



Ashburton

Suburb Report



Your connection to property insights



JellisCraig

ASHBURTON SUBURB REPORT

Median house price¹

Median

\$1.97m

Quarterly price change

0.00% ↓

Median unit price¹

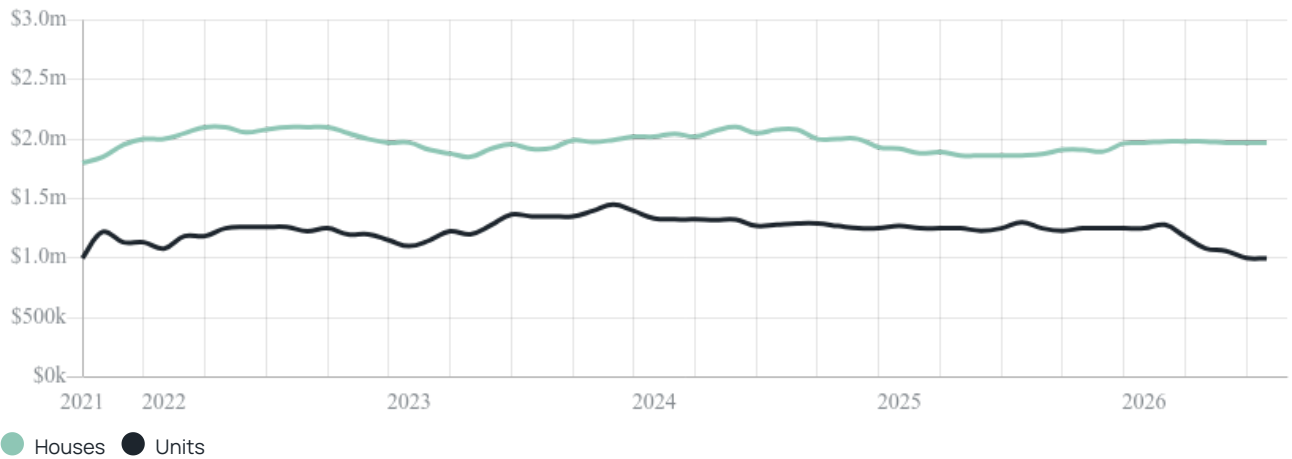
Median

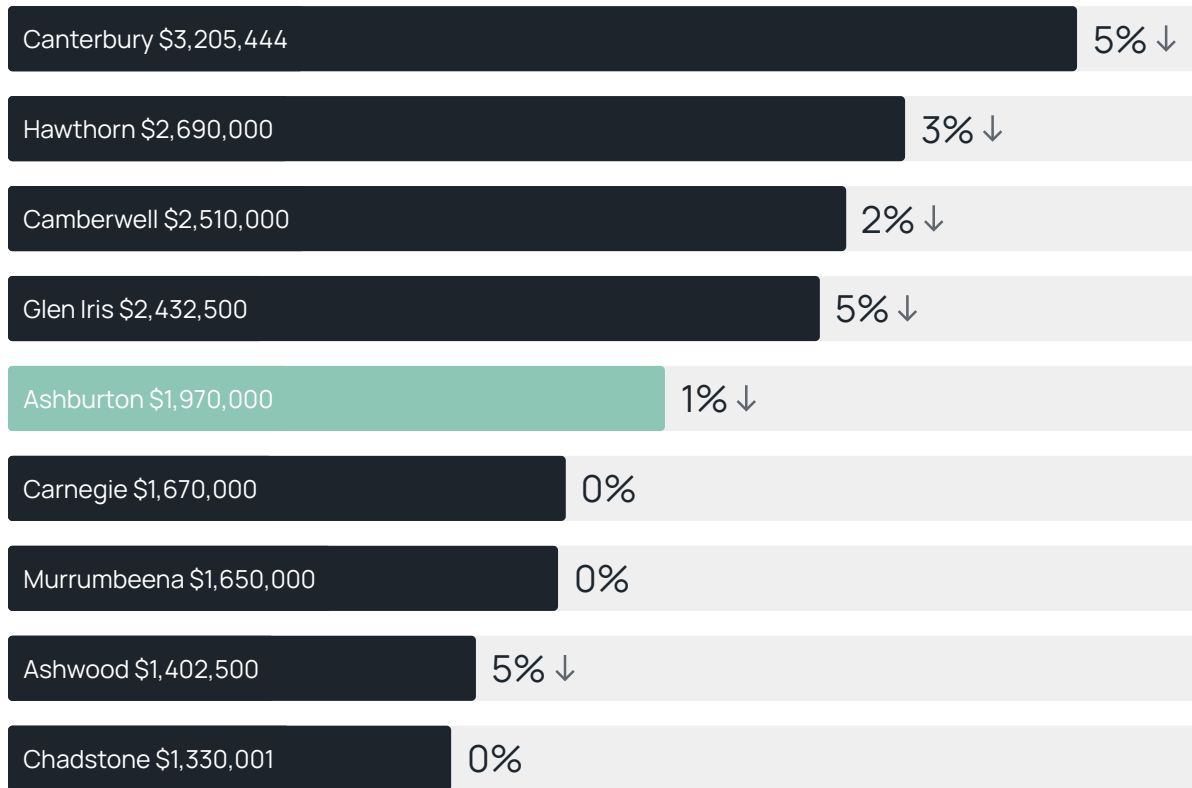
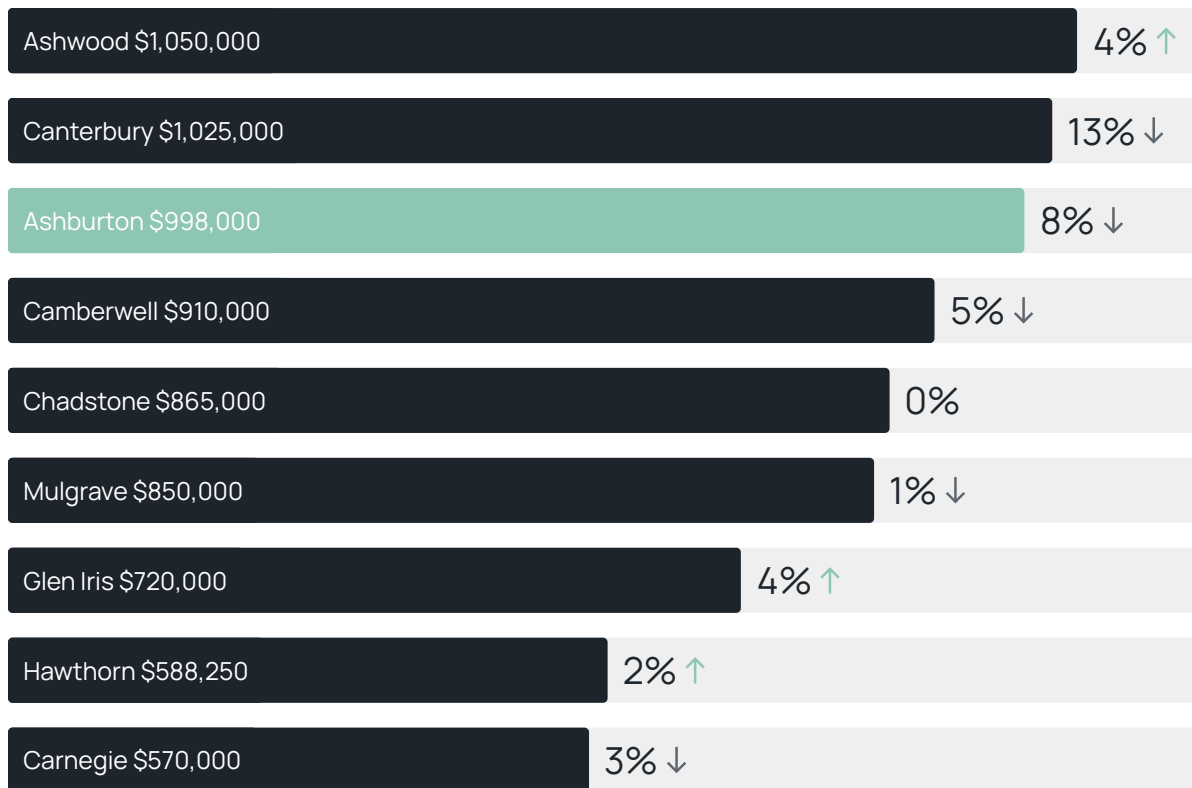
\$998k

Quarterly price change

-0.20% ↓

Ashburton quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²

● Auction 54%
● Private 46%

Auction clearance rate³

54.17%

Median days on market³

House

Unit

27 days

37 days

Jellis Craig average inspection attendance per listing⁴

42 groups

Average hold period¹

House

Unit

14.2 years

12.5 years

Dwelling type⁵

● Houses 97% ● Units 3%

Ownership⁵

● Owned outright 39% ● Mortgaged 36% ● Rented 26%

Population⁵

7,952

Median asking rent per week¹

Unit

\$945

\$650

Population growth⁵

2.59%

Rental yield¹

House

Unit

2.67%

4.01%

Median age⁵

41 years

Median household size⁵

2.8 people

Recent Ashburton 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
 56 Warner Avenue Ashburton	4	House	Undisclosed	31 Aug 2026
 1 Comas Grove Ashburton	3	House	Undisclosed	29 Aug 2026
 52B Victory Boulevard Ashburton	4	House	Undisclosed	22 Aug 2026
 2/278 High Street Ashburton	3	Townhouse	\$1,435,000	20 Aug 2026
 59 Fakenham Road Ashburton	4	House	Undisclosed	15 Aug 2026
 3 Huon Grove Ashburton	5	House	Undisclosed	13 Aug 2026
 72 Nicholas Street Ashburton	4	House	Undisclosed	08 Aug 2026
 8/5 Welfare Parade Ashburton	3	Townhouse	Undisclosed	06 Aug 2026
 1/57 Ashburn Grove Ashburton	2	Unit	Undisclosed	06 Aug 2026
 11 Lancaster Street Ashburton	4	House	\$1,282,000	01 Aug 2026

ASHBURTON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 41 Warner Avenue Ashburton	4	House	\$1,810,000	22 Jul 2026
 57 Winton Road Ashburton	4	House	Undisclosed	21 Jul 2026
 56 Victory Boulevard Ashburton	4	Townhouse	\$1,902,500	19 Jul 2026
 9 Taylor Street Ashburton	3	House	Undisclosed	15 Jul 2026
 10 Laurel Street Ashburton	4	Townhouse	Undisclosed	14 Jul 2026
 2/7 Huon Grove Ashburton	4	Townhouse	\$1,250,000	14 Jul 2026
 3/71 Ashburn Grove Ashburton	2	House	\$816,000	13 Jul 2026
 3/278 High Street Ashburton	3	House	\$1,300,000	09 Jul 2026
 23 Oliver Street Ashburton	4	House	Undisclosed	27 Jun 2026
 15 Meaden Street Ashburton	3	House	\$1,605,000	20 Jun 2026

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Address	Bedrooms	Type	Price	Sold
 6 Vears Road Ashburton	3	House	\$1,446,000	13 Jun 2026
 12 Nicholas Street Ashburton	4	House	\$1,790,000	12 Jun 2026
 50 Francis Crescent Ashburton	3	House	Undisclosed	08 Jun 2026
 3 Wewak Road Ashburton	3	House	Undisclosed	30 May 2026
 13 Huon Grove Ashburton	4	Townhouse	\$1,968,000	29 May 2026
 9 Nairn Street Ashburton	4	House	\$2,450,000	24 May 2026
 2A Ryburne Avenue Ashburton	3	House	\$1,300,000	23 May 2026
 3/23 Ashburn Grove Ashburton	2	Unit	\$795,000	23 May 2026
 17 Taylor Street Ashburton	5	House	Undisclosed	22 May 2026
 34 Solway Street Ashburton	4	House	\$1,780,000	16 May 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 01/09/2026

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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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