

## *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$1.40m**

Quarterly Price Change

**1.63% ↑**

## Median Unit Price\*

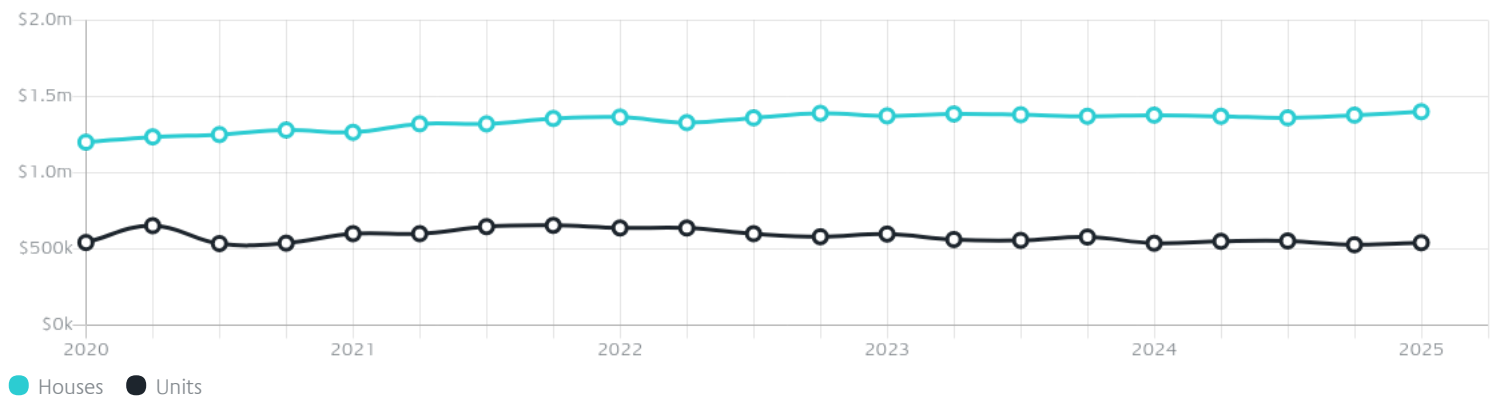
Median

**\$541k**

Quarterly Price Change

**2.51% ↑**

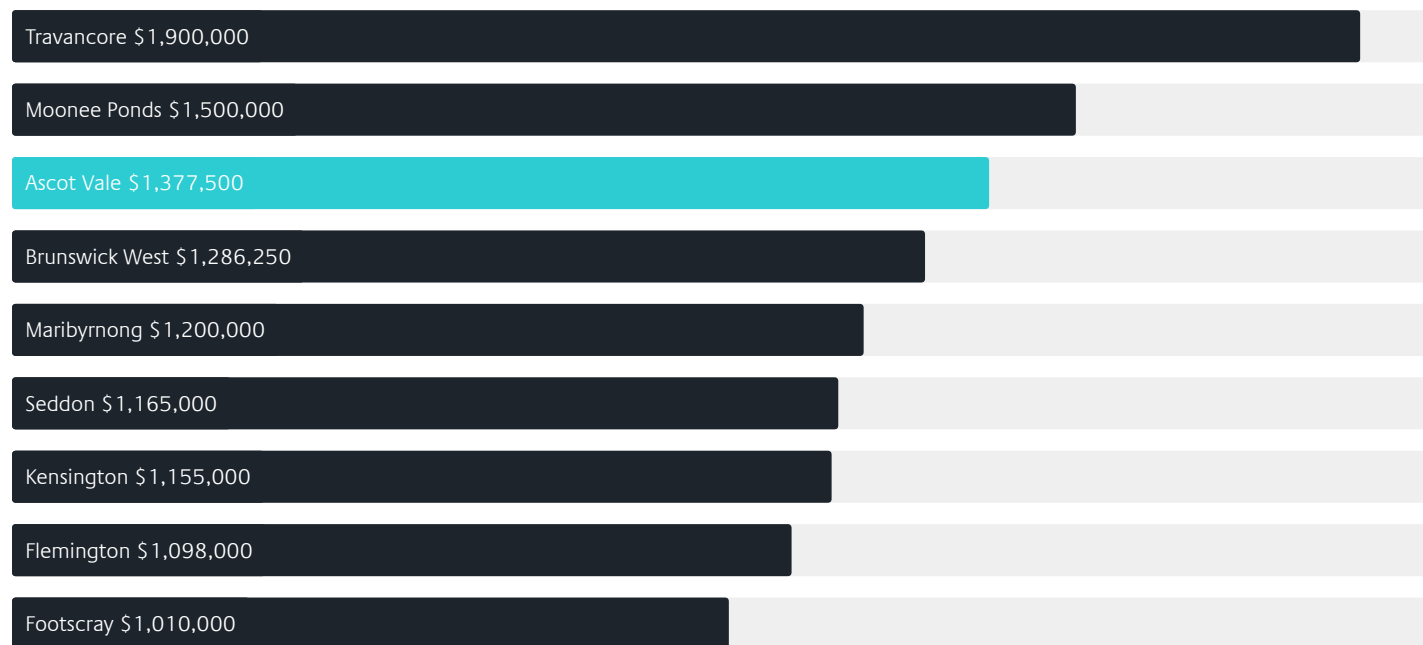
## Quarterly Price Change\*



# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

Sale Method\*



● Auction 64%  
● Private 36%

Auction Clearance Rate\*

89.29%

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 [jellisicraig.com.au/suburbinsights](https://jellisicraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 12 Doncaster St Ascot Vale	2	House	\$895,000	29 Apr 2025
 2 Station Av Ascot Vale	2	House	\$960,000	24 Apr 2025
 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
 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
 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
 10 Station Av Ascot Vale	3	House	\$1,120,000	31 Mar 2025
 16 Bayview Tce Ascot Vale	4	House	\$2,500,000	30 Mar 2025
 48 Moonee St Ascot Vale	3	House	\$1,357,500	28 Mar 2025
 173 Ascot Vale Rd Ascot Vale	3	House	\$850,000	25 Mar 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 9/30 Leonard Cr Ascot Vale	1	Flat/Unit/Apartment	\$345,000	24 Mar 2025
 48 Middle St Ascot Vale	4	House	\$2,450,000	24 Mar 2025
 5/155-157 Kent St Ascot Vale	2	House	\$795,000	22 Mar 2025
 7 Angler Pde Ascot Vale	5	House	\$2,165,000	22 Mar 2025
 9a Rothwell St Ascot Vale	2	House	\$850,000	21 Mar 2025
 19 Rothwell St Ascot Vale	4	House	\$1,635,000	21 Mar 2025
 1/1 Sandown Rd Ascot Vale	2	Flat/Unit/Apartment	\$500,000	17 Mar 2025
 6/30 Ormond Rd Ascot Vale	2	Flat	\$480,000	16 Mar 2025
 65 Kent St Ascot Vale	2	House	\$785,000	15 Mar 2025
 10/205 Maribyrnong Rd Ascot Vale	2	Flat/Unit/Apartment	\$336,000	15 Mar 2025
 19 Harold St ASCOT VALE	3	House	\$905,000	14 Mar 2025
 3/102 Union Rd Ascot Vale	2	Apartment	\$520,500	14 Mar 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 163 The Parade ASCOT VALE	3	House	\$1,235,000	13 Mar 2025
 39 North St Ascot Vale	3	House	\$1,650,000	12 Mar 2025
 97 Ascot Vale Rd Ascot Vale	2	Unit	\$800,000	11 Mar 2025
 107/8 North St Ascot Vale	1	Apartment	\$420,000	09 Mar 2025
 25 Banum Cr Ascot Vale	3	Townhouse	\$1,205,000	06 Mar 2025
 9/42 The Parade Ascot Vale	2	Apartment	\$445,000	06 Mar 2025
 3a Hockey La Ascot Vale	3	Townhouse	\$1,111,000	06 Mar 2025
 2/52 Munro St Ascot Vale	2	Apartment	\$505,000	05 Mar 2025
 7/18 Bloomfield Rd Ascot Vale	1	Apartment	\$263,000	04 Mar 2025
 4/52 Munro St Ascot Vale	2	Flat/Unit/Apartment	\$480,000	03 Mar 2025
 65 South St Ascot Vale	4	House	\$1,830,000	03 Mar 2025
 317 Maribyrnong Rd Ascot Vale	3	Townhouse	\$1,250,000	03 Mar 2025



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[jelliscraig.com.au](http://jelliscraig.com.au)

Data is current as of PDF generation date 01/05/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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