

JellisCraig

ASHWOOD

Suburb Report

Know your neighbourhood.



ASHWOOD SUBURB REPORT

Median House Price*

Median

\$1.48m

Quarterly Price Change

1.02% ↑

Median Unit Price*

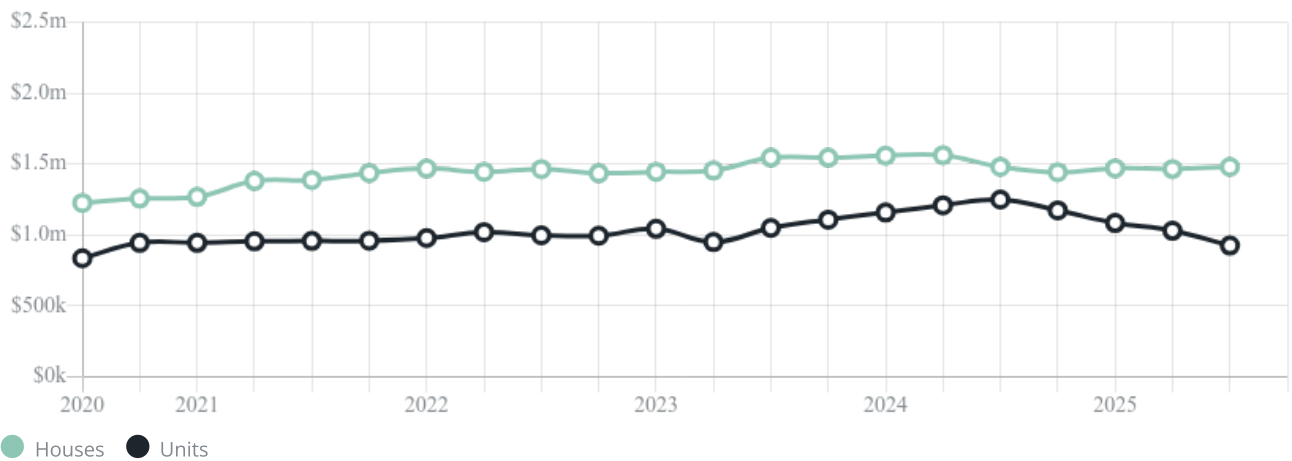
Median

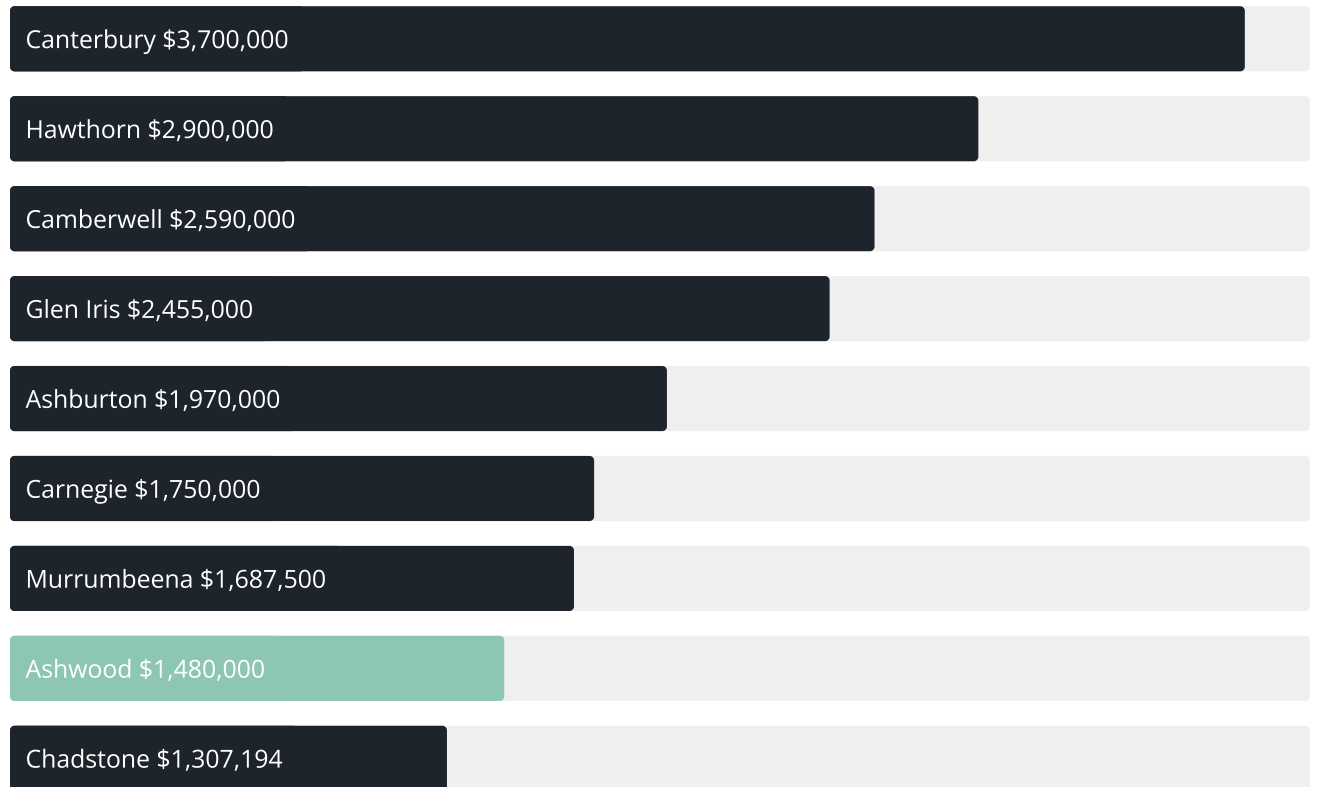
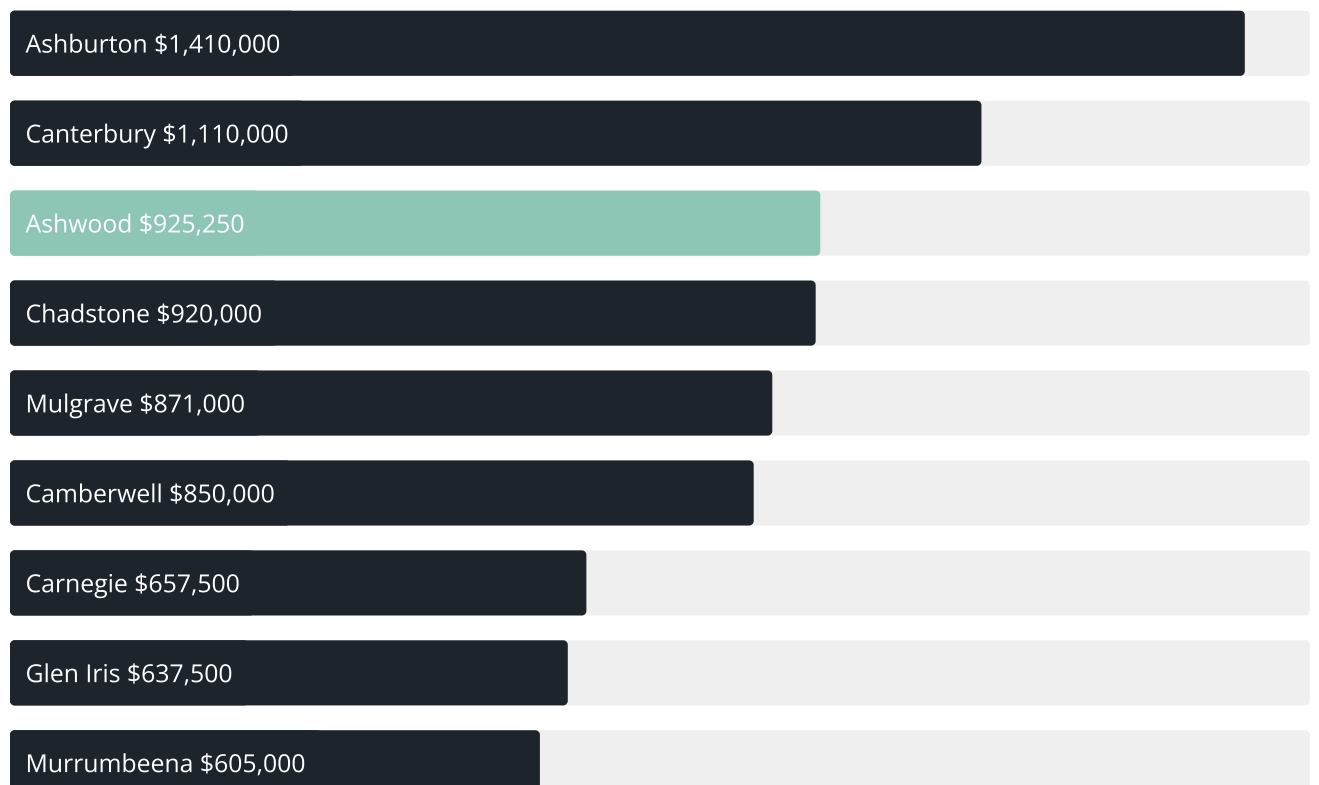
\$925k

Quarterly Price Change

-10.16% ↓

Quarterly Price Change*



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

ASHWOOD SUBURB REPORT

Sale Method^{*}

● Auction 100%

Auction Clearance Rate^{*}

80.65%

Median Days on Market[^]

29 days

Average Hold Period^{*}

7.1 years

Dwelling Type[^]

● Houses 58% ● Units 42%

Ownership[^]

● Owned Outright 33% ● Mortgaged 36% ● Rented 31%

Population[^]

7,154

Median Asking Rent per week^{*}

\$650

Population Growth[^]

3.89%

Rental Yield^{*}

2.2%

Median Age[^]

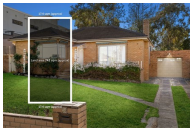
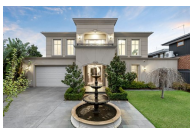
39 years

Median Household Size[^]

2.5 people

ASHWOOD 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 jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 6 Arilpa Ct Ashwood	3	House	\$1,440,000	29 Nov 2025
 2/20 Douglas St Ashwood	3	Townhouse	\$1,460,000	22 Nov 2025
 3 Condah Ct Ashwood	4	House	\$2,140,000	22 Nov 2025
 24 Silver Ash Av Ashwood	3	House	\$1,581,000	15 Nov 2025
 1/25 Douglas St Ashwood	3	Unit	\$1,375,000	08 Nov 2025
 44 Electra Av Ashwood	2	House	\$1,305,000	08 Nov 2025
 24 Cassinia Av Ashwood	5	House	\$2,910,000	26 Oct 2025
 1/14 Harcourt St Ashwood	3	Townhouse	\$1,200,000	23 Oct 2025
 1/2 Heather Av Ashwood	2	Unit	\$922,000	18 Oct 2025
 3/1-3 Montrose St Ashwood	2	Townhouse	\$1,203,000	11 Oct 2025

ASHWOOD SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1/39 Jordan St ASHWOOD	3	House	\$1,270,000	04 Oct 2025
 4 Mitchell Av Ashwood	3	House	\$1,405,000	13 Sep 2025
 3/9 May Park Av Ashwood	2	Unit	\$1,000,000	13 Sep 2025
 2 Beechwood Tce Ashwood	4	House	\$1,841,000	13 Sep 2025
 10 Salisbury Rd Ashwood	2	House	\$1,250,000	11 Sep 2025
 227 High Street Rd Ashwood	3	House	\$1,301,000	07 Sep 2025
 3 Eildon Rd Ashwood	3	House	\$1,440,000	30 Aug 2025
 2/13 Woolert St Ashwood	3	Villa	\$940,000	30 Aug 2025
 44b Power Av Ashwood	4	House	\$1,339,999	29 Aug 2025
 5 Keats Ct Ashwood	4	House	\$1,660,000	25 Aug 2025

ASHWOOD SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/8 Reid St Ashwood	2	Unit	\$750,000	23 Aug 2025
 110/151 Huntingdale Rd Ashwood	2	Strata Unit/Flat	\$530,000	22 Aug 2025
 2/29 Douglas St Ashwood	3	Unit	\$1,361,000	20 Aug 2025
 1/7a Jordan St Ashwood	3	Townhouse	\$1,283,000	19 Aug 2025
 35 George St Ashwood	3	House	\$1,780,000	16 Aug 2025
 30 Mulgrave St Ashwood	3	House	\$1,350,000	16 Aug 2025
 32 Teck St Ashwood	6	House	\$1,885,000	16 Aug 2025
 7 Kiewa St Ashwood	4	House	\$1,800,000	03 Aug 2025
 106/8 Power Av Ashwood	1	Apartment	\$450,000	28 Jul 2025
 15 Reid St Ashwood	5	House	\$2,000,000	27 Jul 2025



Please contact your local Jellis Craig office

jelliscraig.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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