



Armstrong Creek

# Suburb Report



Your connection to property insights



**JellisCraig**

ARMSTRONG CREEK SUBURB REPORT

Median house price<sup>1</sup>

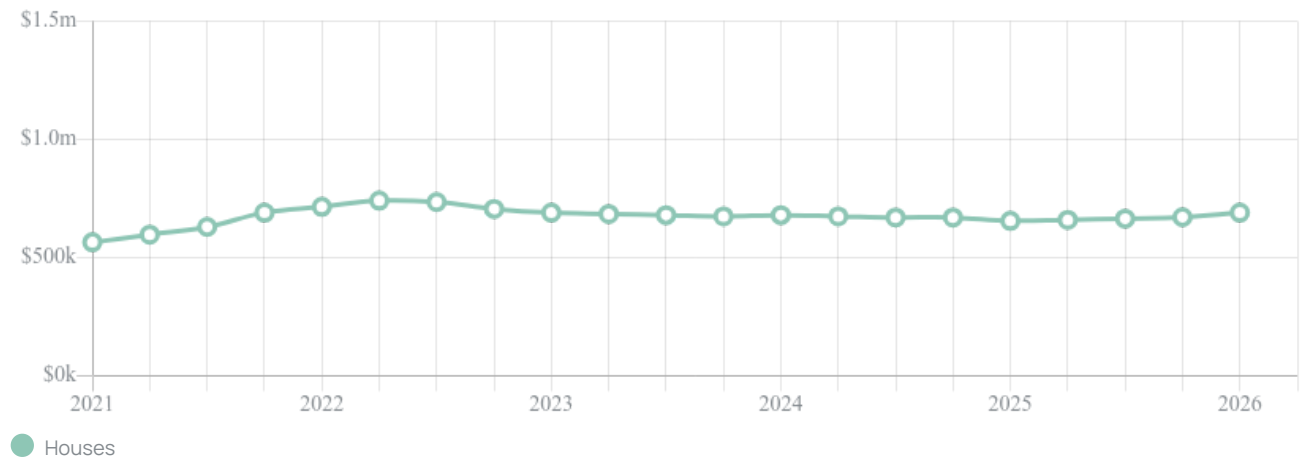
Median

\$690k

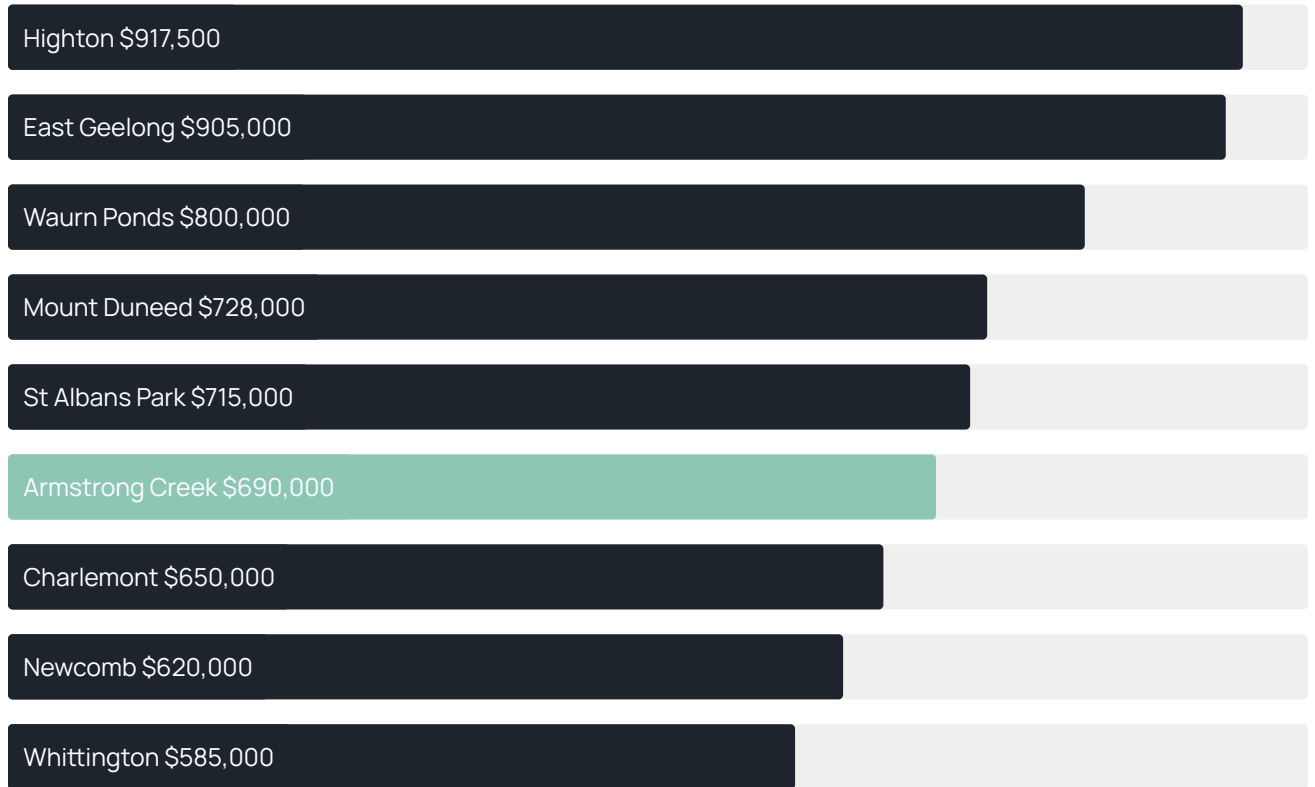
Quarterly price change

2.83% ↑

Quarterly price change<sup>1</sup>



### Median house price<sup>1</sup>



### Median unit price<sup>1</sup>



Sale method<sup>2</sup>



● Private 100%

Median days on market<sup>3</sup>

29 days

Average hold period<sup>1</sup>

3.4 years

Dwelling type<sup>5</sup>



● Houses 95% ● Units 5%

Ownership<sup>5</sup>



● Owned outright 11% ● Mortgaged 56% ● Rented 33%

Population<sup>5</sup>

11,247

Median asking rent<sup>1</sup>

\$545 per week

Median age<sup>5</sup>

30 years

Rental yield<sup>1</sup>

4.05%






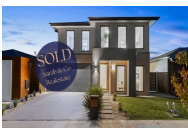




Median household size<sup>5</sup>

2.9 people









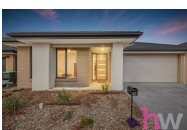

ARMSTRONG CREEK SUBURB REPORT

## Recent Armstrong Creek sales











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/suburb-reports](http://jellisraig.com.au/suburb-reports)

Address	Bedrooms	Type	Price	Sold
 10 Creekward Dr Armstrong Creek	3	House	\$710,000	02 Jul 2026
 10 Sunrise St Armstrong Creek	4	House	\$640,000	18 Jun 2026
 44 Blackwattle Dr Armstrong Creek	4	House	\$734,400	16 Jun 2026
 7-9 Cape Way Armstrong Creek	3	House	\$767,500	11 Jun 2026
 2237 Warralily Blvd Armstrong Creek	4	House	\$730,000	10 Jun 2026
 70 Inglenook Cirt Armstrong Creek	4	House	\$865,000	08 Jun 2026
 11 Madeira St Armstrong Creek	3	House	\$640,000	05 Jun 2026
 36 Snedden St Armstrong Creek	4	House	\$720,000	04 Jun 2026
 9 Aberfeldie St Armstrong Creek	3	House	\$635,000	03 Jun 2026
 39 Middleton Rd Armstrong Creek	4	House	\$790,000	02 Jun 2026

## ARMSTRONG CREEK SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 64 Tranquility Cr Armstrong Creek	4	House	\$765,000	01 Jun 2026
 1 Kempsey Wlk Armstrong Creek	4	House	\$635,000	28 May 2026
 10 Flanagan Cl Armstrong Creek	4	House	\$735,000	28 May 2026
 49 Spirit Cr Armstrong Creek	3	House	\$740,000	27 May 2026
 28 Holley Cr Armstrong Creek	3	House	\$615,000	27 May 2026
 68 Galene Dr Armstrong Creek	4	House	\$755,000	27 May 2026
 22 Vienet Av Armstrong Creek	3	House	\$630,000	27 May 2026
 24 Corella Rd Armstrong Creek	4	House	\$640,000	27 May 2026
 41 Delta Dr Armstrong Creek	3	House	\$625,000	26 May 2026
 67 Element Cirt Armstrong Creek	4	House	\$695,000	26 May 2026

## ARMSTRONG CREEK SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 72 Tranquility Cr Armstrong Creek	4	House	\$880,000	21 May 2026
 2 Guest St Armstrong Creek	4	House	\$950,000	21 May 2026
 7 Devesha Dr Armstrong Creek	4	House	\$720,000	21 May 2026
 107 Sanctuary Blvd Armstrong Creek	3	House	\$662,500	20 May 2026
 13 Ambrosia Dr Armstrong Creek	4	House	\$700,000	18 May 2026
 24 Galene Dr Armstrong Creek	4	House	\$710,000	16 May 2026
 14 Canary Dr Armstrong Creek	4	House	\$685,000	15 May 2026
 12 Beveridge Cirt Armstrong Creek	4	House	\$655,000	15 May 2026
 46 Holst St Armstrong Creek	4	House	\$1,100,000	14 May 2026
 2 Eurybia Pl Armstrong Creek	4	House	\$820,000	14 May 2026



**Jellis Craig Geelong**  
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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.

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Data is current as of PDF generation date 01/07/2026

- 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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