

# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$1.37m**

Quarterly Price Change

**0.58% ↑**

## Median Unit Price\*

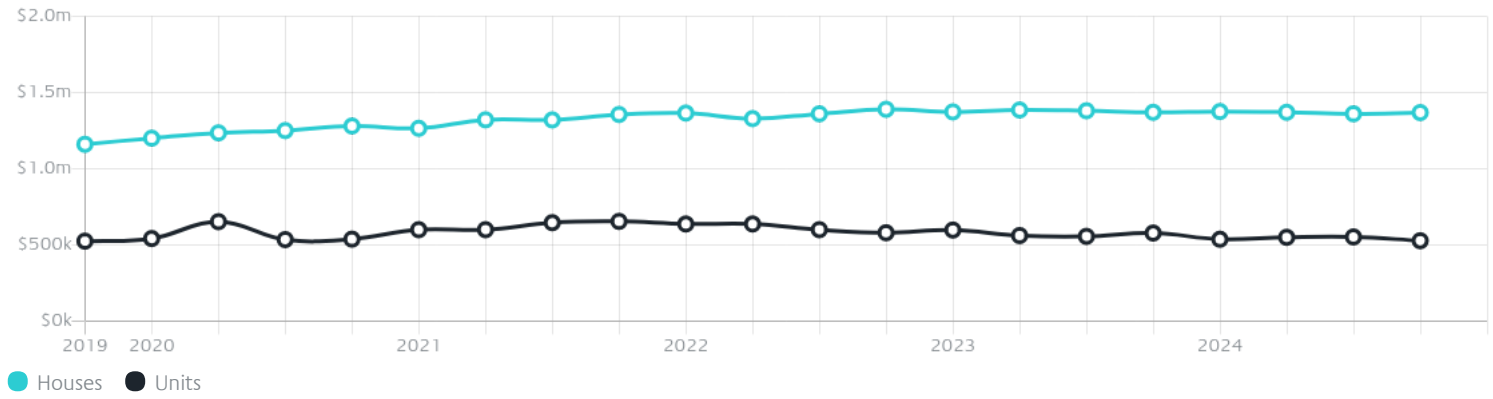
Median

**\$528k**

Quarterly Price Change

**-4.52% ↓**

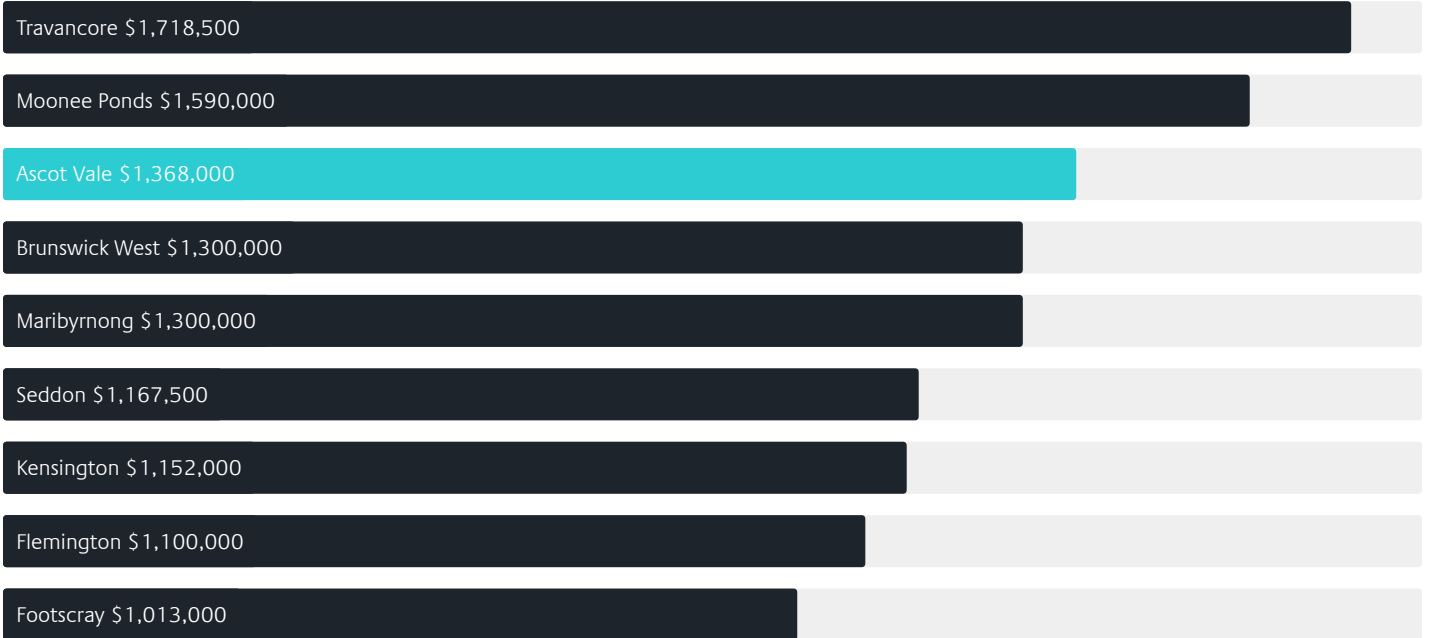
## Quarterly Price Change\*



# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

## Sale Method\*



● Auction 48%  
● Private 52%

## Auction Clearance Rate\*

80%

## Median Days on Market^

27 days

## Average Hold Period\*

6.5 years

# Insights

## Dwelling Type^



● Houses 46% ● Units 54%

## Ownership^



● Owned Outright 29% ● Mortgaged 35% ● Rented 35%

## Population^

15,197

## Median Asking Rent per week\*

\$705

## Population Growth^

3.03%

## Rental Yield\*

2.67%

## Median Age^






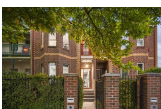






37 years

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

Address	Bedrooms	Type	Price	Sold
 3/7 Mascoma St Ascot Vale	1	Apartment	\$315,000	22 Jan 2025
 5/40-42 Ormond Rd Ascot Vale	2	Flat	\$634,000	16 Jan 2025
 6/9 Milton St Ascot Vale	2	Unit	\$545,000	06 Jan 2025
 304/8 Burrowes St Ascot Vale	2	Apartment	\$495,000	24 Dec 2024
 16/22 Leonard Cr Ascot Vale	2	Apartment	\$470,000	20 Dec 2024
 4 Middle St Ascot Vale	3	House	\$1,300,000	15 Dec 2024
 306/8 Burrowes St Ascot Vale	2	Apartment	\$539,000	14 Dec 2024
 20 Bayview Tce Ascot Vale	2	House	\$1,200,000	11 Dec 2024
 85 Fenton St Ascot Vale	4	House	\$2,240,000	07 Dec 2024
 2/33 Sandown Rd Ascot Vale	3	Townhouse	\$925,000	07 Dec 2024
 204/246 Union Rd Ascot Vale	2	Flat/Unit/Apartment	\$550,000	07 Dec 2024
 2a East St Ascot Vale	3	Townhouse	\$900,000	07 Dec 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 65 The Parade Ascot Vale	2	House	\$1,700,000	04 Dec 2024
 62 Dutton La Ascot Vale	3	House	\$1,280,000	30 Nov 2024
 4 Doncaster St Ascot Vale	3	Townhouse	\$875,000	30 Nov 2024
 10 Harmony Rd Ascot Vale	4	House	\$1,361,000	30 Nov 2024
 9/8 Burrowes St Ascot Vale	1	Apartment	\$425,000	29 Nov 2024
 1/17-19 Middle St Ascot Vale	1	Unit	\$370,000	29 Nov 2024
 1/17 Middle St Ascot Vale	1	Flat/Unit/Apartment	\$370,000	29 Nov 2024
 G09/8 Burrowes St Ascot Vale	1	Flat/Unit/Apartment	\$425,000	29 Nov 2024
 6/16 Fisher Pde Ascot Vale	3	Townhouse	\$878,500	26 Nov 2024
 12/37 Myrnong Cr Ascot Vale	1	Unit	\$299,000	25 Nov 2024
 23 Aspect Av Ascot Vale	3	House	\$950,000	23 Nov 2024
 3/22 Leonard Cr Ascot Vale	2	Apartment	\$480,000	22 Nov 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 21 Haven Cr Ascot Vale	3	House	\$1,100,000	22 Nov 2024
 15/26 Leonard Cr Ascot Vale	2	Apartment	\$490,000	19 Nov 2024
 10 The Grove ASCOT VALE	3	House	\$1,420,000	18 Nov 2024
 24 Newsom St ASCOT VALE	3	House	\$1,100,000	16 Nov 2024
 8 Charles St ASCOT VALE	4	House	\$1,450,000	16 Nov 2024
 24A Newsom St Ascot Vale	4	House	\$1,100,000	16 Nov 2024
 35 Francis St Ascot Vale	4	House	\$1,730,000	16 Nov 2024
 43 South St Ascot Vale	4	House	\$1,750,000	16 Nov 2024
 66 Mirams St Ascot Vale	2	House	\$930,000	16 Nov 2024
 1/68 Ormond Rd Ascot Vale	1	Flat	\$373,000	13 Nov 2024
 26/9 Milton St Ascot Vale	2	Apartment	\$525,000	13 Nov 2024
 5 Hockey La Ascot Vale	3	Townhouse	\$1,020,000	13 Nov 2024

# Jellis Craig

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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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