

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.37m

Quarterly Price Change

0.58% ↑

Median Unit Price*

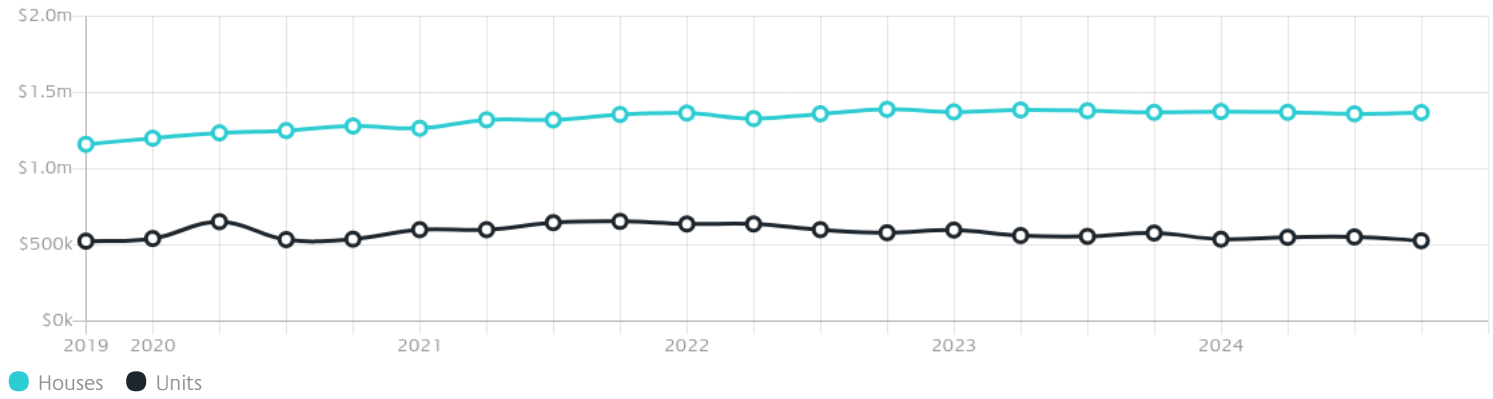
Median

\$528k

Quarterly Price Change

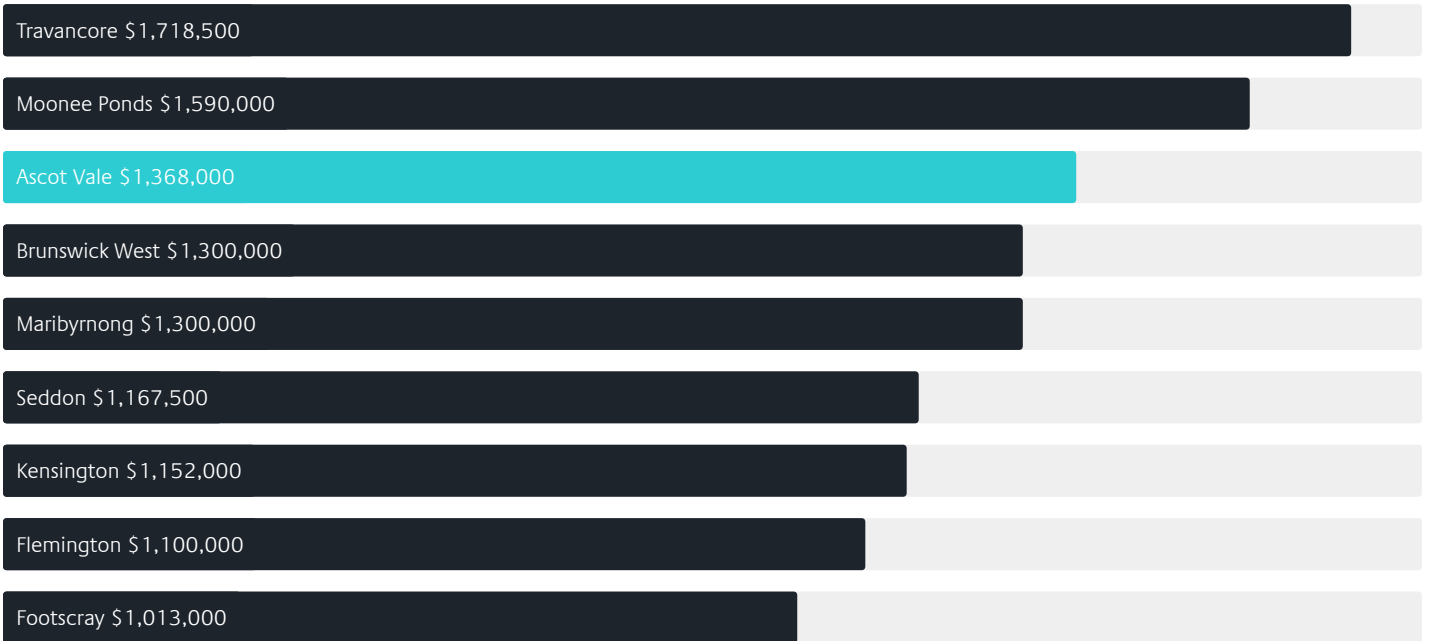
-4.52% ↓

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 56%
● Private 44%

Auction Clearance Rate*

87.5%

Median Days on Market^

26 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

Address	Bedrooms	Type	Price	Sold
 261 Maribyrnong Rd Ascot Vale	4	House	\$1,600,000	28 Feb 2025
 173 Maribyrnong Rd Ascot Vale	4	House	\$1,470,000	22 Feb 2025
 1/7-13 Kent St Ascot Vale	3	Townhouse	\$991,000	22 Feb 2025
 4/54 Epsom Rd Ascot Vale	2	Apartment	\$539,000	22 Feb 2025
 75c Bloomfield Rd Ascot Vale	3	Townhouse	\$1,166,000	22 Feb 2025
 6 South St Ascot Vale	3	House	\$1,025,000	20 Feb 2025
 49 Hockey La Ascot Vale	3	House	\$1,162,000	19 Feb 2025
 5a Hockey La Ascot Vale	3	Townhouse	\$1,055,000	17 Feb 2025
 26 River Av Ascot Vale	3	House	\$1,231,000	15 Feb 2025
 36 Stanford St Ascot Vale	3	Townhouse	\$1,175,000	15 Feb 2025
 40 Regent St Ascot Vale	2	House	\$1,171,000	15 Feb 2025
 13 Newsom St Ascot Vale	2	Townhouse	\$875,000	14 Feb 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 102/20 Leonard Cr Ascot Vale	2	Apartment	\$542,500	11 Feb 2025
 21/102 Union Rd Ascot Vale	2	Apartment	\$550,000	11 Feb 2025
 1/37 Epsom Rd Ascot Vale	3	Townhouse	\$1,140,000	08 Feb 2025
 16 Middle St Ascot Vale	3	House	\$1,413,000	08 Feb 2025
 15 Retreat Dr Ascot Vale	4	House	\$1,455,000	08 Feb 2025
 3/12 Leonard Cr Ascot Vale	2	Apartment	\$522,000	07 Feb 2025
 76a The Parade Ascot Vale	2	House	\$935,000	01 Feb 2025
 91 The Crescent Ascot Vale	3	House	\$500,000	01 Feb 2025
 3/7 Mascoma St Ascot Vale	1	Apartment	\$315,000	22 Jan 2025
 4/37 Ascot Vale Rd ASCOT VALE	1	Apartment	\$310,000	21 Jan 2025
 31 Archer Av Ascot Vale	3	House	\$1,180,000	20 Jan 2025
 5/40-42 Ormond Rd Ascot Vale	2	Flat	\$634,000	16 Jan 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 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
 3/39 Sandown Rd Ascot Vale	3	Flat/Unit/Apartment	\$780,000	23 Dec 2024
 1/7 Roxburgh St Ascot Vale	3	House	\$875,000	21 Dec 2024
 16/22 Leonard Cr Ascot Vale	2	Apartment	\$470,000	20 Dec 2024
 8/16 Fisher Pde Ascot Vale	3	Flat/Unit/Apartment	\$870,000	20 Dec 2024
 15 Medley Wlk Ascot Vale	4	House	\$1,207,000	15 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
 54 North St Ascot Vale	3	House	\$1,280,000	07 Dec 2024

Jellis Craig

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Data is current as of PDF generation date 01/03/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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