

JellisCraig

ALPHINGTON

Suburb Report

Know your neighbourhood.



ALPHINGTON SUBURB REPORT

Median House Price*

Median

\$1.87m

Quarterly Price Change

-3.27% ↓

Median Unit Price*

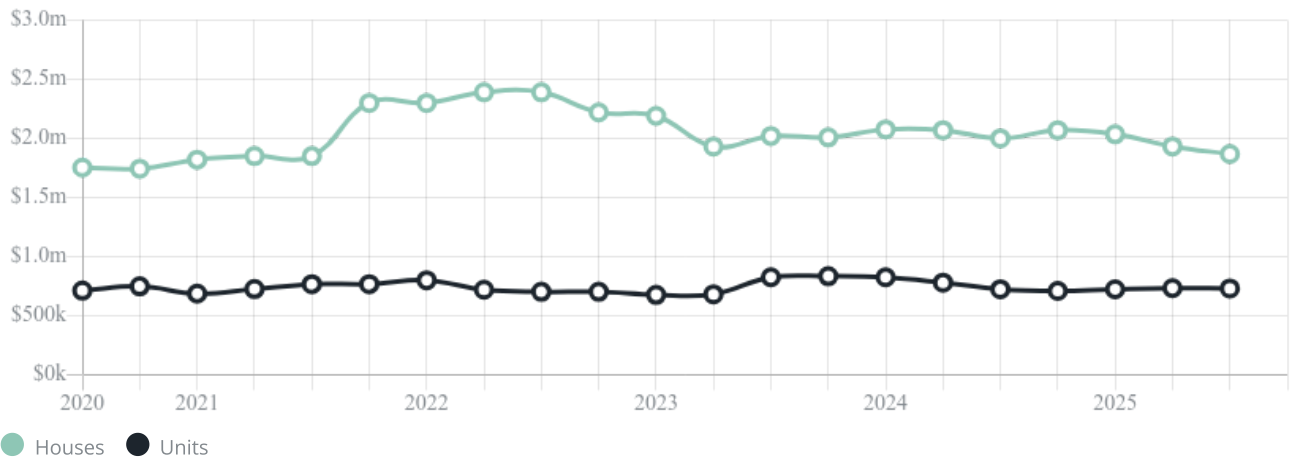
Median

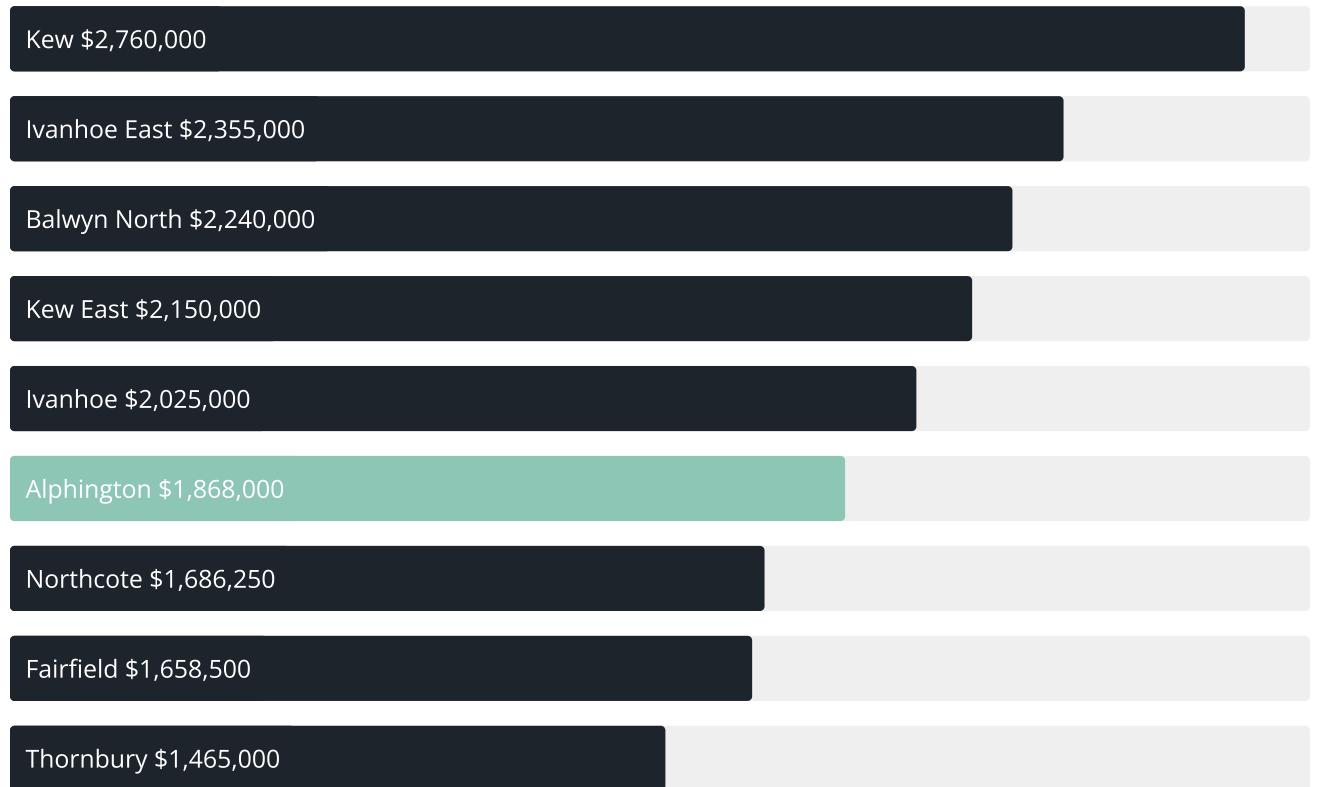
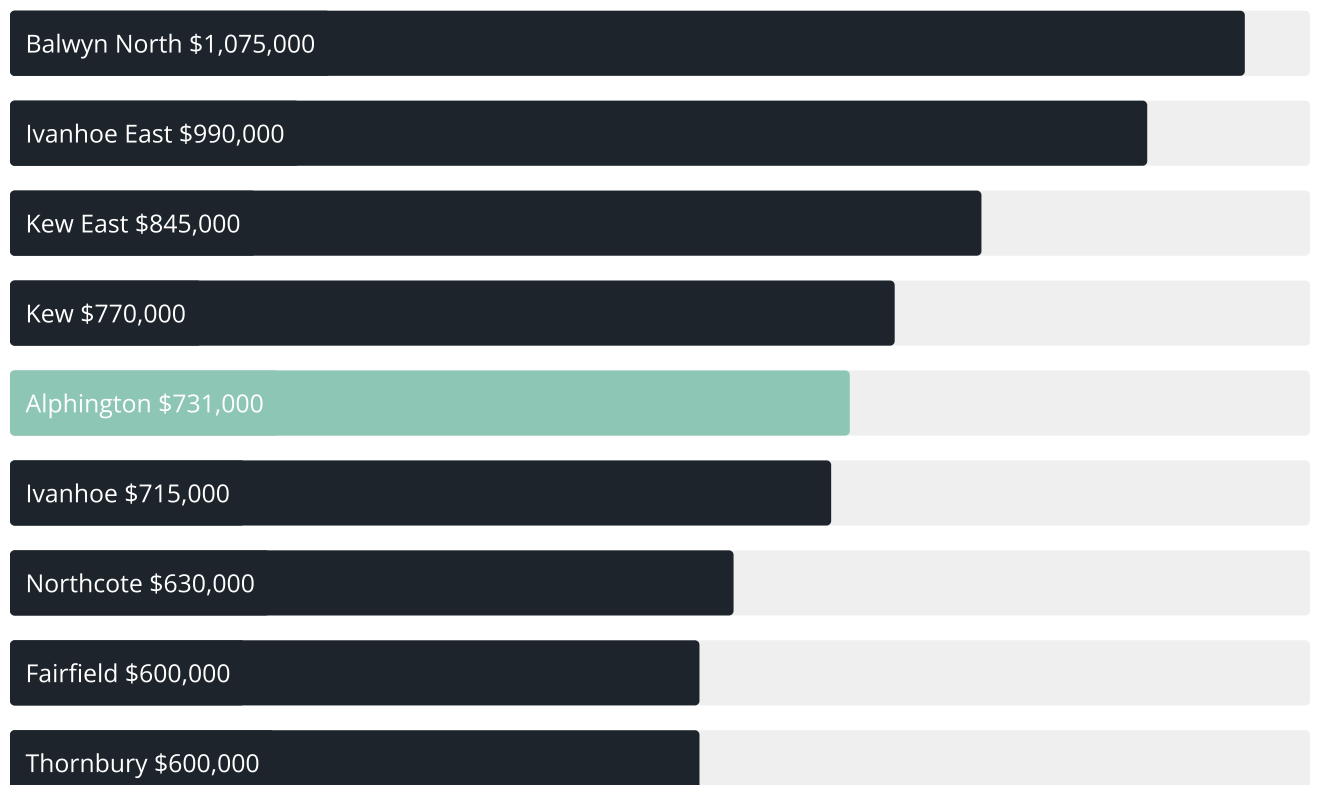
\$731k

Quarterly Price Change

-0.27% ↓

Quarterly Price Change*



Median House Sale Price^{*}Median Unit Sale Price^{*}

ALPHINGTON SUBURB REPORT

Sale Method*



● Auction 49%

● Private 51%

Auction Clearance Rate*

65%

Median Days on Market^

26 days

Average Hold Period*

8.7 years

Dwelling Type^



● Houses 52%

● Units 48%

Ownership^



● Owned Outright 35%

● Mortgaged 34%

● Rented 31%

Population^

5,702

Median Asking Rent per week*

\$935

Population Growth^

12.24%

Rental Yield*

2.48%

Median Age^

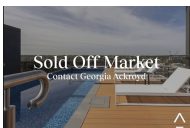
39 years

Median Household Size^

2.4 people

ALPHINGTON 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 jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 60 Grange Rd Alphington	4	House	\$1,700,000	26 Oct 2025
 5/5 Fulham Rd Alphington	2	Unit	\$519,750	25 Oct 2025
 12 Smith St Alphington	2	House	\$1,765,000	23 Oct 2025
 1/9 Roemer Cr Alphington	2	Unit	\$689,000	16 Oct 2025
 530 Heidelberg Rd Alphington	3	House	\$1,582,000	11 Oct 2025
 318/10 Mills Blvd Alphington	2	Townhouse	\$810,000	02 Oct 2025
 403/111 Parkview Rd Alphington	2	Apartment	\$650,000	02 Oct 2025
 106/111 Parkview Rd Alphington	2	Apartment	\$645,000	24 Sep 2025
 9 Bennett St Alphington	4	House	\$2,375,000	24 Sep 2025
 6 Naroon Rd Alphington	5	House	\$4,000,000	13 Sep 2025

ALPHINGTON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 10 Paper Trl Alphington	2	Subdivided Unit/Villa/Townhouse	\$1,075,000	11 Sep 2025
 18 Woody La Alphington	2	House	\$920,000	06 Sep 2025
 114 Fulham Rd ALPHINGTON	5	House	\$3,655,000	06 Sep 2025
 1/23 Mills Blvd Alphington	1	Apartment	\$360,000	03 Sep 2025
 21 Perry St Alphington	4	House	\$2,200,000	02 Sep 2025
 4/148 Grange Rd Alphington	2	Townhouse	\$887,500	30 Aug 2025
 20 View St Alphington	5	House	\$3,850,000	30 Aug 2025
 2/24 Como St Alphington	1	Apartment	\$452,000	28 Aug 2025
 12 Woody La Alphington	3	House	\$1,270,000	16 Aug 2025
 16 Latrobe Av Alphington	4	House	\$1,510,000	14 Aug 2025

ALPHINGTON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 730a Heidelberg Rd ALPHINGTON	3	House	\$1,583,000	14 Aug 2025
 3/60-62 Yarralea St Alphington	1	Apartment	\$381,500	13 Aug 2025
 1/101 Lucerne Cr Alphington	1	Apartment	\$350,000	10 Aug 2025
 5/24 Como St Alphington	2	Apartment	\$640,000	09 Aug 2025
 13c Rex Av Alphington	3	Townhouse	\$1,250,000	07 Aug 2025
 1011/626 Heidelberg Rd Alphington	1	Apartment	\$430,000	01 Aug 2025
 7/40 Yarralea St Alphington	1	Apartment	\$266,000	31 Jul 2025
 1/15 St Bernards Rd ALPHINGTON	1	Apartment	\$435,000	26 Jul 2025
 4 Bank St Alphington	3	House	\$1,300,000	24 Jul 2025
 111/21 Rex Av Alphington	1	Apartment	\$485,000	16 Jul 2025



Fitzroy Office
189 Johnston Street, Fitzroy
03 8415 6100

jellisraig.com.au

Data is current as of PDF generation date 01/11/2025

* 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.