



Armstrong Creek

Suburb Report



Your connection to property insights



JellisCraig

Median house price¹

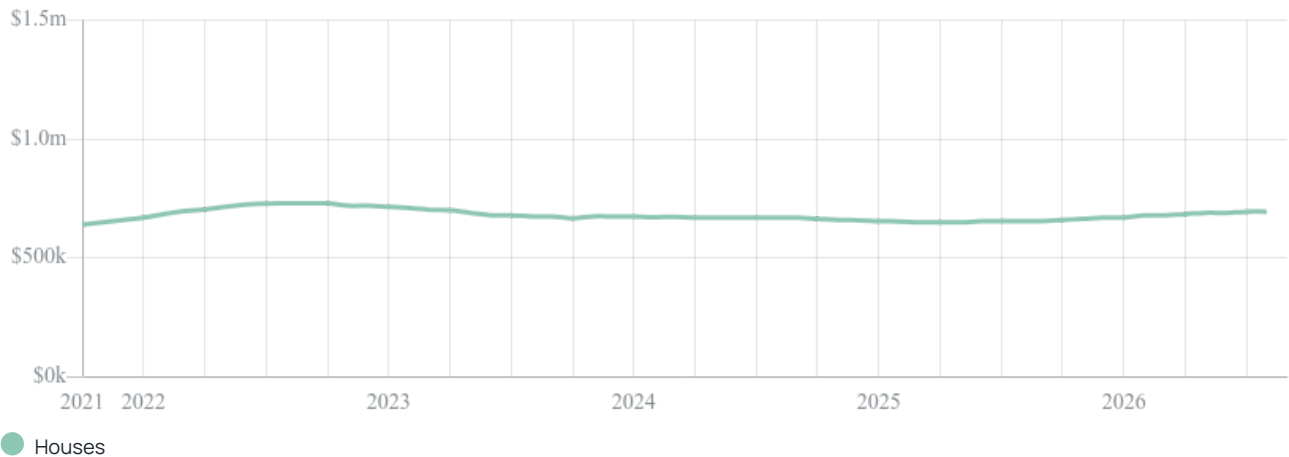
Median

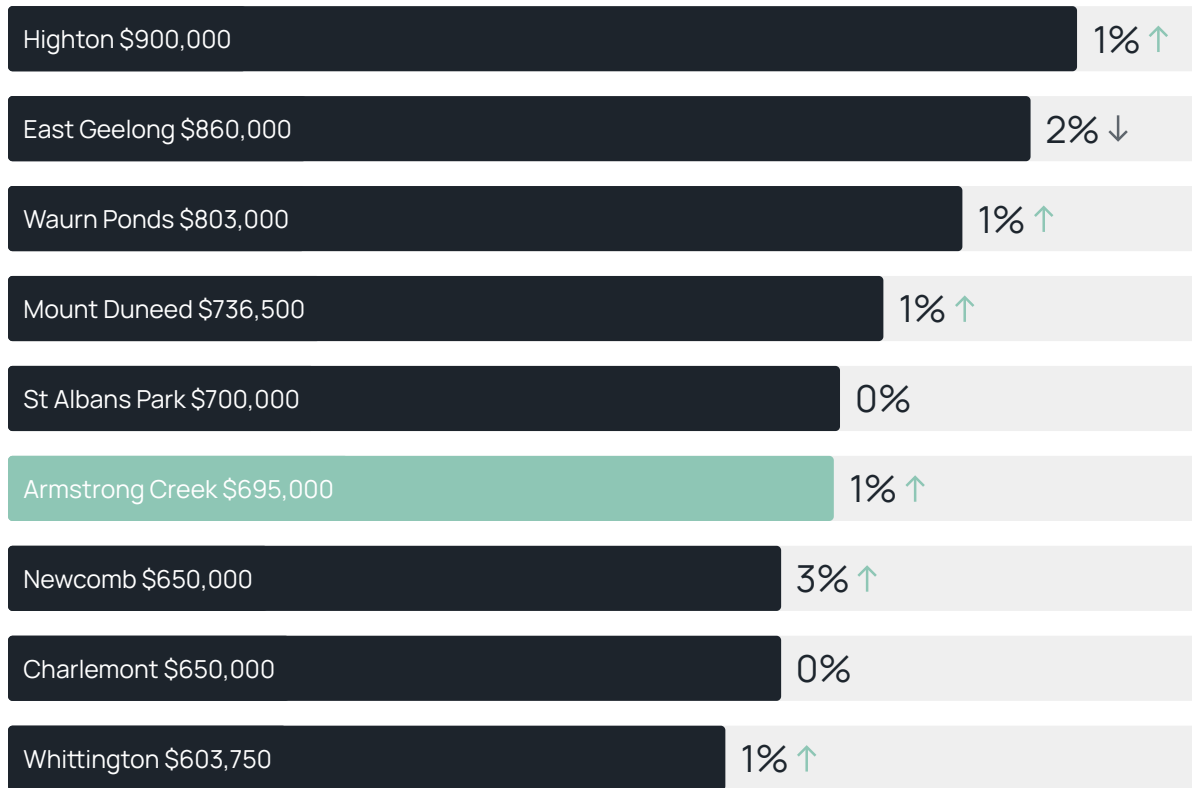
\$695k

Quarterly price change

0.00% ↓

Armstrong Creek quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²

● Private 100%

Median days on market³

House

Unit

34 days

48 days

Average hold period¹

House

4.6 years

Dwelling type⁵

● Houses 100% ● Units 0%

Ownership⁵

● Owned outright 11% ● Mortgaged 54% ● Rented 35%

Population⁵

11,247

Median asking rent per week¹

Unit

\$550

N/A

Median age⁵

30 years

Rental yield¹

House

Unit

4.16%

4.17%

Median household size⁵

2.9 people

Recent Armstrong Creek sales²

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
 48 Decourcy Way Armstrong Creek	5	House	\$1,010,000	28 Sep 2026
 60 Mcarthur Crescent Armstrong Creek	3	House	\$675,000	28 Sep 2026
 48 Flagstaff Street Armstrong Creek	4	House	\$865,000	22 Sep 2026
 Lot 3301 Gillieston Street	0	Residential_land	\$433,000	22 Sep 2026
 121 Coastsides Drive Armstrong Creek	4	House	\$735,000	21 Sep 2026
 18 Barleycorn Bend Armstrong Creek	4	House	Undisclosed	19 Sep 2026
 14 Lapis Street Armstrong Creek	4	House	\$870,000	15 Sep 2026
 31 Whitfords Drive Armstrong Creek	4	House	\$717,000	10 Sep 2026
 18 Tenneyson Close Armstrong Creek	4	House	\$795,000	09 Sep 2026
 Lot 3024 Allansford Crescent	0	Residential_land	\$506,000	09 Sep 2026

ARMSTRONG CREEK SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 Lot 3316 Darwin Avenue	0	Residential_land	\$442,000	09 Sep 2026
 56 Bluewater Drive Armstrong Creek	4	House	\$675,000	08 Sep 2026
 7 Newman Circuit Armstrong Creek	0	Residential_land	\$335,000	04 Sep 2026
 28 Galene Drive Armstrong Creek	3	House	\$672,500	03 Sep 2026
 41 Inglenook Circuit Armstrong Creek	4	House	\$725,000	02 Sep 2026
 13 Duke Street Armstrong Creek	3	House	\$620,000	02 Sep 2026
 15 Madeira Street Armstrong Creek	3	House	Undisclosed	01 Sep 2026
 26 Middleton Road Armstrong Creek	4	House	\$675,000	29 Aug 2026
 9 Koslow Street Armstrong Creek	4	House	Undisclosed	28 Aug 2026
 320 Charlemont Road Armstrong Creek	5	House	Undisclosed	28 Aug 2026

ARMSTRONG CREEK SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 6 Atherton Street Armstrong Creek	3	House	\$680,000	28 Aug 2026
 340 Charlemont Road Armstrong Creek	4	House	\$820,000	28 Aug 2026
 12 Bridgewater Circuit Armstrong Creek	4	House	\$730,000	28 Aug 2026
 261 Warralily Boulevard Armstrong Creek	4	House	\$709,000	27 Aug 2026
 11 Chamberlain Drive Armstrong Creek	4	House	\$755,000	27 Aug 2026
 51 Madeira Street Armstrong Creek	3	House	\$625,000	26 Aug 2026
 9 Avocet Way Armstrong Creek	4	House	\$650,000	26 Aug 2026
 26 Southwinds Road Armstrong Creek	3	House	\$650,000	25 Aug 2026
 13 Naismith Street Armstrong Creek	4	House	\$785,000	25 Aug 2026
 48 Portrush Loop Armstrong Creek	4	House	\$700,000	25 Aug 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 01/10/2026

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1. Victorian Data, updated monthly for the past 12 months
2. Victorian Data, updated daily for the past 12 months
3. Victorian Data, updated daily for the past Saturday's auctions
4. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
5. 2021 ABS Census

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