

JellisCraig

ASHBURTON

Suburb Report

Know your neighbourhood.



ASHBURTON SUBURB REPORT

Median House Price*

Median

\$1.97m

Quarterly Price Change

0.08% ↑

Median Unit Price*

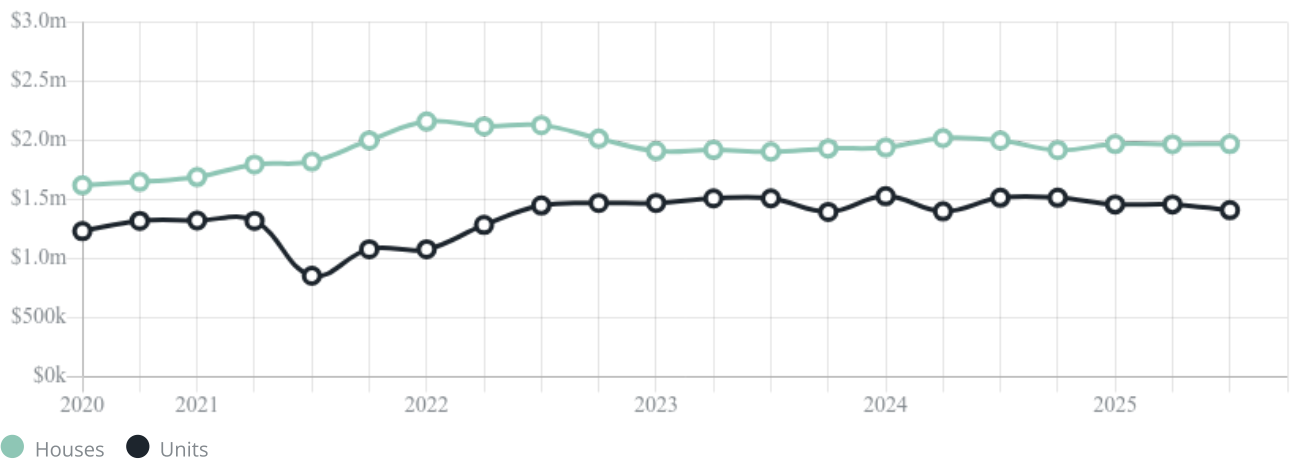
Median

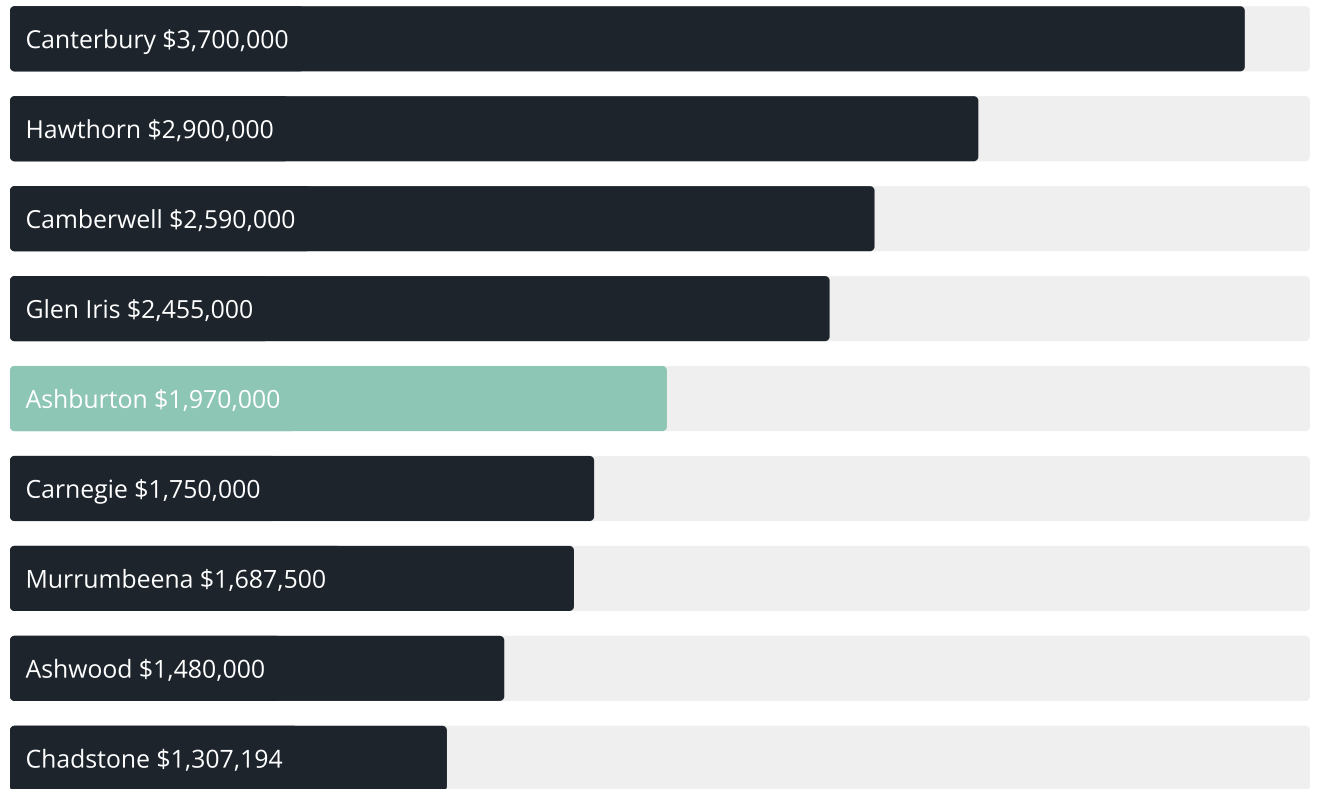
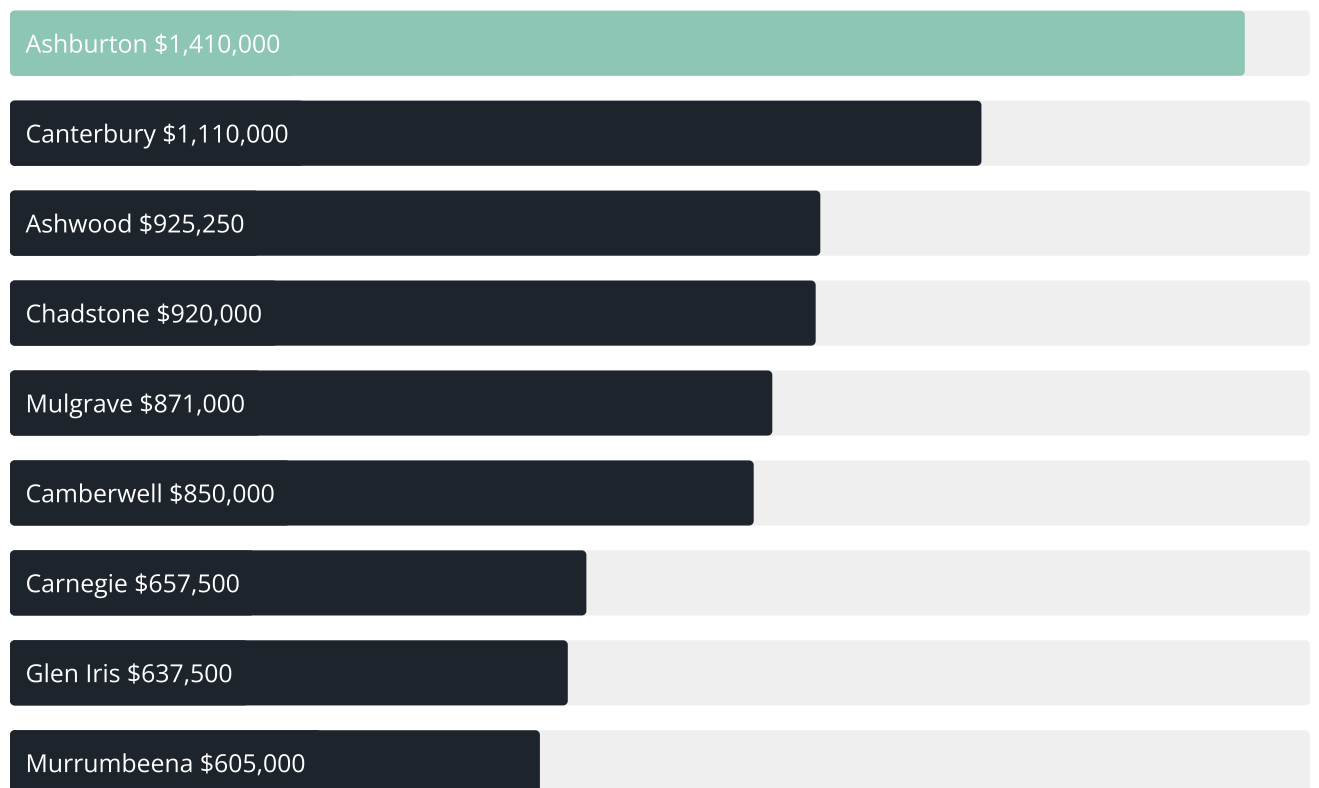
\$1.41m

Quarterly Price Change

-3.34% ↓

Quarterly Price Change*



Median House Sale Price^{*}Median Unit Sale Price^{*}

ASHBURTON SUBURB REPORT

Sale Method*



● Auction 84%
● Private 16%

Auction Clearance Rate*

70.97%

Median Days on Market^

29 days

Average Hold Period*

7.4 years

Dwelling Type^



● Houses 76% ● Units 24%

Ownership^



● Owned Outright 40% ● Mortgaged 37% ● Rented 23%

Population^

7,952

Median Asking Rent per week*

\$838

Population Growth^

2.59%

Rental Yield*

1.96%

Median Age^











41 years

Median Household Size^











2.8 people

ASHBURTON SUBURB REPORT










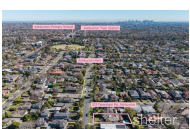
Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 3/430 Warrigal Rd ASHBURTON	2	House	\$375,000	18 Dec 2025
 27 Vears Rd Ashburton	3	House	\$2,460,000	29 Nov 2025
 8 Derna Rd Ashburton	3	House	\$1,225,000	29 Nov 2025
 43 Karnak Rd ASHBURTON	3	House	\$1,050,000	24 Nov 2025
 18 Dunlop St Ashburton	5	House	\$3,200,000	24 Nov 2025
 25 Karnak Rd Ashburton	4	House	\$2,781,000	22 Nov 2025
 1/19 Gloucester Rd Ashburton	3	House	\$1,365,000	17 Nov 2025
 7 Poulter St Ashburton	3	House	\$2,001,000	15 Nov 2025
 3a Crete Av Ashburton	3	House	\$1,600,000	15 Nov 2025
 2A Markham Av Ashburton	3	Townhouse	\$1,027,000	15 Nov 2025

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Address	Bedrooms	Type	Price	Sold
 318 High St Ashburton	4	House	\$1,655,000	10 Nov 2025
 50 Munro Av Ashburton	4	House	\$2,395,000	09 Nov 2025
 40 Morotai Av Ashburton	5	House	\$1,465,000	08 Nov 2025
 1/10 Carool Rd Ashburton	2	Unit	\$865,000	01 Nov 2025
 1 Annetta Av Ashburton	6	House	\$4,625,000	28 Oct 2025
 1/7 St Georges Cr Ashburton	2	Flat/Unit/Apartment	\$2,040,000	25 Oct 2025
 7 Clifford Cl Ashburton	5	House	\$2,736,666	15 Oct 2025
 2/13 Ashburn Gr Ashburton	2	Unit	\$835,000	12 Oct 2025
 12 Derna Rd Ashburton	3	House	\$1,430,000	11 Oct 2025
 28 Lancaster St Ashburton	3	House	\$1,455,000	11 Oct 2025

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Address	Bedrooms	Type	Price	Sold
 28 Samarinda Av Ashburton	4	House	\$1,815,000	04 Oct 2025
 1/11a Marquis St Ashburton	2	Townhouse	\$940,000	04 Oct 2025
 69 Munro Av Ashburton	4	House	\$2,375,000	20 Sep 2025
 3/29 Ashburn Gr Ashburton	2	Unit	\$830,000	20 Sep 2025
 71 Nicholas St Ashburton	3	House	\$1,970,000	17 Sep 2025
 2b Ryburne Av Ashburton	3	House	\$1,485,000	15 Sep 2025
 9 Halifax Ct Ashburton	4	Townhouse	\$1,865,000	13 Sep 2025
 19 Lancaster St Ashburton	3	House	\$1,480,000	13 Sep 2025
 4 Lucerne St Ashburton	3	House	\$1,488,000	06 Sep 2025
 103 Fakenham Rd Ashburton	4	House	\$1,980,000	06 Sep 2025



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jellisraig.com.au

Data is current as of PDF generation date 01/01/2026

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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