

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

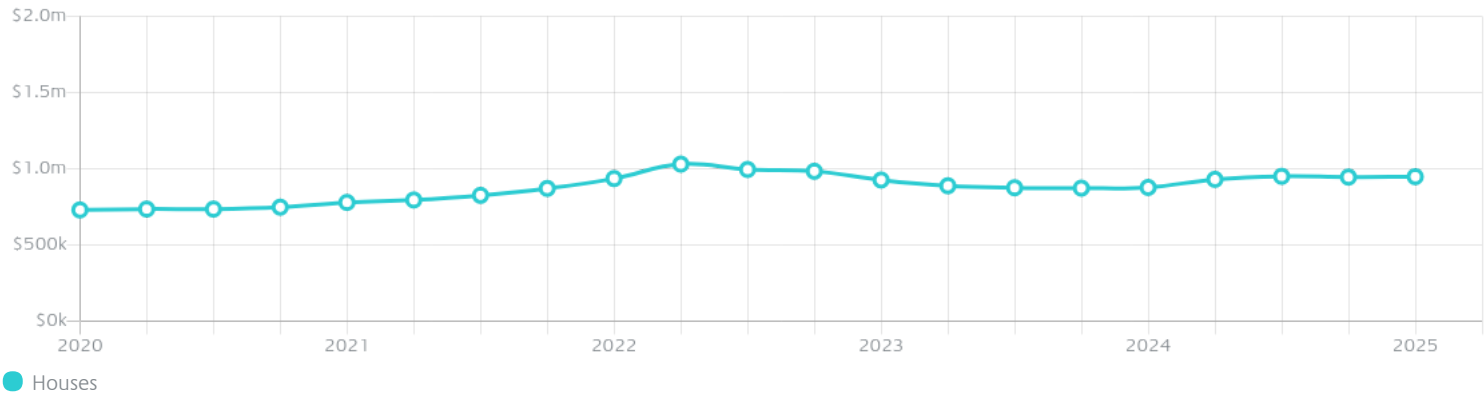
Median

\$948k

Quarterly Price Change

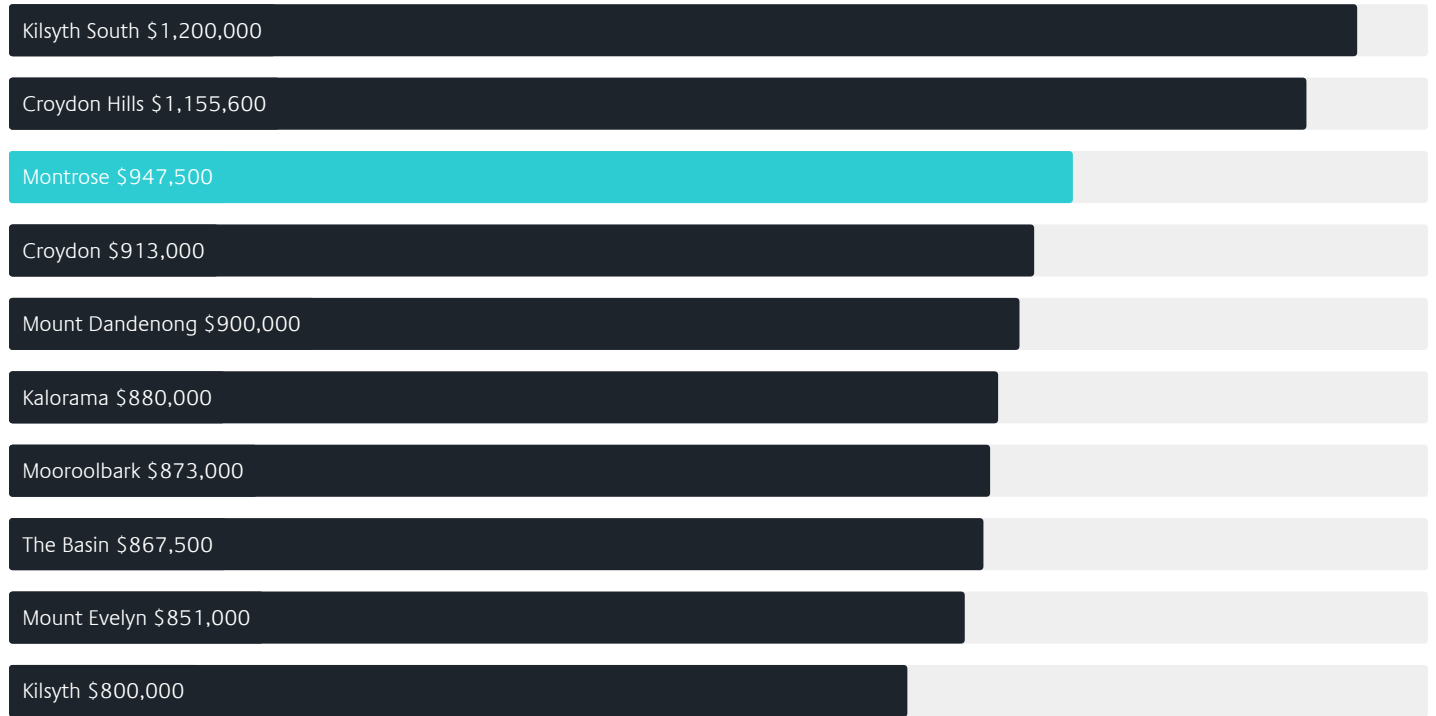
0.26% ↑

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 7%
● Private 93%

Auction Clearance Rate*

100%

Median Days on Market^

22 days

Average Hold Period*

10.9 years

Insights

Dwelling Type^



● Houses 92% ● Units 8%

Ownership^



● Owned Outright 39% ● Mortgaged 55% ● Rented 5%

Population^

6,900

Median Asking Rent per week*

\$570

Population Growth^

2.06%

Rental Yield*

3.58%

Median Age^













41 years

Median Household Size^













2.8 people

Sold Properties~










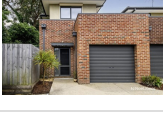


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 2 Magnolia Gr Montrose	3	House	\$893,500	13 May 2025
 13 Banksia St Montrose	4	House	\$1,190,000	04 May 2025
 1038 Mount Dandenong Tourist Rd Montrose	3	House	\$880,000	03 May 2025
 815 Mt Dandenong Rd Montrose	5	House	\$920,000	28 Apr 2025
 10 Richards Rd Montrose	4	House	\$1,275,000	18 Apr 2025
 39 Mountain Cr Montrose	3	House	\$534,000	16 Apr 2025
 181 York Rd Montrose	4	House	\$930,000	11 Apr 2025
 9 Sarah Ct Montrose	4	House	\$1,200,000	05 Apr 2025
 41 Swansea Rd Montrose	4	House	\$830,000	04 Apr 2025
 341 Sheffield Rd Montrose	4	House	\$1,020,000	04 Apr 2025
 46 Trevallyn Cl Montrose	4	House	\$950,000	17 Mar 2025
 14 Rowe St Montrose	4	House	\$1,517,500	06 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3 One Tree La Montrose	3	House	\$874,000	05 Mar 2025
 23 St James Av Montrose	4	House	\$1,450,000	27 Feb 2025
 520 Sheffield Rd Montrose	4	House	\$1,260,000	25 Feb 2025
 23 Stradbroke Rd Montrose	4	House	\$760,000	20 Feb 2025
 1 St Georges Av Montrose	4	House	\$1,170,000	19 Feb 2025
 8 Copeland Dr Montrose	3	House	\$888,000	12 Feb 2025
 9 Summerhill Rd Montrose	2	House	\$700,000	09 Feb 2025
 10 Greenhills Av Montrose	5	House	\$1,060,000	07 Feb 2025
 2/70 Swansea Rd Montrose	6	House	\$1,725,000	04 Feb 2025
 1/11 Warwick Rd Montrose	4	House	\$900,000	01 Feb 2025
 1001 Mount Dandenong Tourist Rd MONTROSE	3	House	\$910,000	29 Jan 2025
 1001 Mt Dandenong Tourist Rd Montrose	3	House	\$910,000	29 Jan 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 14 Foulds Ct Montrose	3	House	\$956,000	23 Jan 2025
 976 Mount Dandenong Tourist Rd Montrose	3	House	\$760,500	22 Jan 2025
 16 Hakea Dr Montrose	4	House	\$920,000	16 Jan 2025
 976 Mt Dandenong Tourist Rd MONTROSE	3	House	\$760,499	16 Jan 2025
 17 Rowe St MONTROSE	4	House	\$1,120,000	08 Jan 2025
 5 Kirkwood Ct Montrose	3	House	\$526,666	07 Jan 2025
 23 Aileen Av Montrose	4	House	\$1,115,000	20 Dec 2024
 11 One Tree La Montrose	3	House	\$880,000	18 Dec 2024
 26 Hawkins Rd Montrose	3	House	\$755,000	15 Dec 2024
 3 Hillside Cl Montrose	2	Townhouse	\$615,000	11 Dec 2024
 57 Stephen Av Montrose	3	House	\$700,000	09 Dec 2024
 2 Ravenswood Ct MONTROSE	3	House	\$925,000	05 Dec 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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