



Armstrong Creek

Suburb Report



Your connection to property insights



JellisCraig

ARMSTRONG CREEK SUBURB REPORT

Median house price¹

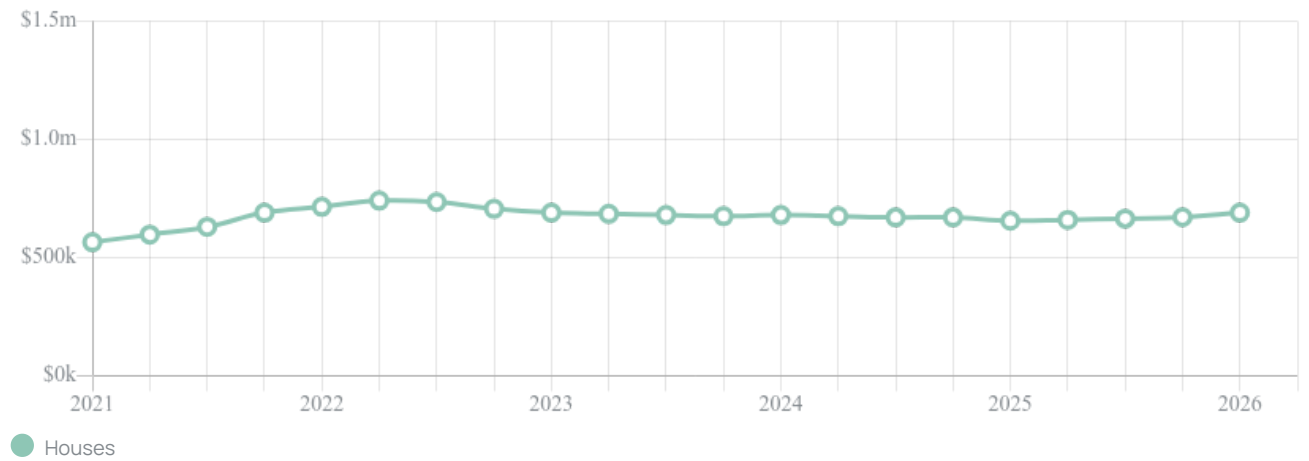
Median

\$690k

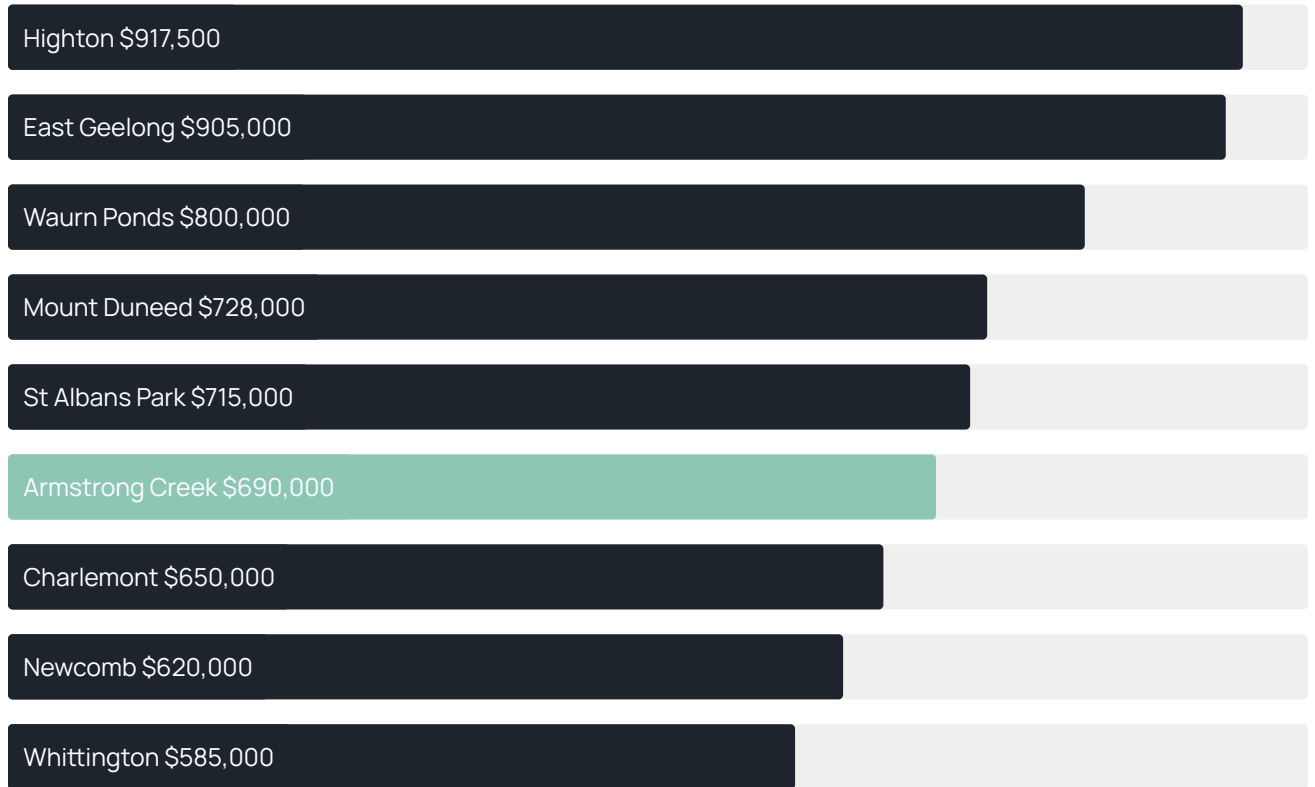
Quarterly price change

2.83% ↑

Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



● Private 100%

Median days on market³

36 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









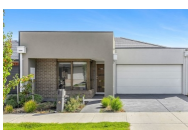

ARMSTRONG CREEK SUBURB REPORT

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
 15 Ross St Armstrong Creek	4	House	\$727,000	20 Apr 2026
 39 Fleurieu Cirt Armstrong Creek	4	House	\$695,000	17 Apr 2026
 48 Albanel St Armstrong Creek	4	House	\$681,000	17 Apr 2026
 36 Ross St Armstrong Creek	4	House	\$745,000	16 Apr 2026
 21 Stingray St Armstrong Creek	4	House	\$711,000	15 Apr 2026
 11 Rocky Point Rd Armstrong Creek	3	House	\$670,000	15 Apr 2026
 32 Spirit Cr Armstrong Creek	3	House	\$655,000	11 Apr 2026
 348 Charlemont Rd Armstrong Creek	4	House	\$750,000	09 Apr 2026
 55 Allansford Cr Armstrong Creek	4	House	\$700,000	08 Apr 2026
 9 Tamarillo St Armstrong Creek	3	House	\$662,000	08 Apr 2026

ARMSTRONG CREEK SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 17 Fawkner Cr Armstrong Creek	4	House	\$872,500	07 Apr 2026
 17 Garganey Rd Armstrong Creek	4	House	\$635,000	07 Apr 2026
 91 Inglenook Cirt Armstrong Creek	3	House	\$725,000	03 Apr 2026
 10 Mallacoota Cr Armstrong Creek	4	House	\$758,000	02 Apr 2026
 37 Fleurieu Cirt Armstrong Creek	4	House	\$755,000	02 Apr 2026
 99 Robinson St Armstrong Creek	5	House	\$1,050,000	02 Apr 2026
 10 Trundle Dr Armstrong Creek	4	House	\$745,000	30 Mar 2026
 55 Buchanan Blvd Armstrong Creek	4	House	\$820,000	27 Mar 2026
 22 Holley Cr Armstrong Creek	3	House	\$622,500	27 Mar 2026
 254 Warralily Blvd Armstrong Creek	4	House	\$700,000	26 Mar 2026

ARMSTRONG CREEK SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 12 Chamberlain Dr Armstrong Creek	4	House	\$660,000	26 Mar 2026
 7 Cherry St Armstrong Creek	3	House	\$610,000	25 Mar 2026
 10 Galene Dr Armstrong Creek	4	House	\$665,000	25 Mar 2026
 3 Daybreak Av Armstrong Creek	4	House	\$850,000	25 Mar 2026
 48 Berkeley Dr Armstrong Creek	4	House	\$795,000	24 Mar 2026
 4 Amiable Pde Armstrong Creek	4	House	\$734,000	24 Mar 2026
 27 Abode St Armstrong Creek	5	House	\$820,000	19 Mar 2026
 10 Robwood St Armstrong Creek	4	House	\$725,000	19 Mar 2026
 41 Albanel St Armstrong Creek	4	House	\$638,000	17 Mar 2026
 15 Coastside Dr Armstrong Creek	4	House	\$725,500	17 Mar 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 01/05/2026

- 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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