

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

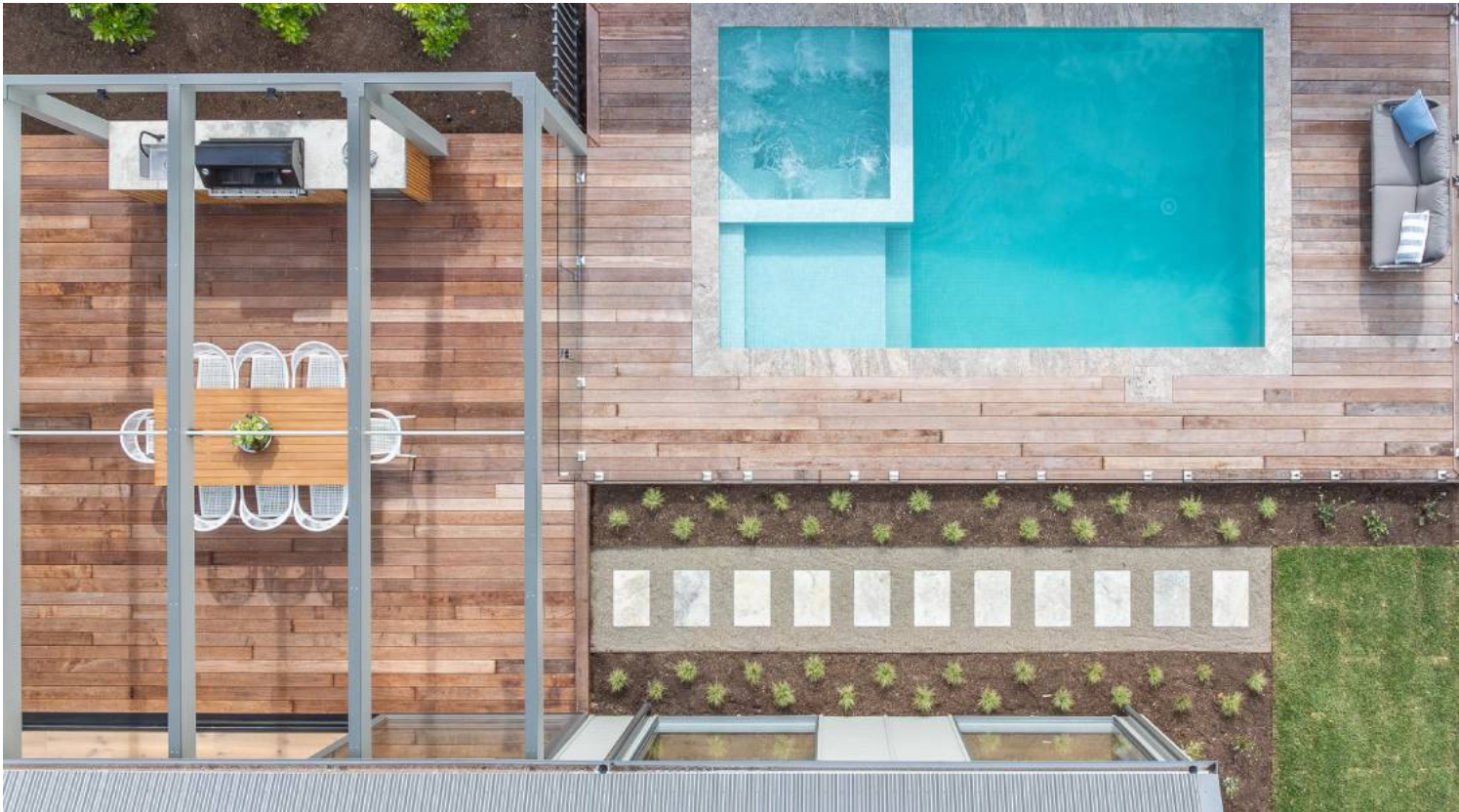
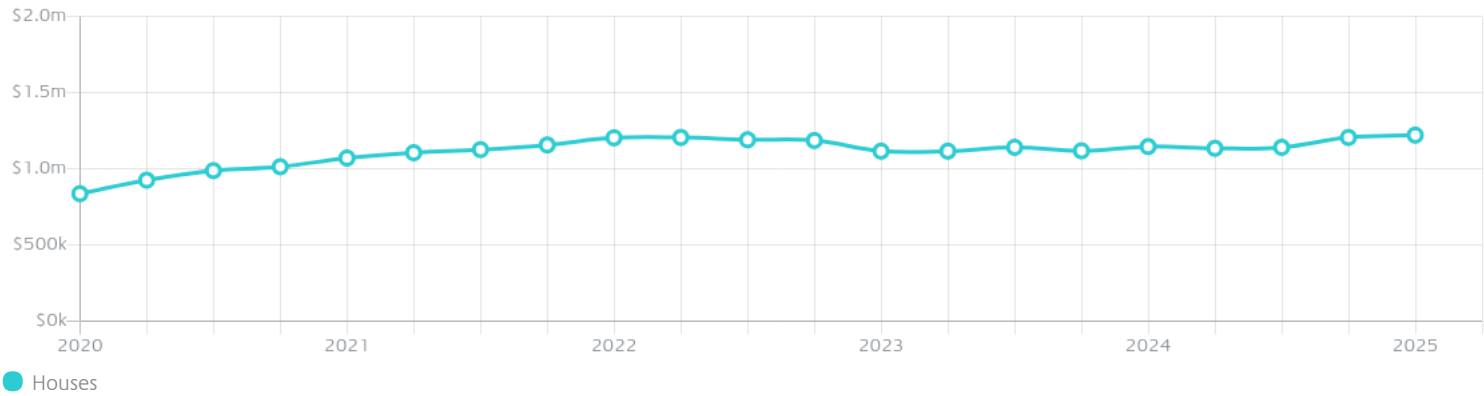
Median

\$1.22m

Quarterly Price Change

1.24% ↑

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 64%
● Private 36%

Auction Clearance Rate^{*}

88.89%

Median Days on Market[^]

25 days

Average Hold Period^{*}

12.7 years

Insights

Dwelling Type[^]



● Houses 84% ● Units 16%

Ownership[^]



● Owned Outright 43% ● Mortgaged 48% ● Rented 9%

Population[^]

6,427

Median Asking Rent per week^{*}

\$698

Median Age[^]

43 years

Rental Yield^{*}







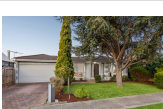

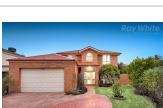
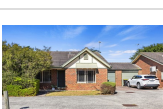

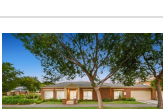
3.34%

Median Household Size[^]











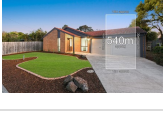

2.9 people

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
 14/1 McIntosh Ct Aspendale Gardens	2	Unit	\$680,000	19 May 2025
 14 Cunningham Cl Aspendale Gardens	3	House	\$1,210,000	17 May 2025
 31 Branagan Dr Aspendale Gardens	3	House	\$1,265,000	10 May 2025
 22 Kearney Dr Aspendale Gardens	3	House	\$1,085,000	26 Apr 2025
 106 Kearney Dr Aspendale Gardens	4	House	\$1,140,000	17 Apr 2025
 3 Kentia Ct Aspendale Gardens	4	House	\$1,555,000	12 Apr 2025
 3 Rava Ct Aspendale Gardens	3	House	\$1,061,000	29 Mar 2025
 23 Reef Ct Aspendale Gardens	5	House	\$1,392,000	22 Mar 2025
 5 Spinnaker Ct Aspendale Gardens	4	House	\$1,355,000	22 Mar 2025
 15/5 McIntosh Ct Aspendale Gardens	2	Unit	\$685,000	20 Mar 2025
 62 Nurten Pde Aspendale Gardens	3	House	\$1,202,500	18 Mar 2025
 8 Palm Grove Blvd Aspendale Gardens	4	House	\$1,220,000	17 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 10 Helmich Ct Aspendale Gardens	4	House	\$1,230,000	06 Mar 2025
 93 Kearney Dr Aspendale Gardens	4	House	\$1,133,000	01 Mar 2025
 10 Gilchrist Way Aspendale Gardens	3	House	\$1,250,000	14 Feb 2025
 8 Lorenzo Way Aspendale Gardens	3	House	\$1,220,000	08 Feb 2025
 1 Jude Ct Aspendale Gardens	5	House	\$1,245,000	07 Feb 2025
 18 Atlantis Ct Aspendale Gardens	4	House	\$1,405,000	06 Feb 2025
 7 Haynes Ct Aspendale Gardens	3	House	\$955,000	13 Jan 2025
 12 Winners Ccl Aspendale Gardens	3	House	\$1,050,000	08 Jan 2025
 41 Nurten Pde Aspendale Gardens	4	House	\$1,245,000	24 Dec 2024
 28 Lorenzo Way Aspendale Gardens	4	House	\$990,000	19 Dec 2024
 12 Denahy Ct Aspendale Gardens	3	House	\$963,500	14 Dec 2024
 7 Ghiran Cl Aspendale Gardens	4	House	\$1,161,000	03 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 16 Atherton Cl Aspendale Gardens	5	House	\$1,690,000	30 Nov 2024
 7 Yvette Ct Aspendale Gardens	4	House	\$1,407,000	29 Nov 2024
 22 Lance Cl ASPENDALE GARDENS	4	House	\$1,261,000	26 Nov 2024
 19 Bianca Dr Aspendale Gardens	3	House	\$1,180,000	16 Nov 2024
 4 Chris Ct Aspendale Gardens	3	House	\$1,135,000	16 Nov 2024
 3 Atkinson Ct Aspendale Gardens	3	House	\$1,042,000	09 Nov 2024
 17 Odonnell Cl Aspendale Gardens	4	House	\$1,250,000	08 Nov 2024
 31 Kearney Dr Aspendale Gardens	5	House	\$1,421,000	30 Oct 2024
 89 Kearney Dr Aspendale Gardens	4	House	\$1,240,000	26 Oct 2024
 17 Jacqueline Dr Aspendale Gardens	4	House	\$1,470,000	26 Oct 2024
 119 Wells Rd Aspendale Gardens	3	House	\$915,000	24 Oct 2024
 4 Arlunya Ct Aspendale Gardens	3	House	\$1,122,000	24 Oct 2024



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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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