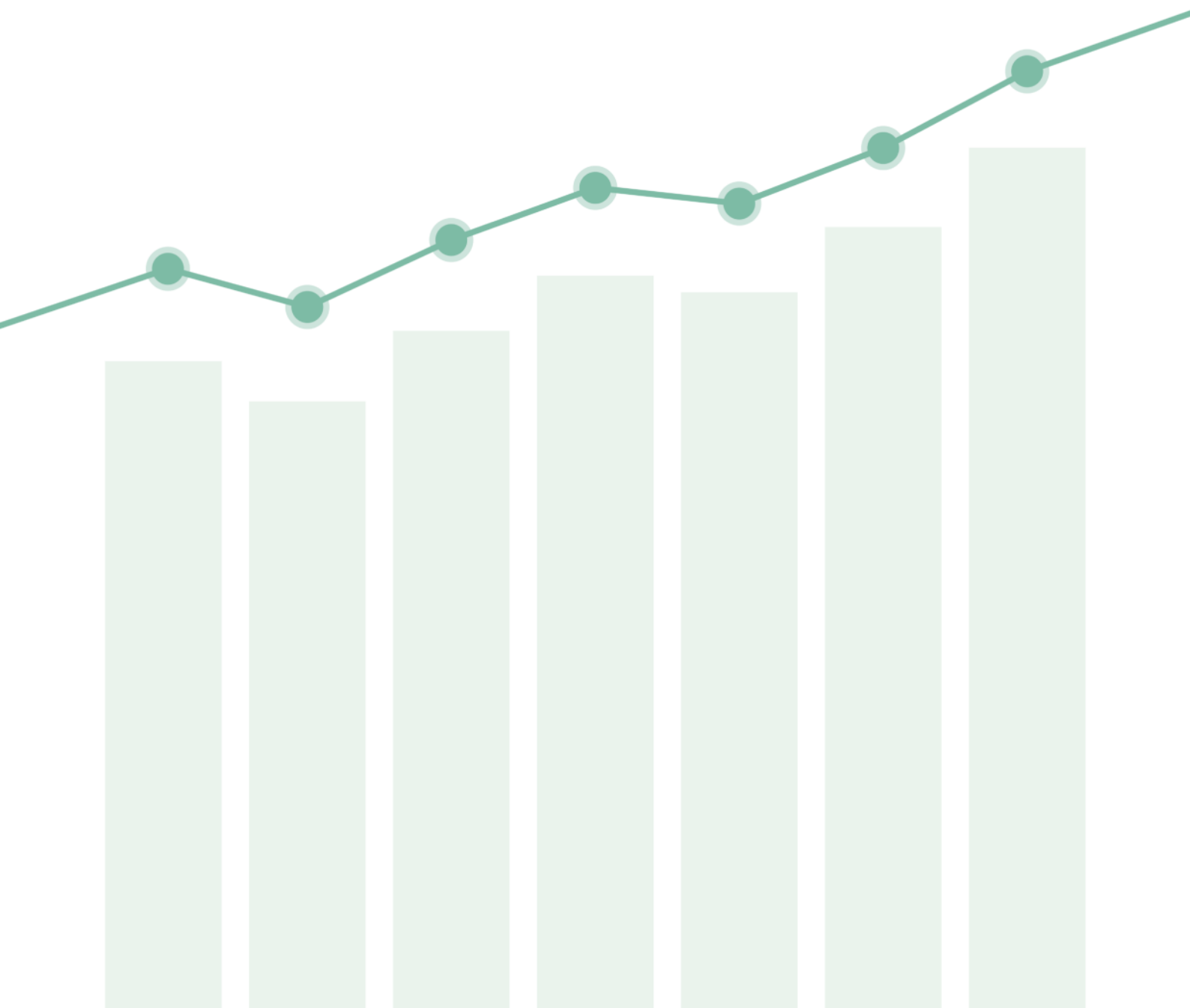


JellisCraig

ASCOT VALE

Suburb Report

Know your neighbourhood.



ASCOT VALE SUBURB REPORT

Median House Price*

Median

\$1.40m

Quarterly Price Change

0.00% ↓

Median Unit Price*

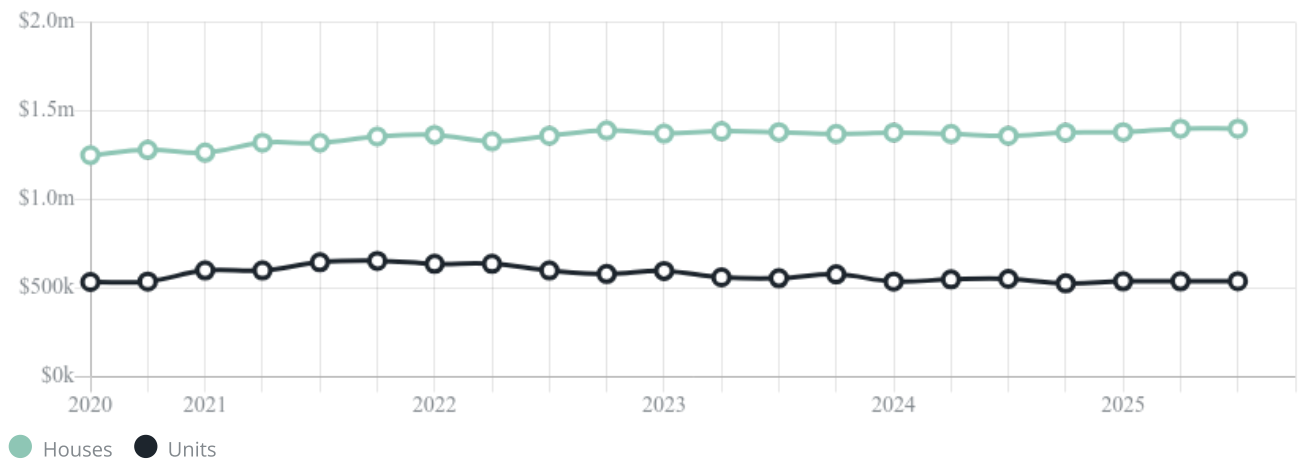
Median

\$540k

Quarterly Price Change

0.18% ↑

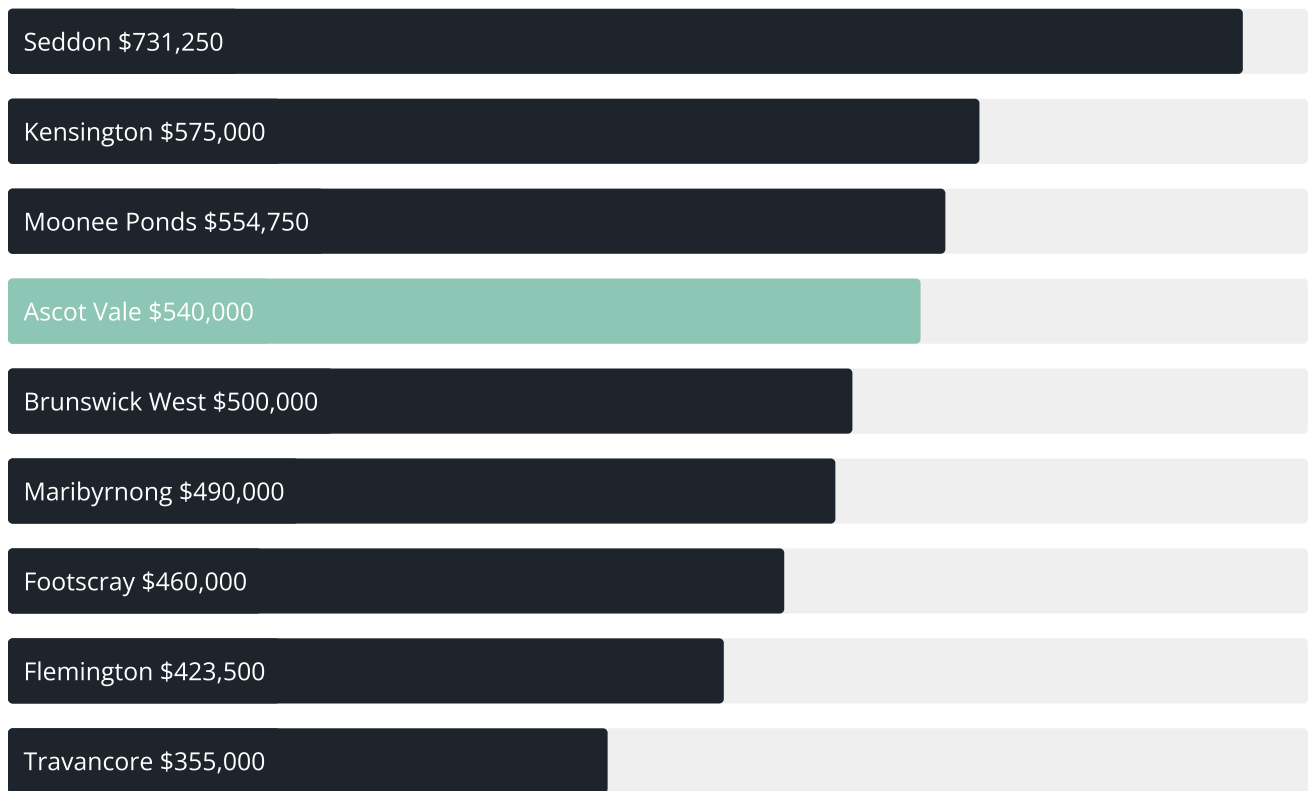
Quarterly Price Change*



Median House Sale Price *



Median Unit Sale Price *



ASCOT VALE SUBURB REPORT

Sale Method*



● Auction 58%
● Private 42%

Auction Clearance Rate*

82.76%

Median Days on Market^

24 days

Average Hold Period*

6.5 years

Dwelling Type^



● Houses 46% ● Units 54%

Ownership^



● Owned Outright 29% ● Mortgaged 35% ● Rented 35%

Population^

15,197

Median Asking Rent per week*

\$730

Population Growth^

3.03%

Rental Yield*

2.67%

Median Age^








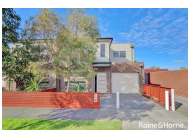


37 years

Median Household Size^


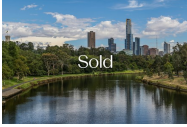



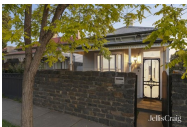




2.4 people

ASCOT VALE SUBURB REPORT








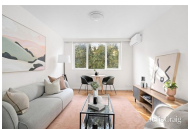


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisrcraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 30 Epsom Rd Ascot Vale	4	House	\$1,600,500	29 Nov 2025
 27 Francis St Ascot Vale	4	House	\$2,560,000	28 Nov 2025
 21/1-7 Sandown Rd Ascot Vale	2	Apartment	\$565,000	26 Nov 2025
 14 Stanford St Ascot Vale	3	House	\$980,000	22 Nov 2025
 2/115 The Parade Ascot Vale	2	Apartment	\$562,000	15 Nov 2025
 40a Charles St ASCOT VALE	4	House	\$1,690,000	15 Nov 2025
 10 Harding St Ascot Vale	4	House	\$1,850,000	15 Nov 2025
 1c Newsom St Ascot Vale	2	House	\$825,000	15 Nov 2025
 136a Union Rd Ascot Vale	2	Apartment	\$650,500	14 Nov 2025
 10 Newsom St Ascot Vale	3	House	\$1,200,000	12 Nov 2025

ASCOT VALE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 15a Epsom Rd Ascot Vale	4	House	\$1,500,000	11 Nov 2025
 37 Kent St Ascot Vale	3	House	\$1,400,000	11 Nov 2025
 8/43 Roxburgh St Ascot Vale	2	Apartment	\$573,606	08 Nov 2025
 1/129 The Parade ASCOT VALE	2	Apartment	\$567,500	08 Nov 2025
 207 Ascot Vale Rd ASCOT VALE	2	House	\$970,000	08 Nov 2025
 89 Francis St Ascot Vale	3	House	\$1,475,000	08 Nov 2025
 45 Sydney St Ascot Vale	2	Townhouse	\$991,000	08 Nov 2025
 15 Epsom Rd Ascot Vale	4	House	\$1,550,000	06 Nov 2025
 8 Warrick St Ascot Vale	2	House	\$1,120,000	03 Nov 2025
 46 Epsom Rd Ascot Vale	3	Townhouse	\$920,000	01 Nov 2025

ASCOT VALE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 114/26 Leonard Cr Ascot Vale	1	Apartment	\$360,000	01 Nov 2025
 3 Mascoma St Ascot Vale	2	House	\$1,217,000	30 Oct 2025
 1/22 Leonard Cr Ascot Vale	2	Apartment	\$545,000	28 Oct 2025
 7/23 Ascot St Ascot Vale	2	Flat/Unit/Apartment	\$550,000	28 Oct 2025
 6/28-30 Langs Rd Ascot Vale	3	Townhouse	\$955,000	25 Oct 2025
 15 Doncaster St Ascot Vale	4	House	\$1,800,000	25 Oct 2025
 111 Union Rd Ascot Vale	3	House	\$1,334,000	25 Oct 2025
 6/42 The Parade Ascot Vale	2	Strata Unit/Flat	\$494,000	23 Oct 2025
 1/24 Ormond Rd Ascot Vale	1	Apartment	\$340,000	22 Oct 2025
 55 North St Ascot Vale	2	House	\$1,120,000	22 Oct 2025



Kensington Office
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03 8378 0500

jellisraig.com.au

Data is current as of PDF generation date 01/12/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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