



Alphington

Suburb Report



Your connection to property insights



JellisCraig

ALPHINGTON SUBURB REPORT

Median house price¹

Median

\$2.05m

Quarterly price change

0.00% ↓

Median unit price¹

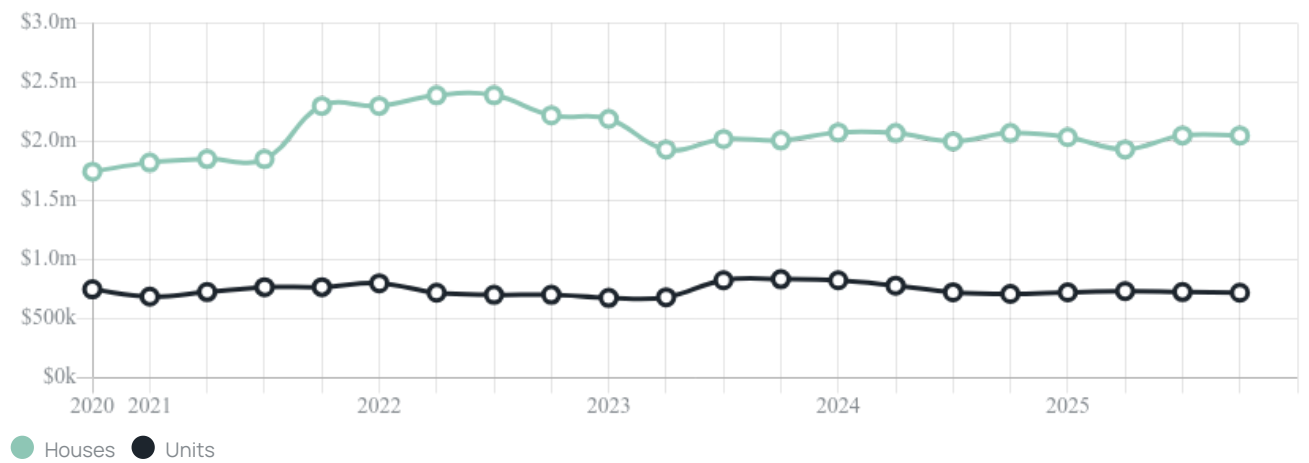
Median

\$720k

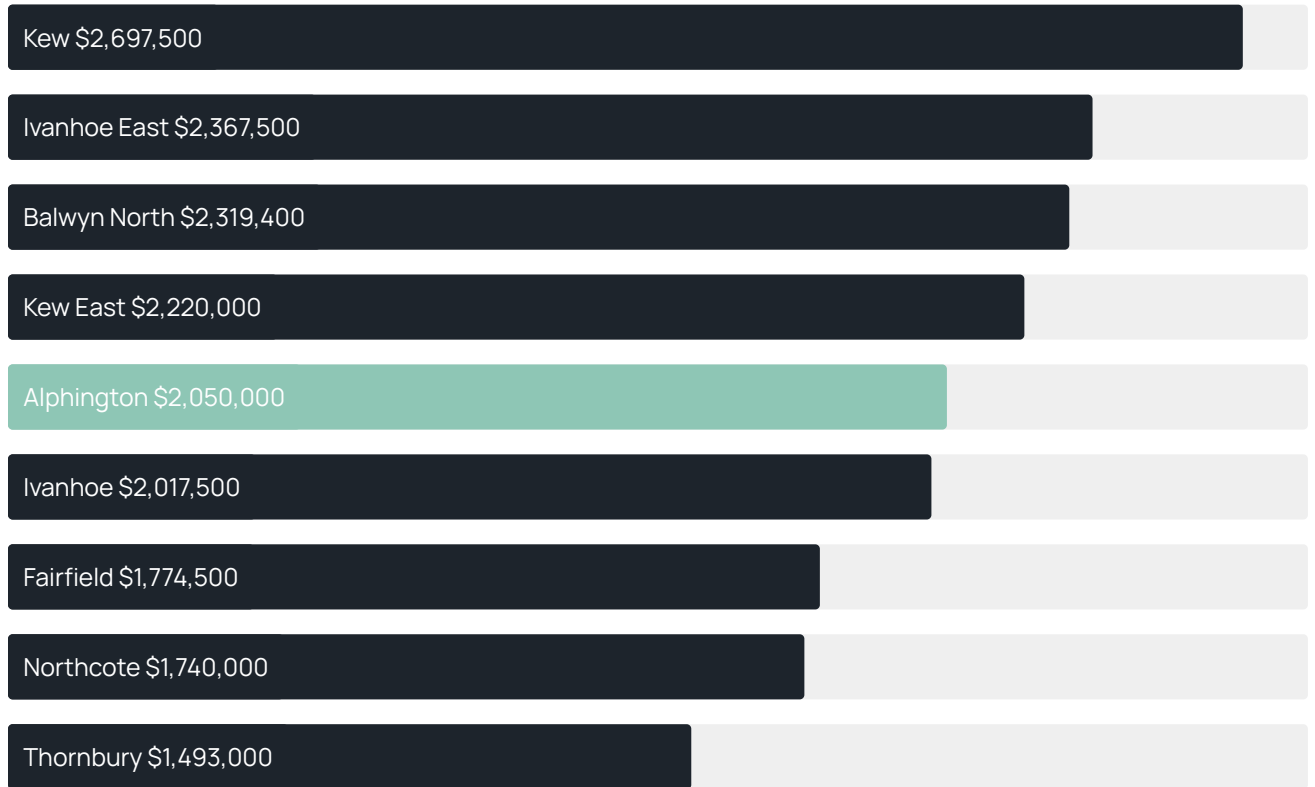
Quarterly price change

-0.75% ↓

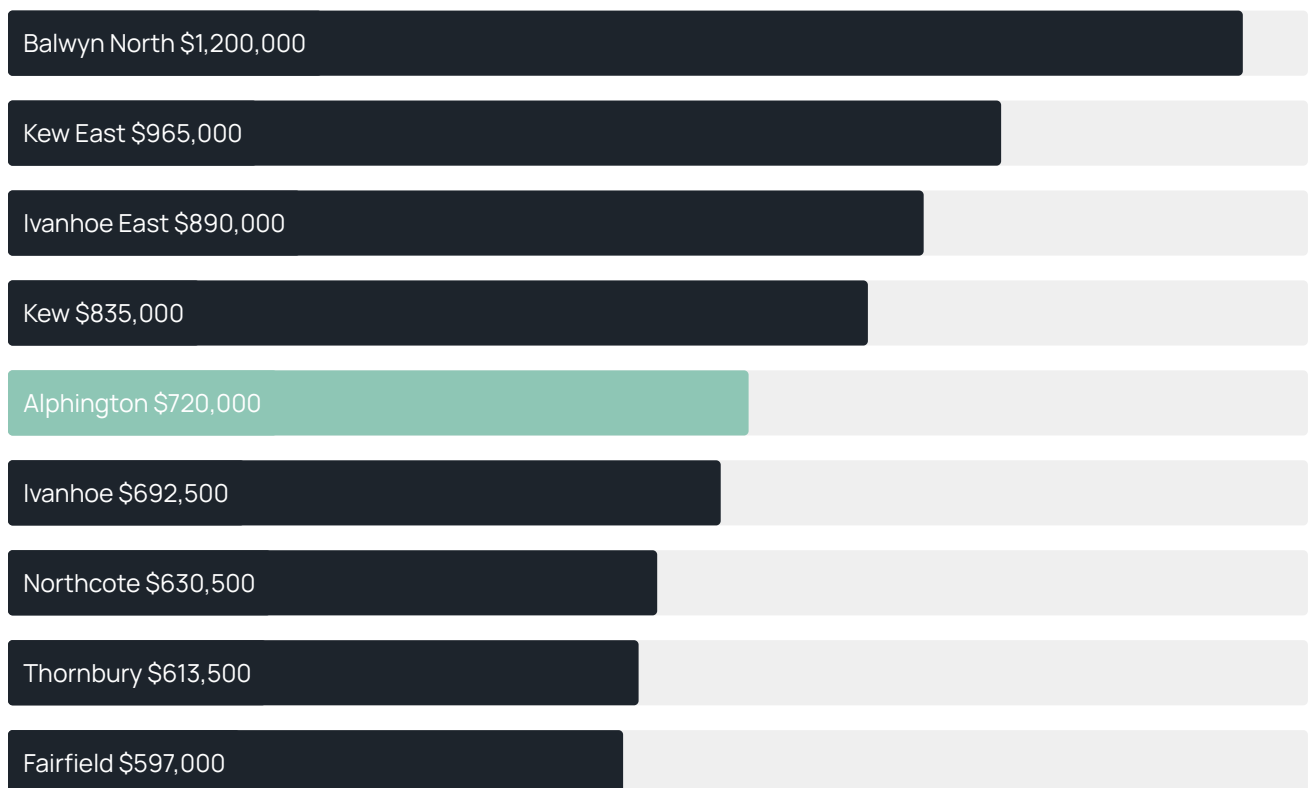
Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²

● Auction 39%
● Private 61%

Auction clearance rate³

69.23%

Median days on market³

28 days

Jellis Craig average inspection attendance per listing⁴

28 groups

Average hold period¹

8.7 years

Dwelling type⁵

● Houses 52% ● Units 48%

Ownership⁵

● Owned outright 35% ● Mortgaged 34% ● Rented 31%

Population⁵

5,702

Median asking rent¹

\$885 per week

Population growth⁵

12.24%

Rental yield¹

2.48%

Median age⁵

39 years











Median household size⁵

2.4 people




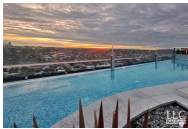






ALPHINGTON SUBURB REPORT

Recent Alphington sales











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

Address	Bedrooms	Type	Price	Sold
 2/7 Fairfield Rd Alphington	3	Townhouse	\$1,130,000	28 Mar 2026
 6 Killop St Alphington	3	House	\$1,570,000	24 Mar 2026
 9/150 Grange Rd Alphington	1	Apartment	\$260,000	22 Mar 2026
 1015/626 Heidelberg Rd Alphington	3	Apartment	\$1,350,000	12 Mar 2026
 8/45 Broomfield Av Alphington	1	Apartment	\$375,000	06 Mar 2026
 23/23 Coate Av Alphington	2	Unit	\$770,000	04 Mar 2026
 14 Naroon Rd Alphington	4	House	\$2,170,000	04 Mar 2026
 4/150 Grange Rd Alphington	1	Apartment	\$335,000	02 Mar 2026
 6/42 Alphington St Alphington	2	Apartment	\$620,000	02 Mar 2026
 116 Wingrove St Alphington	2	House	\$1,930,000	28 Feb 2026

ALPHINGTON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 208/21 Rex Av Alphington	2	Apartment	\$811,500	27 Feb 2026
 9/41 Yarraford Av Alphington	1	Subdivided Unit/Villa/Townhouse	\$370,000	24 Feb 2026
 2/17 Rex Av Alphington	2	Apartment	\$840,000	12 Feb 2026
 407/626 Heidelberg Rd Alphington	1	Apartment	\$368,000	10 Feb 2026
 4/152 Grange Rd Alphington	3	Townhouse	\$1,220,000	07 Feb 2026
 12 Warson Pl Alphington	2	Townhouse	\$985,000	05 Feb 2026
 9/43 Yarraford Av ALPHINGTON	1	Apartment	\$370,000	03 Feb 2026
 4/66 Grange Rd Alphington	2	Unit	\$760,000	25 Jan 2026
 2 Musgrave La Alphington	2	Townhouse	\$810,000	17 Dec 2025
 309/10 Mills Blvd Alphington	2	Subdivided Unit/Villa/Townhouse	\$780,000	17 Dec 2025

ALPHINGTON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1/4 St Bernards Rd Alphington	1	Unit	\$412,000	12 Dec 2025
 9 Peck Wlk Alphington	2	Townhouse	\$850,000	10 Dec 2025
 9/24 Como St Alphington	2	Apartment	\$510,000	08 Dec 2025
 3 Hemingway Pl Alphington	3	Townhouse (Conjoined)	\$750,000	08 Dec 2025
 1/2 Ross St Alphington	4	House	\$2,550,000	06 Dec 2025
 10 Tower Av Alphington	5	House	\$2,600,000	06 Dec 2025
 207/21 Rex Av ALPHINGTON	2	Apartment	\$837,000	06 Dec 2025
 109/7 Paper Trl Alphington	2	Strata Unit/Flat	\$745,000	04 Dec 2025
 212/21 Rex Av Alphington	1	Subdivided Unit/Villa/Townhouse	\$490,000	03 Dec 2025
 9 Parkview Rd Alphington	5	House	\$2,270,000	29 Nov 2025



Jellis Craig Fitzroy
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Jellis Craig acknowledges and pays our respects to the Bunurong People, the Wadawurrung People, the Dja Dja Wurrung People and the Wurundjeri People as the Traditional Owners and original custodians of the lands on which Jellis Craig operates.

Data is current as of PDF generation date 01/04/2026

- 1 Property Data Online, updated quarterly for the past 12 months
- 2 Property Data Online, updated daily for the past 12 months
- 3 Property Data Online, updated daily for the past quarter
- 4 Jellis Craig's average inspection attendance per listing (houses) over the last 12 months, updated daily
- 5 2021 Australian Census
- 6 Property Data Online, updated daily

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