

JellisCraig

YARRAVILLE

Suburb Report

Know your neighbourhood.



YARRAVILLE SUBURB REPORT

Median House Price*

Median

\$1.19m

Quarterly Price Change

1.49% ↑

Median Unit Price*

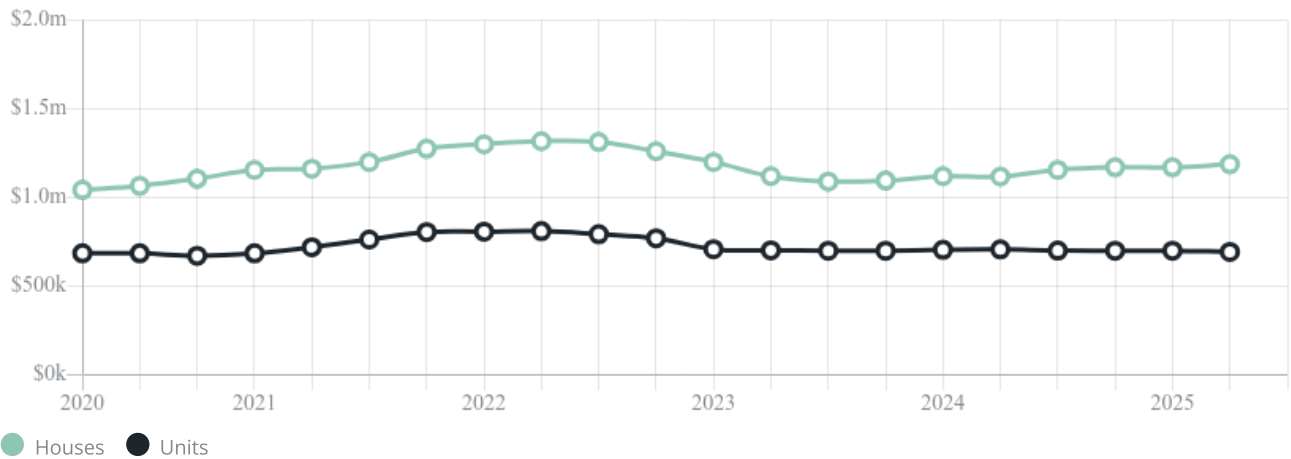
Median

\$694k

Quarterly Price Change

-0.85% ↓

Quarterly Price Change*



YARRAVILLE SUBURB REPORT

Median House Sale Price^{*}Median Unit Sale Price^{*}

YARRAVILLE SUBURB REPORT

Sale Method^{*}

● Auction 68%
● Private 32%

Auction Clearance Rate^{*}

78%

Median Days on Market[^]

25 days

Average Hold Period^{*}

7.6 years

Dwelling Type[^]

● Houses 72% ● Units 28%

Ownership[^]

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

Population[^]

15,636

Median Asking Rent per week^{*}

\$660

Median Age[^]

37 years

Rental Yield^{*}








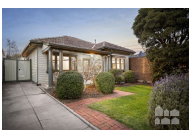


2.93%

Median Household Size[^]











2.5 people

YARRAVILLE 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 jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 1 Goulburn St Yarraville	3	House	\$1,260,000	30 Aug 2025
 1/51 Castlemaine St Yarraville	2	Unit	\$775,000	30 Aug 2025
 107 Anderson St Yarraville	3	House	\$1,260,000	30 Aug 2025
 26 Fehon St Yarraville	2	House	\$1,017,000	26 Aug 2025
 2 Deakin St Yarraville	3	House	\$1,235,000	23 Aug 2025
 9/185 Francis St Yarraville	2	Apartment	\$546,000	21 Aug 2025
 3/3 Lorne St Yarraville	1	Apartment	\$370,000	20 Aug 2025
 113 Severn St Yarraville	4	House	\$1,500,000	16 Aug 2025
 168 Roberts St Yarraville	2	House	\$1,025,000	14 Aug 2025
 118/125 Francis St Yarraville	2	Apartment	\$563,000	14 Aug 2025

YARRAVILLE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 32 Bromyard St YARRAVILLE	4	House	\$1,711,000	14 Aug 2025
 43 Frederick St Yarraville	3	House	\$1,200,000	09 Aug 2025
 92 Ballarat St Yarraville	2	House	\$1,270,000	09 Aug 2025
 22 Gray St Yarraville	3	House	\$1,146,000	09 Aug 2025
 315/125 Francis St Yarraville	2	Unit	\$605,000	08 Aug 2025
 13/46 Fehon St Yarraville	2	Apartment	\$785,000	07 Aug 2025
 18 Pearce St Yarraville	2	House	\$980,000	06 Aug 2025
 7 St Leonards Av Yarraville	4	House	\$1,280,000	02 Aug 2025
 45a Kidman St Yarraville	3	Townhouse	\$750,000	31 Jul 2025
 2 Adeney St YARRAVILLE	2	House	\$910,000	28 Jul 2025

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Address	Bedrooms	Type	Price	Sold
 41 Goulburn St YARRAVILLE	3	House	\$1,570,000	24 Jul 2025
 3/194 Hyde St Yarraville	3	Townhouse	\$992,000	24 Jul 2025
 58 Benbow St Yarraville	2	House	\$1,100,000	23 Jul 2025
 1/58 Ballarat St Yarraville	1	Apartment	\$550,000	19 Jul 2025
 90 Pentland Pde Yarraville	3	House	\$1,160,000	19 Jul 2025
 10 Montague St Yarraville	3	House	\$1,280,000	19 Jul 2025
 38 Angliss St Yarraville	3	House	\$925,000	17 Jul 2025
 104 Ballarat St Yarraville	2	House	\$1,041,000	16 Jul 2025
 56d Bena St Yarraville	2	House	\$1,081,000	15 Jul 2025
 25 Adaleigh St Yarraville	3	House	\$1,490,000	12 Jul 2025



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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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