



# Ascot Vale Suburb Report

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Your connection to property insights



**JellisCraig**

# Property Prices

ASCOT VALE SUBURB REPORT

Median house price<sup>1</sup>

Median  
\$1.40m

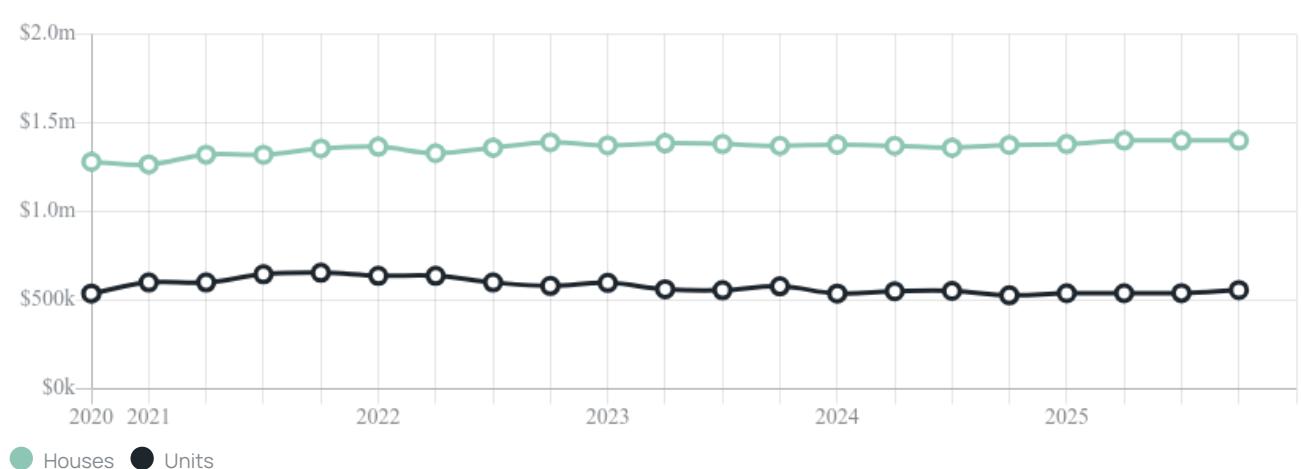
Quarterly price change  
0.00% 

Median unit price<sup>1</sup>

Median  
\$558k

Quarterly price change  
3.24% 

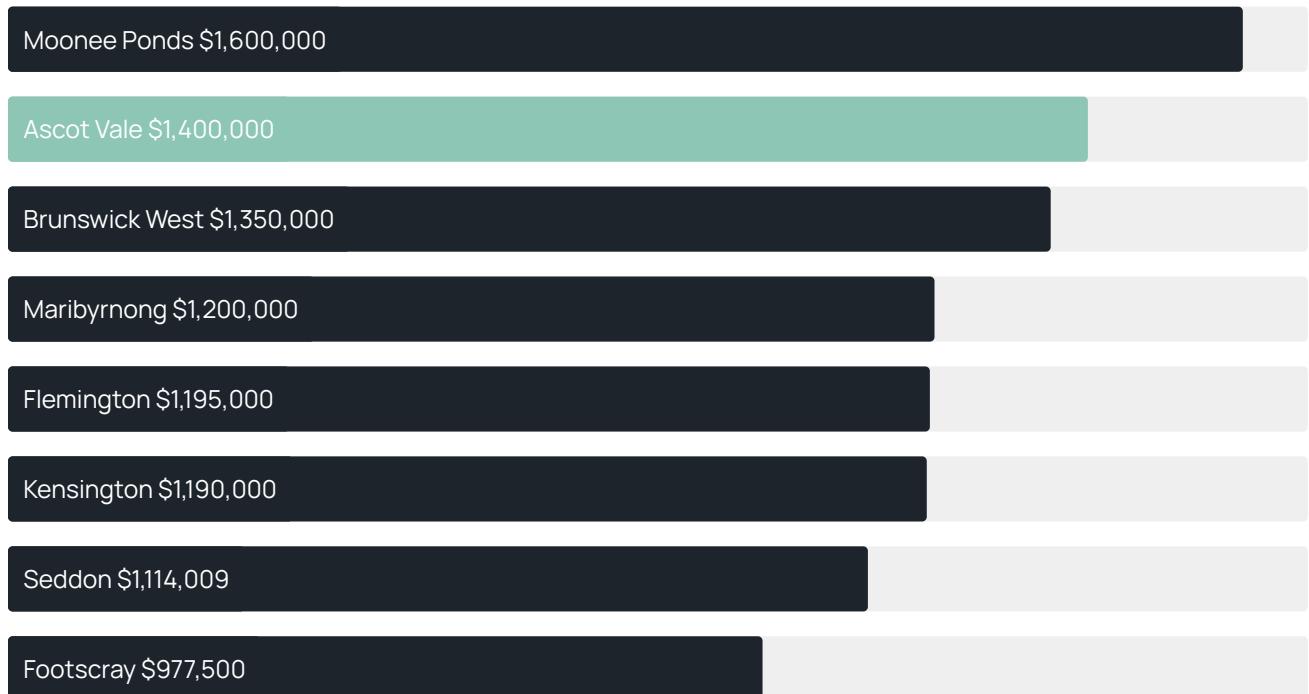
Quarterly price change<sup>1</sup>



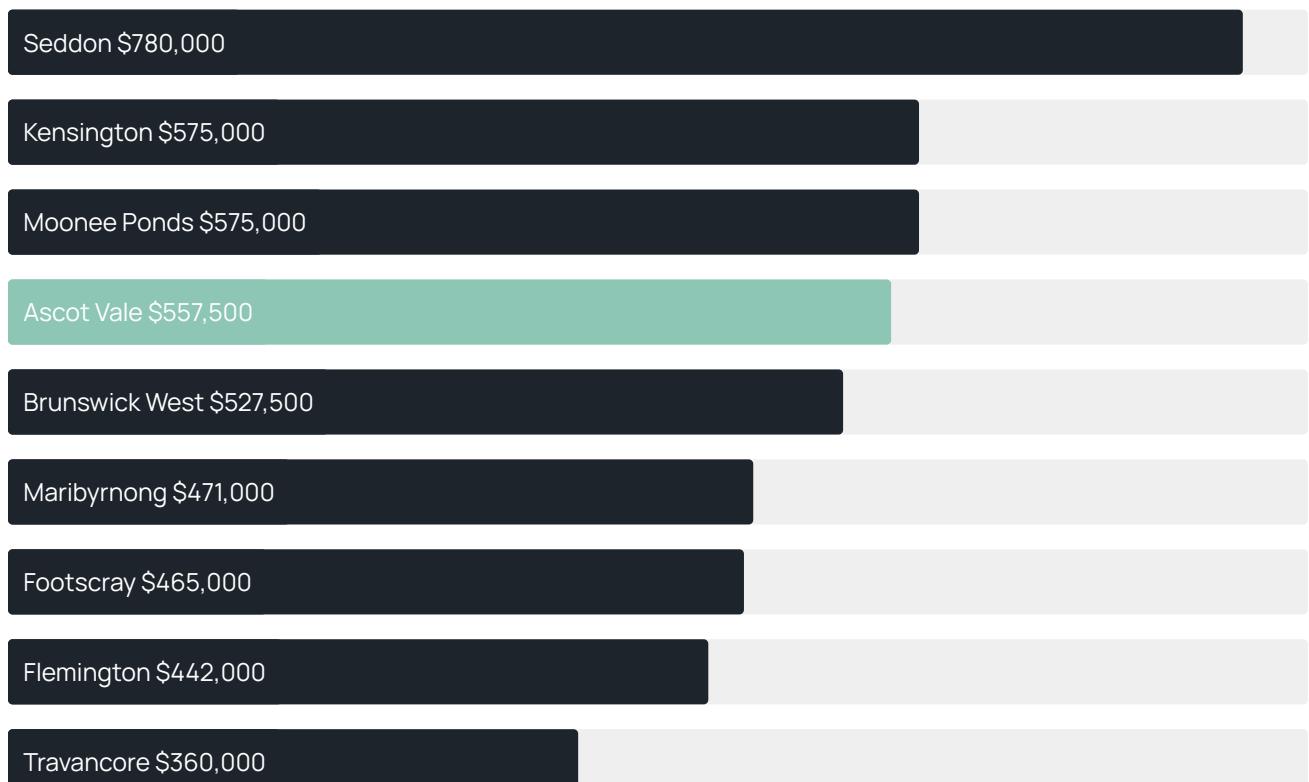
# Surrounding Suburbs

## ASCOT VALE SUBURB REPORT

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



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



# Sales Snapshot

ASCOT VALE SUBURB REPORT

## Sale method<sup>2</sup>



## Auction clearance rate<sup>3</sup>

90.7%

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

25 days

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## Average hold period<sup>1</sup>

6.5 years

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# Insights

## Dwelling type<sup>5</sup>



● Houses 46% ● Units 54%

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## Ownership<sup>5</sup>



● Owned outright 29% ● Mortgaged 35% ● Rented 35%

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## Population<sup>5</sup>

15,197

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## Median asking rent<sup>1</sup>

\$720 per week

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## Population growth<sup>5</sup>

3.03%

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## Rental yield<sup>1</sup>

2.67%

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## Median age<sup>5</sup>

37 years

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## Median household size<sup>5</sup>

2.4 people

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## Recent Ascot Vale sales

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jelliscraig.com.au/suburb-reports](http://jelliscraig.com.au/suburb-reports)

Address	Bedrooms	Type	Price	Sold
 193a Ascot Vale Rd Ascot Vale	3	House	\$860,000	31 Jan 2026
 79 Roseberry St Ascot Vale	3	House	\$1,200,000	21 Jan 2026
 187 Kent St Ascot Vale	3	House	\$1,190,000	21 Jan 2026
 201/51 Sandown Rd Ascot Vale	2	Apartment	\$580,000	06 Jan 2026
 4/22 Leonard Cr Ascot Vale	2	Strata Unit/Flat	\$545,000	15 Dec 2025
 108 St Leonards Rd Ascot Vale	4	House	\$1,225,000	13 Dec 2025
 32 Bloomfield Rd Ascot Vale	2	House	\$1,210,000	13 Dec 2025
 24 Charles St Ascot Vale	3	House	\$1,585,000	13 Dec 2025
 2/103 The Parade Ascot Vale	2	Unit	\$469,000	11 Dec 2025
 79 Charles St ASCOT VALE	3	House	\$1,280,000	11 Dec 2025

# Sold Properties

## ASCOT VALE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
	2/103-107 The Parade Ascot Vale	2	Flat	\$469,000
	26 Elliott St Ascot Vale	4	House	\$1,800,000
	1/34-40 Fisher Pde Ascot Vale	2	Apartment	\$670,000
	1/34 Fisher Pde Ascot Vale	2	Flat/Unit/Apartment	\$670,000
	21/30 Leonard Cr Ascot Vale	1	Flat/Unit/Apartment	\$359,000
	3/165 Kent St Ascot Vale	3	Apartment	\$655,000
	25A Walter St Ascot Vale	2	House	\$1,113,000
	3/17 Geddes St Ascot Vale	2	Villa	\$831,000
	201/2 Mascoma St Ascot Vale	1	Unit	\$400,000
	6 Middle St Ascot Vale	3	House	\$1,450,000

# Sold Properties

## ASCOT VALE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
	1	Flat/Unit/Apartment	\$510,000	04 Dec 2025
	2	Apartment	\$452,500	02 Dec 2025
	3	House	\$1,090,000	29 Nov 2025
	4	House	\$1,625,000	29 Nov 2025
	4	House	\$1,600,500	29 Nov 2025
	2	Unit	\$485,000	28 Nov 2025
	3	House	\$1,304,000	28 Nov 2025
	3	House	\$2,225,000	28 Nov 2025
	4	House	\$2,560,000	28 Nov 2025
	2	Apartment	\$695,000	25 Nov 2025



**Jellis Craig Kensington**  
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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 01/02/2026

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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