

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median
\$1.17m

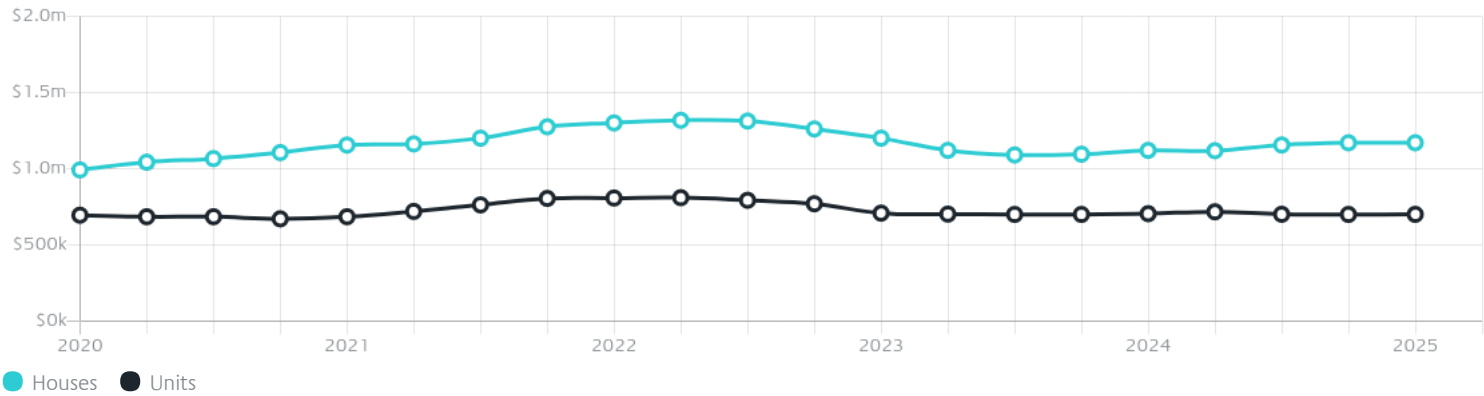
Quarterly Price Change
0.00% ↓

Median Unit Price*

Median
\$701k

Quarterly Price Change
0.07% ↑

Quarterly Price Change*

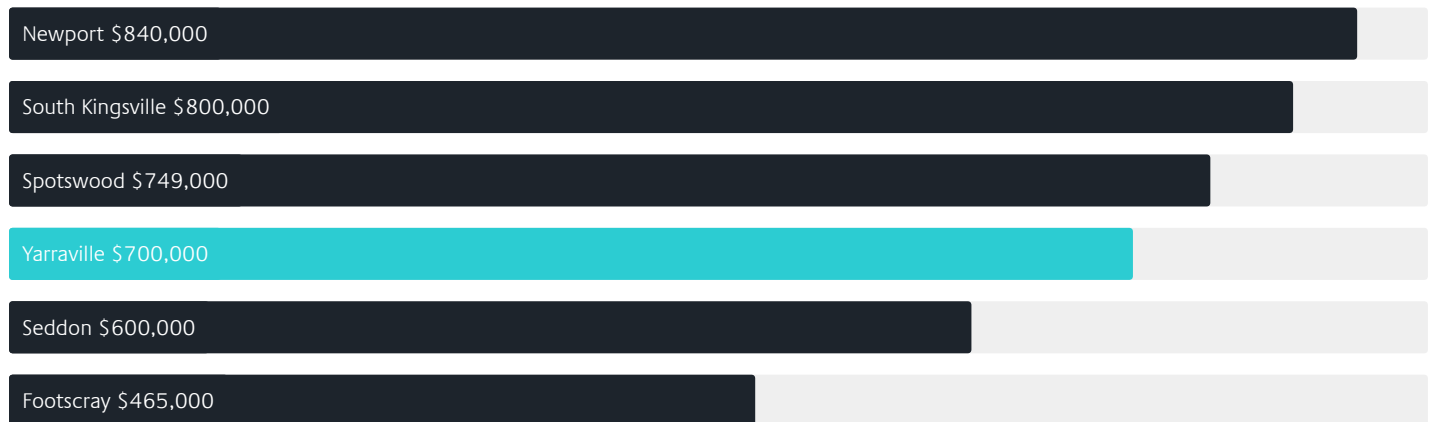


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



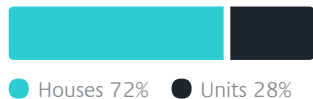
Sales Snapshot

Sale Method^{*}

● Auction 66%
● Private 34%

Auction Clearance Rate^{*}**80.7%**Median Days on Market[^]**25 days**Average Hold Period^{*}**7.6 years**

Insights

Dwelling Type[^]

● Houses 72% ● Units 28%







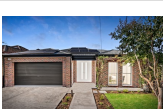



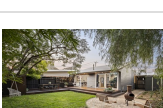
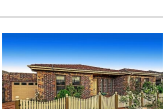
Ownership[^]

● Owned Outright 29% ● Mortgaged 42% ● Rented 30%













Population[^]**15,636**Median Asking Rent per week^{*}**\$670**Median Age[^]**37 years**Rental Yield^{*}**2.93%**Median Household Size[^]**2.5 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

Address	Bedrooms	Type	Price	Sold
 273 Francis St Yarraville	3	House	\$1,140,000	31 May 2025
 2 George St Yarraville	2	House	\$951,000	31 May 2025
 11 Cuming St Yarraville	3	House	\$1,662,000	31 May 2025
 33 Norfolk St Yarraville	2	House	\$1,080,000	30 May 2025
 205/200 Stephen St YARRAVILLE	3	Apartment	\$720,000	28 May 2025
 24 Sussex St Yarraville	5	House	\$1,850,000	24 May 2025
 5 Bena St YARRAVILLE	4	House	\$1,667,500	24 May 2025
 20 Deakin St Yarraville	3	House	\$1,446,000	21 May 2025
 25 Cecil St Yarraville	2	House	\$1,075,000	21 May 2025
 2/29d Newcastle St Yarraville	3	Townhouse	\$1,125,000	17 May 2025
 29 Frederick St Yarraville	4	House	\$1,520,000	10 May 2025
 28a Stanger St Yarraville	2	House	\$1,000,000	09 May 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 44 Ofarrell St Yarraville	2	House	\$1,200,000	09 May 2025
 414/125 Francis St Yarraville	2	Apartment	\$520,000	08 May 2025
 3/125 Francis St Yarraville	2	Apartment	\$692,000	07 May 2025
 35 Regent St Yarraville	2	Townhouse	\$865,000	07 May 2025
 103/141 Stephen St Yarraville	2	Apartment	\$599,000	03 May 2025
 11 Hall St Yarraville	2	House	\$430,000	02 May 2025
 152 Hyde St Yarraville	2	House	\$936,000	29 Apr 2025
 2 Fleece Rd Yarraville	3	House	\$930,000	26 Apr 2025
 18 Free St Yarraville	3	House	\$1,200,000	24 Apr 2025
 68 Ballarat St Yarraville	3	House	\$600,000	16 Apr 2025
 331 Francis St Yarraville	4	House	\$980,000	16 Apr 2025
 66 Ballarat St Yarraville	4	House	\$605,000	16 Apr 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 13 Stewart St Yarraville	3	House	\$957,000	15 Apr 2025
 33 Benbow St Yarraville	3	House	\$1,117,000	12 Apr 2025
 86 Francis St Yarraville	3	House	\$1,085,000	12 Apr 2025
 131 Severn St Yarraville	3	House	\$1,311,000	12 Apr 2025
 9 Mackay St Yarraville	4	House	\$1,830,000	12 Apr 2025
 6 Stanger St Yarraville	4	House	\$1,310,000	12 Apr 2025
 8 Kingston St Yarraville	3	House	\$1,050,000	10 Apr 2025
 77 Francis St Yarraville	2	House	\$780,000	10 Apr 2025
 112/125 Francis St Yarraville	1	Apartment	\$400,000	09 Apr 2025
 60 Pentland Pde Yarraville	3	House	\$1,260,000	08 Apr 2025
 102 Powell St Yarraville	6	House	\$2,300,000	05 Apr 2025
 13/51 Stephen St YARRAVILLE	2	Unit	\$420,000	05 Apr 2025



Williamstown Office
84 Ferguson Street, Williamstown
03 8387 0000

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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