

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median
\$1.17m

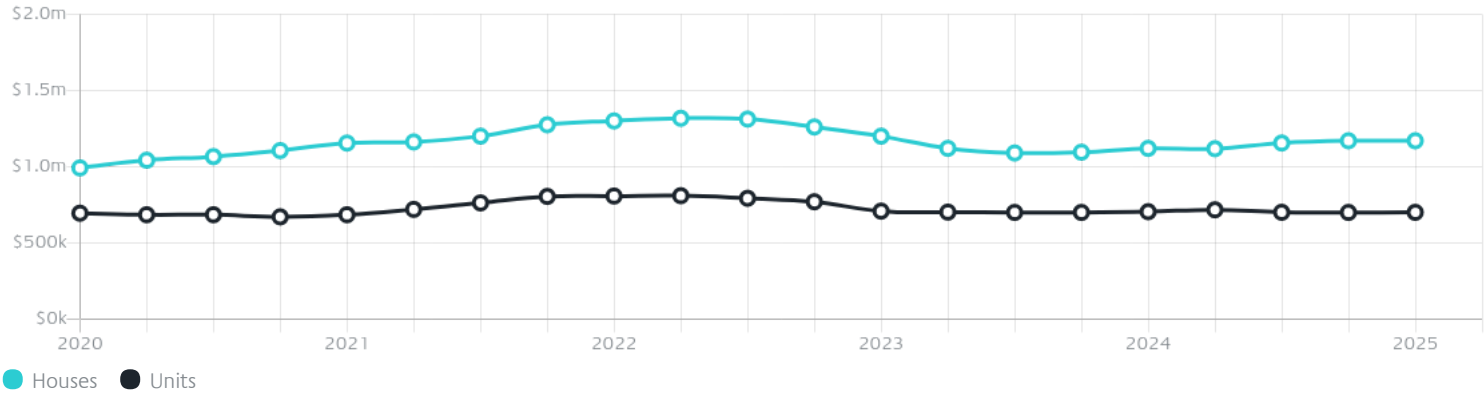
Quarterly Price Change
0.00% ↓

Median Unit Price*

Median
\$701k

Quarterly Price Change
0.07% ↑

Quarterly Price Change*

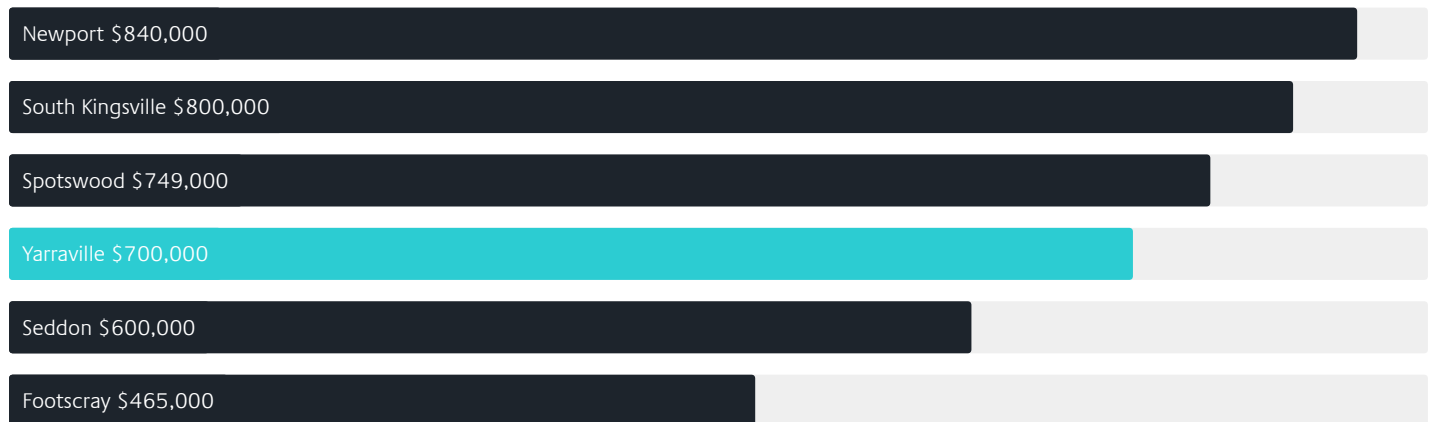


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 61%
● Private 39%

Auction Clearance Rate^{*}

78.85%

Median Days on Market[^]

27 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^{*}











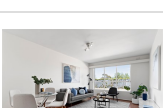
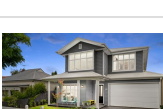
2.93%

Median Household Size[^]







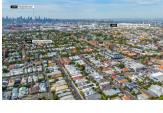





2.5 people

Sold Properties~










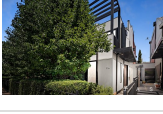
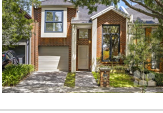

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 331 Francis St Yarraville	4	House	\$980,000	16 Apr 2025
 68 Ballarat St Yarraville	3	House	\$600,000	16 Apr 2025
 66 Ballarat St Yarraville	4	House	\$605,000	16 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
 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
 112/125 Francis St Yarraville	1	Apartment	\$400,000	09 Apr 2025
 60 Pentland Pde Yarraville	3	House	\$1,260,000	08 Apr 2025
 13/51 Stephen St YARRAVILLE	2	Unit	\$420,000	05 Apr 2025
 102 Powell St Yarraville	6	House	\$2,300,000	05 Apr 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 20a Salisbury St Yarraville	4	House	\$1,450,000	05 Apr 2025
 25 Benbow St Yarraville	3	House	\$1,062,000	04 Apr 2025
 9/119 Gamon St YARRAVILLE	2	Apartment	\$560,000	04 Apr 2025
 41 Richards St YARRAVILLE	3	House	\$970,000	03 Apr 2025
 12 Kingston St YARRAVILLE	3	House	\$1,157,000	29 Mar 2025
 38 Urwin St Yarraville	4	House	\$1,125,000	29 Mar 2025
 10 Hood St Yarraville	4	House	\$1,620,000	28 Mar 2025
 29 Drew St Yarraville	4	House	\$1,350,000	21 Mar 2025
 4/35 Princess St Yarraville	1	Apartment	\$359,000	21 Mar 2025
 90 Wembley Av Yarraville	3	House	\$1,285,000	21 Mar 2025
 9 Alice St Yarraville	2	House	\$1,005,000	20 Mar 2025
 211 Somerville Rd Yarraville	4	House	\$1,470,000	19 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 303 Somerville Rd Yarraville	2	House	\$960,000	19 Mar 2025
 23 Castlemaine St Yarraville	3	House	\$1,590,000	19 Mar 2025
 4/7 Tongue St Yarraville	3	House	\$1,050,000	17 Mar 2025
 13 Bena St Yarraville	5	House	\$2,431,000	15 Mar 2025
 285 Francis St Yarraville	3	House	\$965,000	15 Mar 2025
 210 Francis St Yarraville	3	House	\$880,000	14 Mar 2025
 2/114 Somerville Rd Yarraville	2	Apartment	\$608,000	13 Mar 2025
 14 Tongue St Yarraville	2	House	\$1,545,000	08 Mar 2025
 104 Hamilton St Yarraville	3	House	\$1,920,000	07 Mar 2025
 70A Stephen St Yarraville	2	Townhouse	\$845,000	07 Mar 2025
 82 Wembley Av Yarraville	3	House	\$1,100,000	07 Mar 2025
 5/35 Princess St Yarraville	2	Unit	\$510,000	03 Mar 2025



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84 Ferguson Street, Williamstown
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jelliscraig.com.au

Data is current as of PDF generation date 01/05/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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