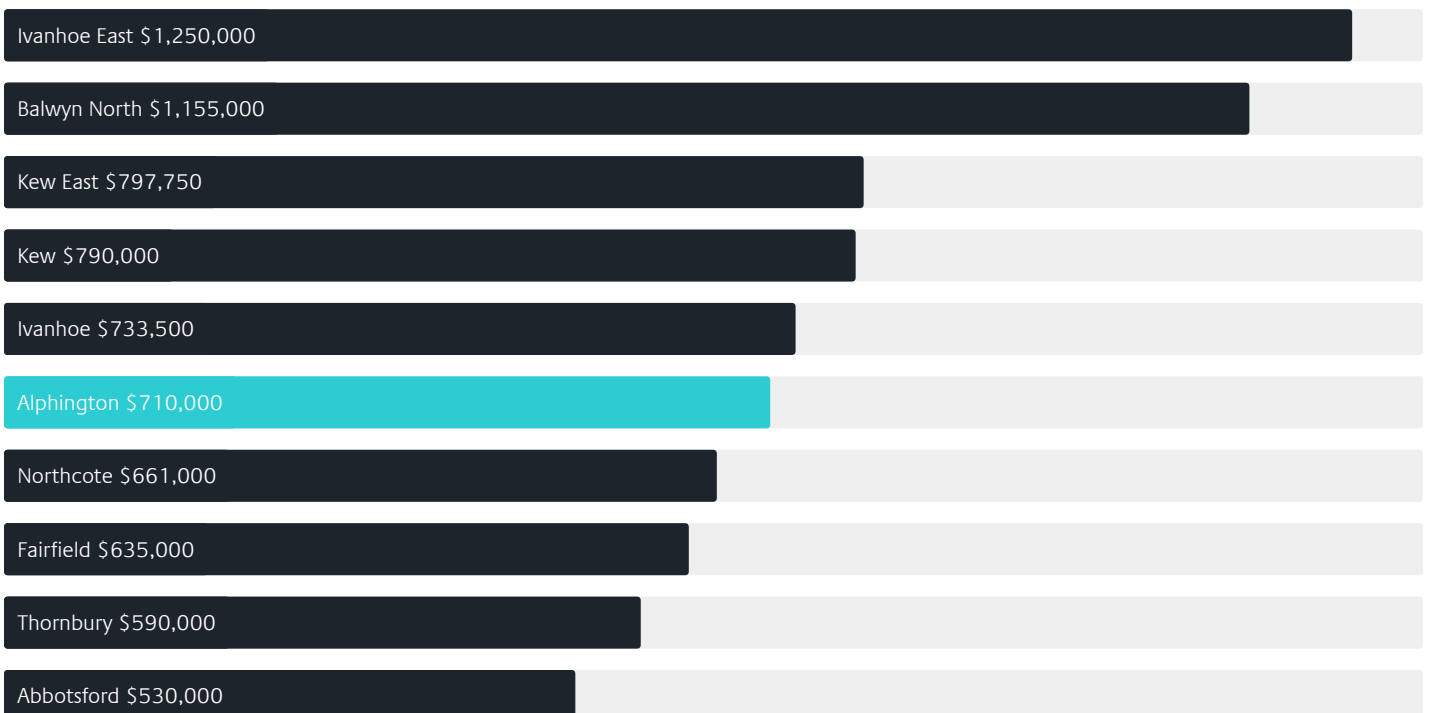


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 44%
● Private 56%

Auction Clearance Rate^{*}

72.73%

Median Days on Market[^]

38 days

Average Hold Period^{*}

8.7 years

Insights

Dwelling Type[^]



● Houses 52% ● Units 48%

Ownership[^]



● Owned Outright 35% ● Mortgaged 34% ● Rented 31%

Population[^]

5,702

Median Asking Rent per week^{*}

\$925

Population Growth[^]

12.24%

Rental Yield^{*}

2.48%

Median Age[^]













39 years

Median Household Size[^]











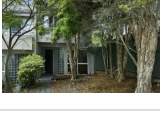

2.4 people

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 jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 49 Alphington St Alphington	3	House	\$2,080,000	10 Jan 2025
 565 Heidelberg Rd Alphington	3	Unit	\$861,000	06 Jan 2025
 2/20 Yarralea St Alphington	2	Unit	\$700,000	19 Dec 2024
 1114/626 Heidelberg Rd Alphington	3	Subdivided Unit/Villa/Townhouse	\$1,175,000	13 Dec 2024
 4/90 Yarralea St Alphington	1	Apartment	\$300,000	05 Dec 2024
 8 Keith St Alphington	3	House	\$1,775,000	30 Nov 2024
 7 Desbrowe Wlk Alphington	3	Townhouse	\$1,150,000	29 Nov 2024
 1115/626 Heidelberg Rd Alphington	2	Subdivided Unit/Villa/Townhouse	\$960,000	27 Nov 2024
 921/626 Heidelberg Rd Alphington	3	Subdivided Unit/Villa/Townhouse	\$1,175,000	26 Nov 2024
 309/626 Heidelberg Rd Alphington	2	Apartment	\$671,500	26 Nov 2024
 30 Beckwith Av Alphington	5	House	\$2,080,000	23 Nov 2024
 84 Fulham Rd Alphington	4	House	\$2,800,000	23 Nov 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 505/626 Heidelberg Rd Alphington	1	Apartment	\$470,000	22 Nov 2024
 1 Argus Wlk Alphington	3	Townhouse	\$1,447,000	21 Nov 2024
 15/14 Yarraford Av Alphington	2	Apartment	\$672,000	19 Nov 2024
 2/1 Hamilton St Alphington	3	Townhouse	\$1,260,000	18 Nov 2024
 16/5 Chandler Hwy Alphington	4	Townhouse	\$950,000	18 Nov 2024
 43 Como St Alphington	4	House	\$1,830,000	16 Nov 2024
 6 Mercil Rd Alphington	4	House	\$1,656,000	09 Nov 2024
 4/15 St Bernards Rd Alphington	1	Unit	\$510,000	01 Nov 2024
 221/626 Heidelberg Rd Alphington	2	Strata Unit/Flat	\$728,000	29 Oct 2024
 34 Toolangi Rd Alphington	4	House	\$3,230,000	26 Oct 2024
 1/24 Coate Av ALPHINGTON	3	Townhouse (Conjoined)	\$1,107,000	26 Oct 2024
 506/111 Parkview Rd Alphington	2	Apartment	\$590,000	23 Oct 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 4/35 Coate Av Alphington	2	Townhouse (Conjoined)	\$690,000	23 Oct 2024
 1/6 Yarralea St Alphington	4	Townhouse	\$1,710,000	19 Oct 2024
 9/35 Coate Av Alphington	2	Townhouse	\$710,000	17 Oct 2024
 3/1 St Bernards Rd Alphington	1	Apartment	\$328,000	16 Oct 2024
 2b Hamilton St ALPHINGTON	2	Townhouse	\$990,000	14 Oct 2024
 34 Latrobe Av Alphington	3	House	\$1,305,000	07 Oct 2024
 551 Heidelberg Rd Alphington	3	Townhouse	\$860,000	05 Oct 2024
 3/50 Austin St Alphington	2	Unit	\$850,000	05 Oct 2024
 7/24-26 Coate Av Alphington	3	Townhouse	\$1,040,000	05 Oct 2024
 8/96 Yarralea St Alphington	2	Apartment	\$590,000	04 Oct 2024
 1016/626 Heidelberg Rd Alphington	2	Apartment	\$995,000	30 Sep 2024
 319/626 Heidelberg Rd Alphington	3	Subdivided Unit/Villa/Townhouse	\$750,000	30 Sep 2024



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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.

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