

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.40m

Quarterly Price Change

1.63% ↑

Median Unit Price*

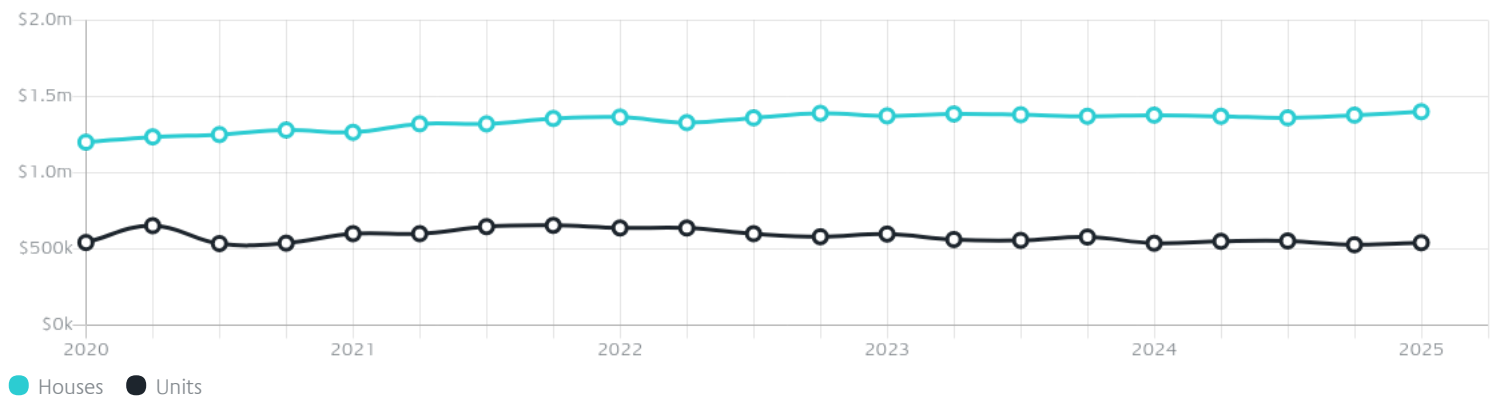
Median

\$541k

Quarterly Price Change

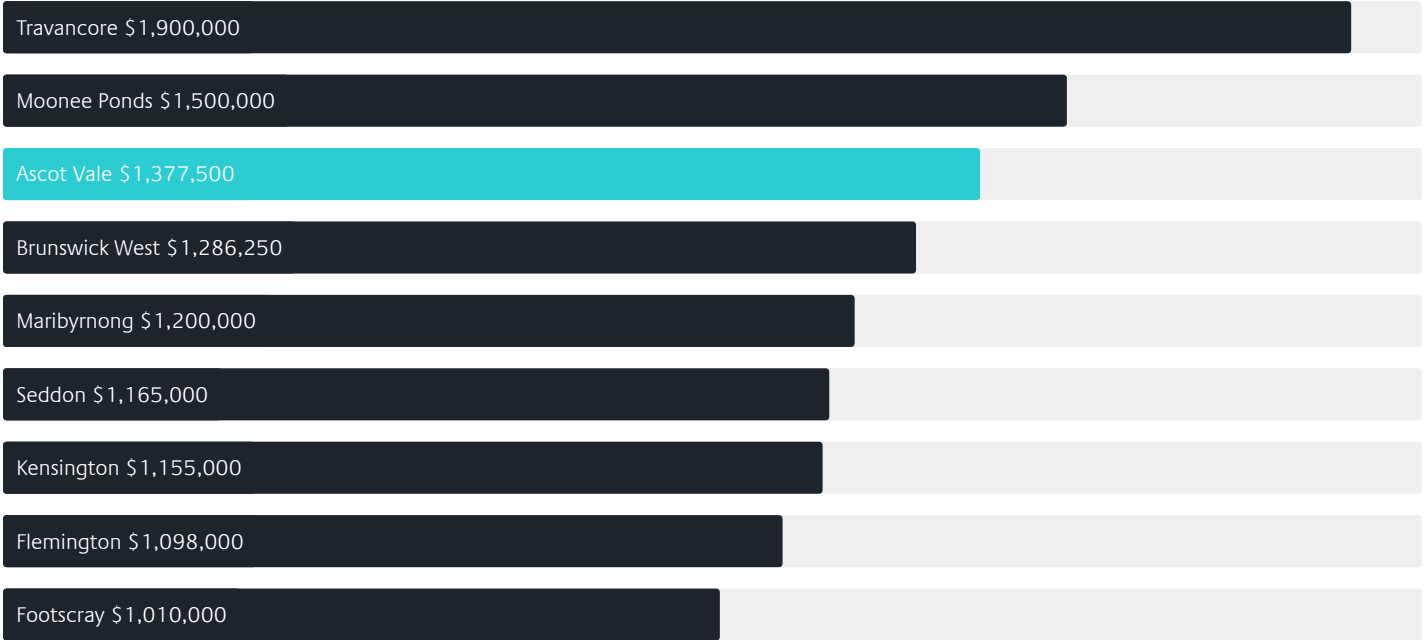
2.51% ↑

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 64%
● Private 36%

Auction Clearance Rate*

82.14%

Median Days on Market^

25 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*

\$730

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

Address	Bedrooms	Type	Price	Sold
 36 Bank St Ascot Vale	2	House	\$1,039,500	31 May 2025
 1 Brunton St Ascot Vale	5	House	\$2,020,000	31 May 2025
 8/1 Langs Rd Ascot Vale	2	Apartment	\$470,000	29 May 2025
 13 Mascoma St Ascot Vale	3	House	\$1,815,000	24 May 2025
 13 Sanctuary Wlk Ascot Vale	4	House	\$1,406,000	24 May 2025
 3/8 Walter St Ascot Vale	2	Townhouse	\$895,000	24 May 2025
 6/27 Sandown Rd ASCOT VALE	2	Townhouse	\$738,000	22 May 2025
 4/1 Langs Rd Ascot Vale	1	Apartment	\$354,000	20 May 2025
 76 Epsom Rd ASCOT VALE	3	House	\$1,150,000	20 May 2025
 8 Station Av Ascot Vale	2	House	\$1,201,000	17 May 2025
 30 Geddes St Ascot Vale	3	House	\$1,576,000	16 May 2025
 64 Epsom Rd Ascot Vale	3	House	\$1,267,500	15 May 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3/34-40 Fisher Pde Ascot Vale	2	Unit	\$645,000	13 May 2025
 26 Gillespie Av Ascot Vale	3	House	\$1,250,000	10 May 2025
 415/8 North St Ascot Vale	2	Apartment	\$685,000	08 May 2025
 9/157 Epsom Rd Ascot Vale	2	Apartment	\$515,000	08 May 2025
 3/24 Ormond Rd Ascot Vale	1	Apartment	\$305,000	08 May 2025
 26 Roxburgh St Ascot Vale	3	House	\$1,675,000	08 May 2025
 209/1 Langs Rd Ascot Vale	2	Unit	\$517,000	02 May 2025
 6/7 Munro St Ascot Vale	2	Townhouse	\$870,000	01 May 2025
 66 Dutton La Ascot Vale	3	House	\$1,430,000	30 Apr 2025
 15 Federation St Ascot Vale	3	House	\$1,400,000	30 Apr 2025
 2 Station Av Ascot Vale	2	House	\$960,000	24 Apr 2025
 176 Epsom Rd Ascot Vale	5	House	\$1,275,000	23 Apr 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3/1a Regent St ASCOT VALE	3	Townhouse	\$896,000	12 Apr 2025
 17/30 Leonard Cr Ascot Vale	1	Apartment	\$349,500	09 Apr 2025
 12 Doncaster St Ascot Vale	2	House	\$895,000	08 Apr 2025
 37 Brisbane St Ascot Vale	4	House	\$1,690,000	07 Apr 2025
 7 West St Ascot Vale	3	House	\$1,220,000	07 Apr 2025
 27 Banum Cr Ascot Vale	3	Townhouse	\$845,000	05 Apr 2025
 312/8 North St Ascot Vale	1	Apartment	\$430,000	03 Apr 2025
 136 The Parade Ascot Vale	2	House	\$1,250,000	03 Apr 2025
 12/9 Milton St ASCOT VALE	2	Unit	\$540,000	02 Apr 2025
 6/20 Leonard Cr Ascot Vale	2	Flat/Unit/Apartment	\$500,000	01 Apr 2025
 6/27 Roseberry St Ascot Vale	3	Flat/Unit/Apartment	\$475,000	01 Apr 2025
 10 Station Av Ascot Vale	3	House	\$1,120,000	31 Mar 2025



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jelliscraig.com.au

Data is current as of PDF generation date 01/06/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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