

# JellisCraig

KENSINGTON

# Suburb Report

Know your neighbourhood.



KENSINGTON SUBURB REPORT

Median House Price\*

Median

\$1.13m

Quarterly Price Change

-0.87% ↓

Median Unit Price\*

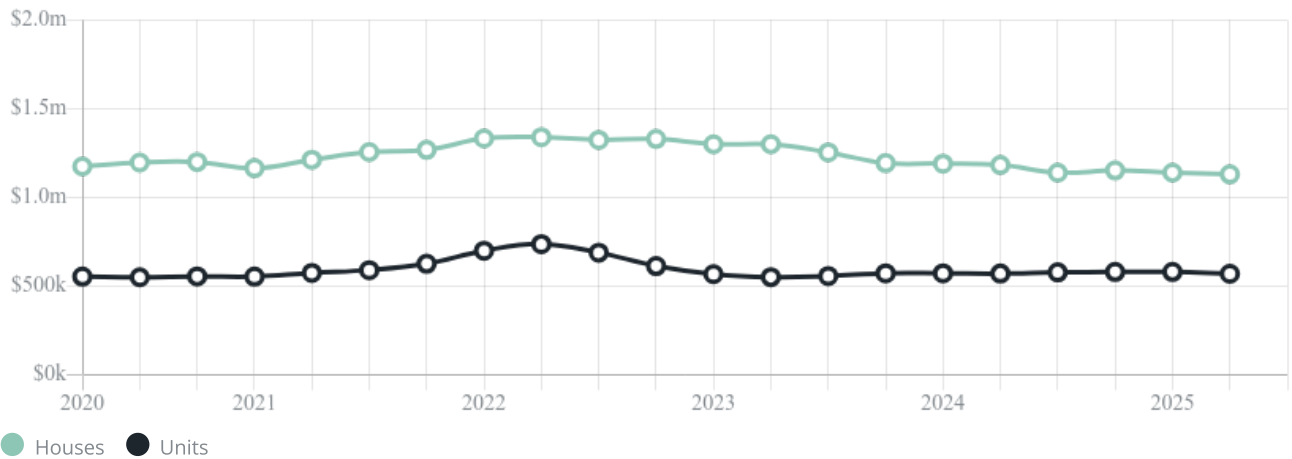
Median

\$570k

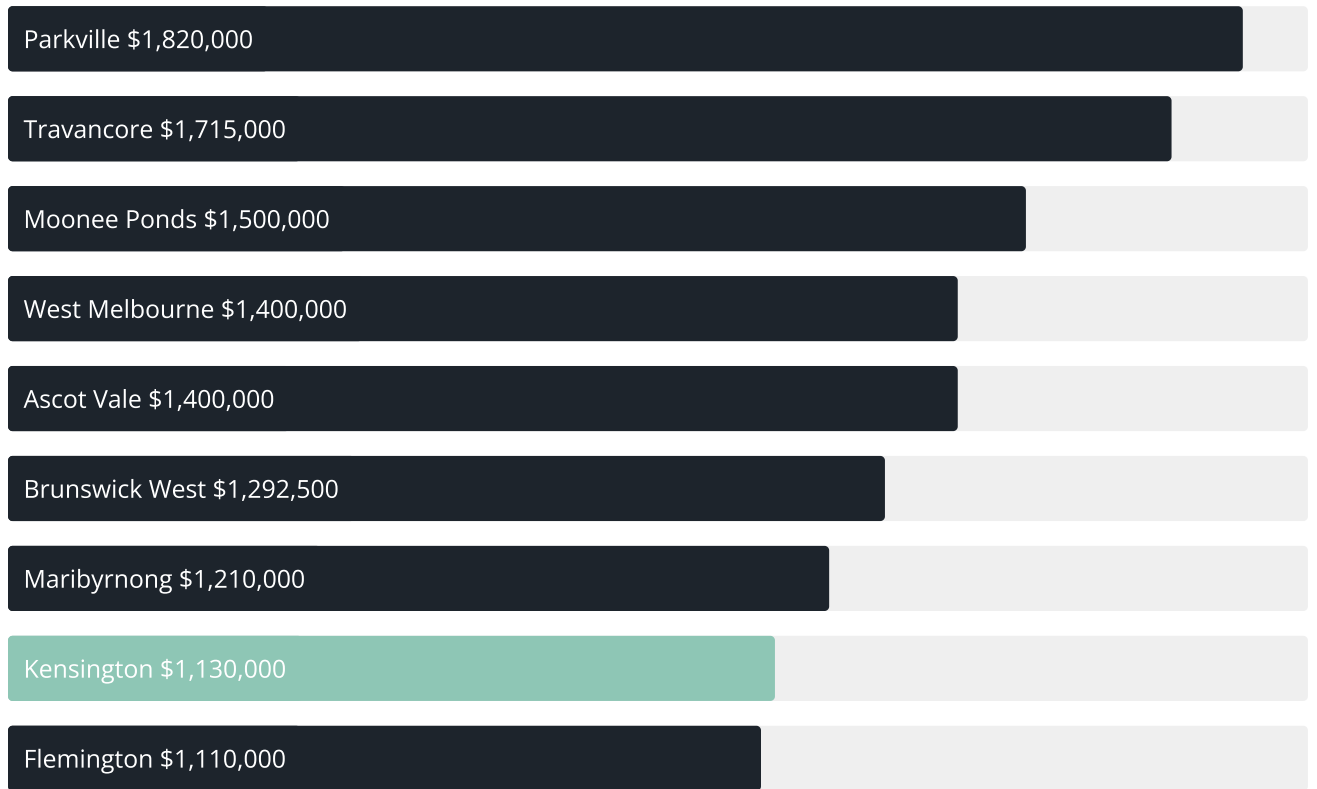
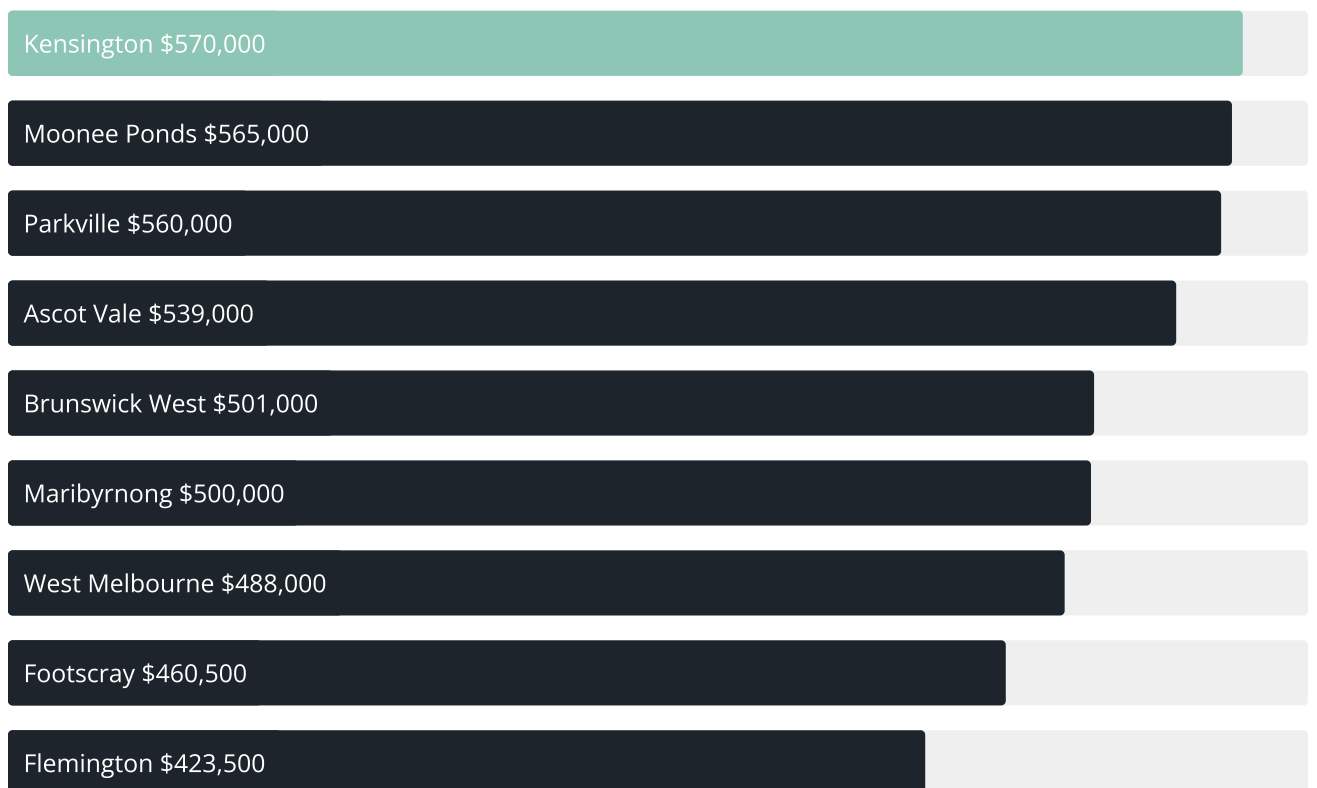
Quarterly Price Change

-1.72% ↓

Quarterly Price Change\*



## KENSINGTON SUBURB REPORT

Median House Sale Price<sup>\*</sup>Median Unit Sale Price<sup>\*</sup>

## KENSINGTON SUBURB REPORT

Sale Method<sup>\*</sup>

● Auction 43%  
● Private 57%

Auction Clearance Rate<sup>\*</sup>

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**82.61%**Median Days on Market<sup>^</sup>

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**26 days**Average Hold Period<sup>\*</sup>

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**7.7 years**Dwelling Type<sup>^</sup>

● Houses 17% ● Units 83%

Ownership<sup>^</sup>

● Owned Outright 20% ● Mortgaged 34% ● Rented 47%

Population<sup>^</sup>

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**10,745**Median Asking Rent per week<sup>\*</sup>

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**\$693**Population Growth<sup>^</sup>

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**-0.62%**Rental Yield<sup>\*</sup>

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**3.17%**Median Age<sup>^</sup>

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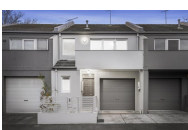
**35 years**Median Household Size<sup>^</sup>

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**2.1 people**

## KENSINGTON SUBURB REPORT











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
 2/1b Bayswater Rd Kensington	3	Townhouse	\$1,587,000	30 Aug 2025
 24 Leicester Mews Kensington	3	House	\$773,000	30 Aug 2025
 13 Albermarle St Kensington	3	House	\$1,475,000	28 Aug 2025
 304/84 Altona St Kensington	1	Apartment	\$350,000	28 Aug 2025
 103 Stockmans Way Kensington	2	Townhouse	\$771,000	23 Aug 2025
 12/2 Howlett St KENSINGTON	3	Apartment	\$738,000	23 Aug 2025
 9/63 Eastwood St Kensington	2	Apartment	\$585,000	21 Aug 2025
 84 Gatehouse Dr Kensington	2	House	\$840,000	15 Aug 2025
 110/255 Racecourse Rd Kensington	1	Apartment	\$330,000	12 Aug 2025
 25 Tankard St Kensington	2	House	\$918,000	12 Aug 2025

## KENSINGTON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 342/77 Hobsons Rd Kensington	2	Apartment	\$595,000	07 Aug 2025
 42 Lambeth St Kensington	2	House	\$1,150,000	05 Aug 2025
 19 Drury St Kensington	4	House	\$1,320,000	02 Aug 2025
 102/72 Altona St Kensington	2	Apartment	\$625,000	31 Jul 2025
 27 Bangalore St Kensington	3	House	\$1,587,000	30 Jul 2025
 2/80 Henry St Kensington	2	Apartment	\$675,000	25 Jul 2025
 12 Drury St Kensington	3	House	\$1,125,000	25 Jul 2025
 28 Peppercorn Wlk Kensington	3	Townhouse	\$1,160,000	23 Jul 2025
 9 Nottingham St Kensington	3	House	\$1,600,000	23 Jul 2025
 212 Stockmans Way Kensington	2	Townhouse	\$790,000	22 Jul 2025

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Address	Bedrooms	Type	Price	Sold
 6/8 Mawbey St Kensington	2	Apartment	\$575,000	21 Jul 2025
 806/70 Speakmen St Kensington	2	Flat/Unit/Apartment	\$450,000	19 Jul 2025
 5/7 Rankins Rd Kensington	1	Apartment	\$415,000	16 Jul 2025
 706/72 Altona St Kensington	2	Apartment	\$560,000	16 Jul 2025
 19-23 Robertson St Kensington	7	House	\$1,800,000	11 Jul 2025
 16/29 Bendall St Kensington	3	Unit	\$700,000	04 Jul 2025
 106 Bellair St Kensington	2	House	\$1,270,000	30 Jun 2025
 110/80 Ormond St Kensington	2	Apartment	\$380,000	28 Jun 2025
 10 Wolseley Pde Kensington	3	House	\$1,520,000	28 Jun 2025
 3 Barnett St Kensington	3	House	\$1,668,000	21 Jun 2025



Kensington Office  
291 Racecourse Road, Kensington  
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[jellisraig.com.au](http://jellisraig.com.au)

Data is current as of PDF generation date 01/09/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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