



Armstrong Creek

Suburb Report



Your connection to property insights



JellisCraig

ARMSTRONG CREEK SUBURB REPORT

Median house price¹

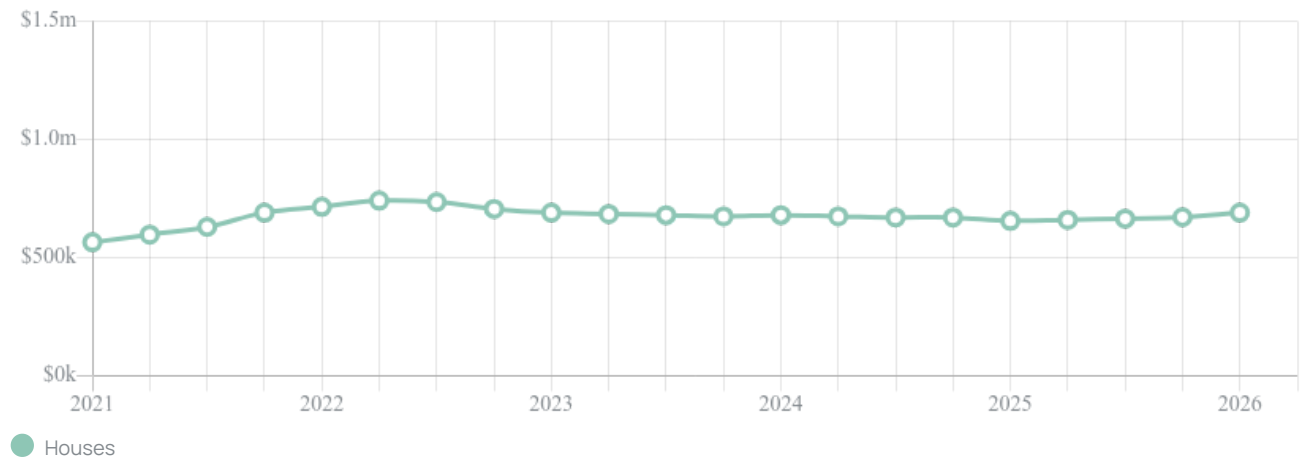
Median

\$690k

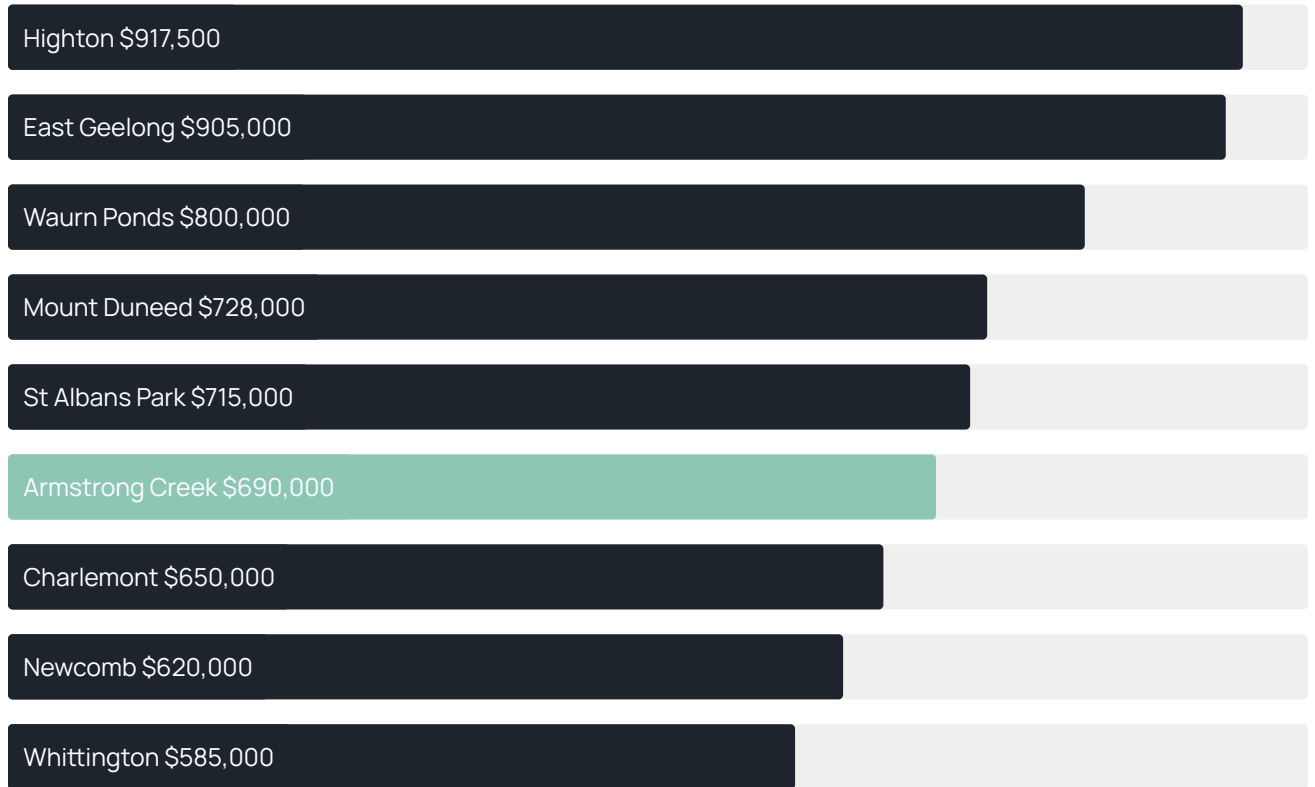
Quarterly price change

2.83% ↑

Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



● Private 100%

Median days on market³

33 days

Average hold period¹

3.4 years

Dwelling type⁵



● Houses 95% ● Units 5%

Ownership⁵



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

Population⁵

11,247

Median asking rent¹

\$545 per week

Median age⁵

30 years

Rental yield¹

4.05%











Median household size⁵

2.9 people








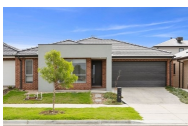


ARMSTRONG CREEK SUBURB REPORT

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

Address	Bedrooms	Type	Price	Sold
 24 Corella Rd Armstrong Creek	4	House	\$640,000	27 May 2026
 68 Galene Dr Armstrong Creek	4	House	\$755,000	27 May 2026
 41 Delta Dr Armstrong Creek	3	House	\$625,000	26 May 2026
 72 Tranquility Cr Armstrong Creek	4	House	\$880,000	21 May 2026
 107 Sanctuary Blvd Armstrong Creek	3	House	\$662,500	20 May 2026
 14 Canary Dr Armstrong Creek	4	House	\$685,000	15 May 2026
 157 Burvilles Rd Armstrong Creek	3	Townhouse	\$612,000	13 May 2026
 26 Freshwater Dr Armstrong Creek	4	House	\$881,000	12 May 2026
 16 Lismore St Armstrong Creek	4	House	\$718,000	12 May 2026
 45 Buchanan Blvd Armstrong Creek	4	House	\$850,000	09 May 2026

ARMSTRONG CREEK SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 82 Ashbury Blvd Armstrong Creek	4	House	\$745,000	08 May 2026
 18 Maroubra St Armstrong Creek	4	House	\$850,000	08 May 2026
 34 Morningside Cirt Armstrong Creek	4	House	\$745,000	08 May 2026
 10 Jacana Way Armstrong Creek	3	House	\$650,000	08 May 2026
 5b Kookaburra Dr Armstrong Creek	3	House	\$580,000	07 May 2026
 12 Avi Wlk Armstrong Creek	4	House	\$640,000	06 May 2026
 27 Daybreak Av Armstrong Creek	3	House	\$617,000	06 May 2026
 5 Metung St Armstrong Creek	4	House	\$630,000	05 May 2026
 13 Kookaburra Dr Armstrong Creek	4	House	\$665,000	04 May 2026
 2213 Warralily Blvd Armstrong Creek	4	House	\$820,000	01 May 2026

ARMSTRONG CREEK SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 8 Eaglehawk Av Armstrong Creek	4	House	\$712,500	29 Apr 2026
 27 Prominence Blvd ARMSTRONG CREEK	3	House	\$700,000	28 Apr 2026
 6 Harvey Av Armstrong Creek	4	House	\$820,000	27 Apr 2026
 15 Rutherford Gr Armstrong Creek	4	House	\$680,000	25 Apr 2026
 37 Ashbury Blvd Armstrong Creek	4	House	\$745,000	23 Apr 2026
 15 Whitfords Dr Armstrong Creek	4	House	\$700,000	23 Apr 2026
 15 Ross St Armstrong Creek	4	House	\$727,000	20 Apr 2026
 7 Nairn Dr Armstrong Creek	4	House	\$750,000	20 Apr 2026
 11 Isle Av Armstrong Creek	4	House	\$785,000	18 Apr 2026
 30 Allansford Cr Armstrong Creek	4	House	\$705,000	18 Apr 2026



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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 01/06/2026

- 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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