

# JellisCraig

MONT ALBERT NORTH

# Suburb Report

Know your neighbourhood.



MONT ALBERT NORTH SUBURB REPORT

Median House Price\*

Median

\$1.59m

Quarterly Price Change

-3.80% ↓

Median Unit Price\*

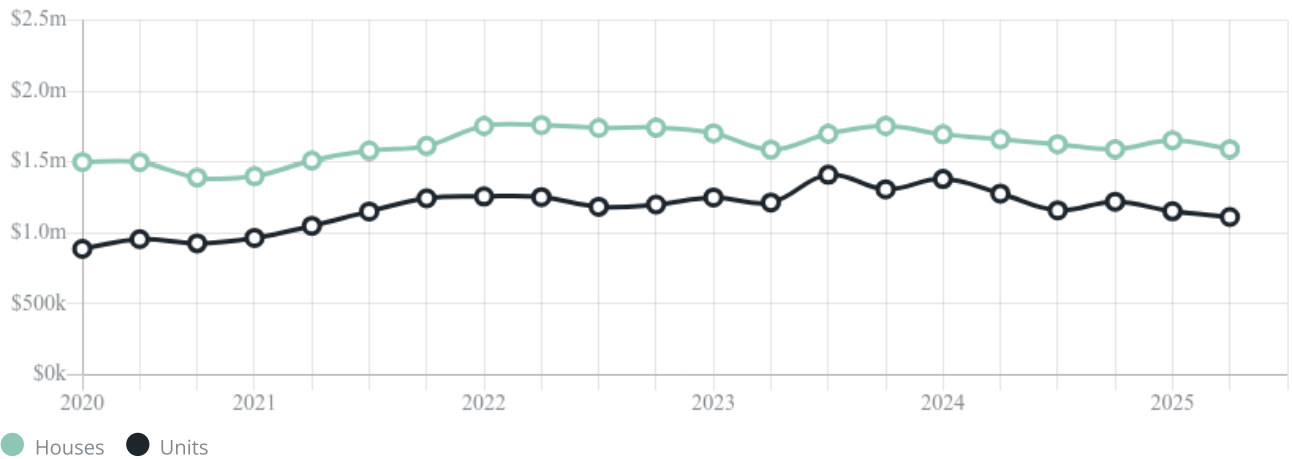
Median

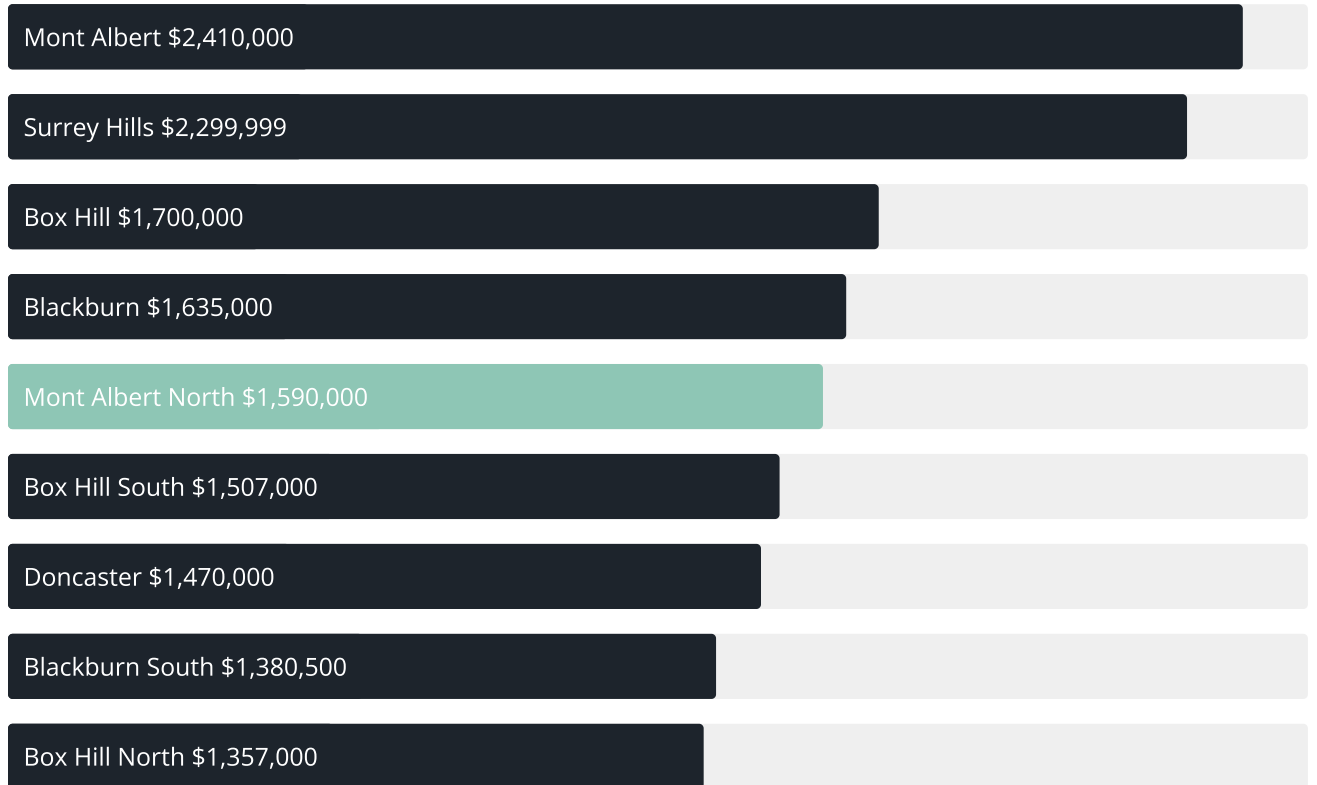
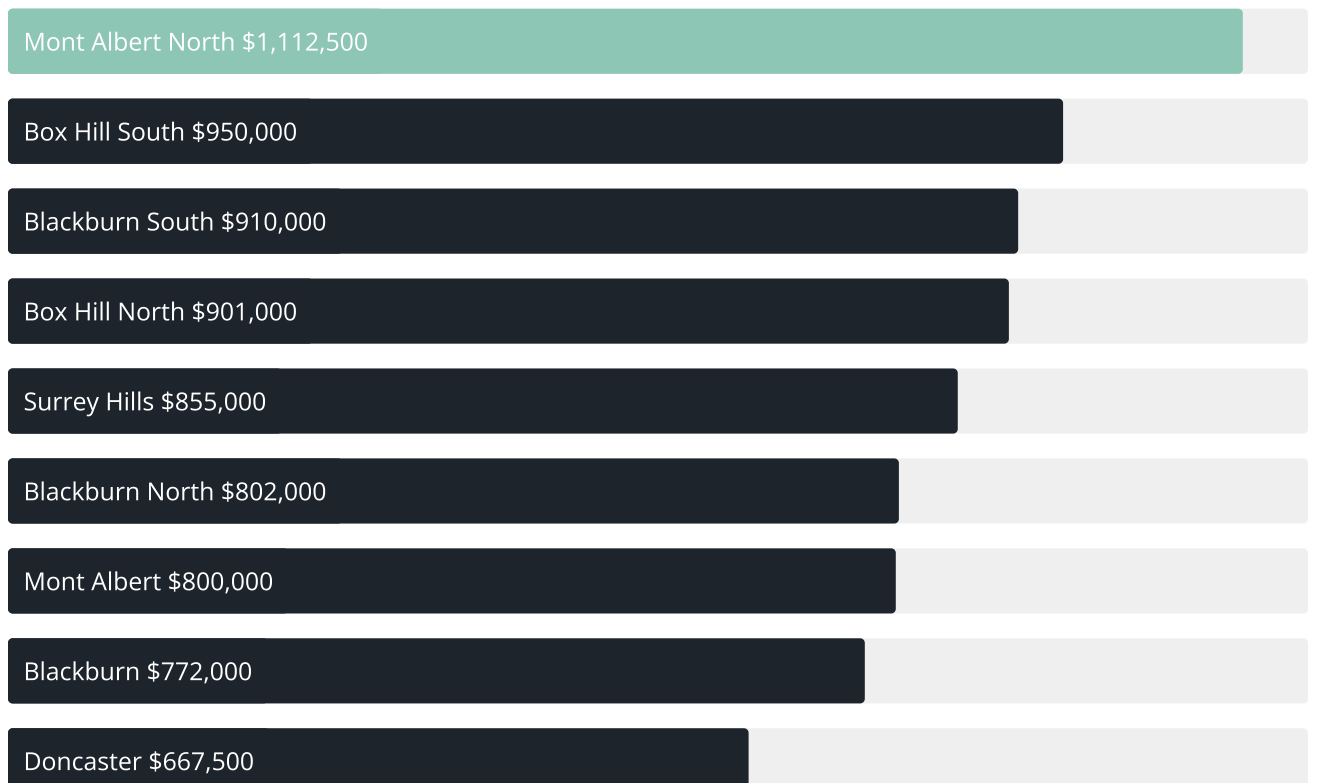
\$1.11m

Quarterly Price Change

-3.47% ↓

Quarterly Price Change\*



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

## MONT ALBERT NORTH SUBURB REPORT

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

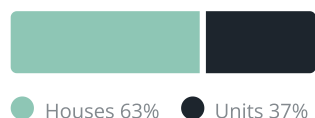
72.73%

Median Days on Market<sup>^</sup>

25 days

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

9.1 years

Dwelling Type<sup>^</sup>Ownership<sup>^</sup>Population<sup>^</sup>

5,609

Median Asking Rent per week<sup>\*</sup>

\$790

Population Growth<sup>^</sup>

1.93%

Rental Yield<sup>\*</sup>

2.2%

Median Age<sup>^</sup>











43 years

Median Household Size<sup>^</sup>











2.7 people

## MONT ALBERT NORTH 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
 34 Strabane Av Mont Albert North	4	House	\$1,900,000	20 Sep 2025
 2/56 Belgravia Av Mont Albert North	4	Townhouse	\$1,465,000	15 Sep 2025
 3/39 Orchard Cr Mont Albert North	3	Unit	\$1,050,000	11 Sep 2025
 3/12 Kerry Pde Mont Albert North	4	Townhouse	\$1,560,000	10 Sep 2025
 8 Sewell St Mont Albert North	4	House	\$1,710,000	06 Sep 2025
 12 Sutton Pde Mont Albert North	3	House	\$1,830,000	27 Aug 2025
 2/553 Elgar Rd Mont Albert North	3	Townhouse	\$1,050,000	22 Aug 2025
 2/46 Belgravia Av Mont Albert North	3	Unit	\$1,270,000	16 Aug 2025
 3/19 Moselle St Mont Albert North	4	Unit	\$1,540,000	16 Aug 2025
 7/48 Orchard Cr Mont Albert North	2	Unit	\$865,000	09 Aug 2025

## MONT ALBERT NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/19 Sutton Pde Mont Albert North	3	Townhouse	\$1,351,000	09 Aug 2025
 1/537 Elgar Rd Mont Albert North	4	Townhouse	\$1,340,000	02 Aug 2025
 18 Scarborough Sq Mont Albert North	3	Townhouse	\$1,085,000	02 Aug 2025
 3/42 Mitchell Rd Mont Albert North	4	Townhouse	\$1,350,000	02 Aug 2025
 1/29 Boondara Rd MONT ALBERT NORTH	2	Unit	\$715,000	25 Jul 2025
 4/15 Francesca St Mont Albert North	4	Townhouse	\$1,507,000	19 Jul 2025
 10 Sewell St Mont Albert North	5	House	\$2,550,000	11 Jul 2025
 38 Francesca St Mont Albert North	4	House	\$2,088,000	09 Jul 2025
 28 Belgravia Av Mont Albert North	4	House	\$1,660,000	01 Jul 2025
 67 Relowe Cr Mont Albert North	1	Land	\$880,000	30 Jun 2025

## MONT ALBERT NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/4 Dunloe Av Mont Albert North	2	Unit	\$935,000	28 Jun 2025
 30 Jackson Av Mont Albert North	2	House	\$1,111,000	27 Jun 2025
 7 Valda Av Mont Albert North	3	House	\$1,332,000	27 Jun 2025
 3/23 Mitchell Rd Mont Albert North	4	Townhouse	\$1,394,000	21 Jun 2025
 3 Hawkins Av Mont Albert North	3	House	\$1,700,000	11 Jun 2025
 2/99 Kenmare St Mont Albert North	5	Townhouse	\$1,950,000	10 Jun 2025
 7/463 Belmore Rd Mont Albert North	2	Townhouse	\$615,000	02 Jun 2025
 105 Rostrevor Pde Mont Albert North	5	House	\$1,965,000	02 Jun 2025
 34 Milne Rd Mont Albert North	2	Townhouse	\$825,000	02 Jun 2025
 2/16 Francesca St Mont Albert North	3	Unit	\$1,558,000	31 May 2025



Balwyn Office  
244A Whitehorse Rd, Balwyn  
03 9810 5000

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

Data is current as of PDF generation date 01/10/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

This publication contains data, analytics, statistics and other information supplied by PROPERTYDATAONLINE PTY LTD (PropertyData). The data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.

PropertyData relies upon data supplied by third parties and while the data is checked and reviewed, PropertyData does not warrant the accuracy or completeness of the information to the full extent permitted by the law and excludes all loss or damage howsoever arising (including through negligence) in connection with the data supplied by PropertyData. The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.