# Cheltenham

# Suburb Report

Your connection to property insights

JellisCraig

Property Prices

## Median house price

Median[1]
$1.27m

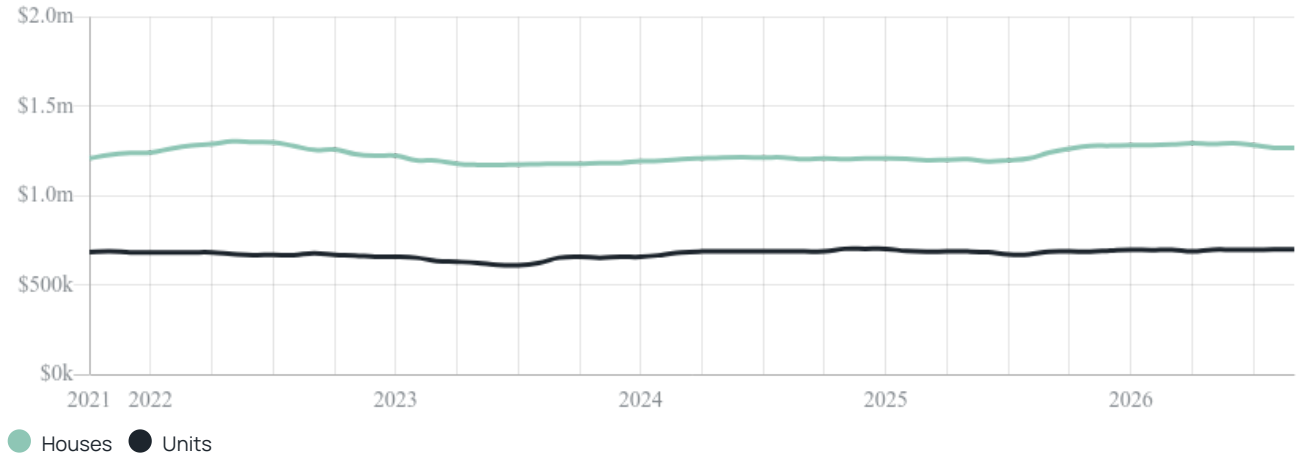
Monthly median price change[2]
0.00% ↓

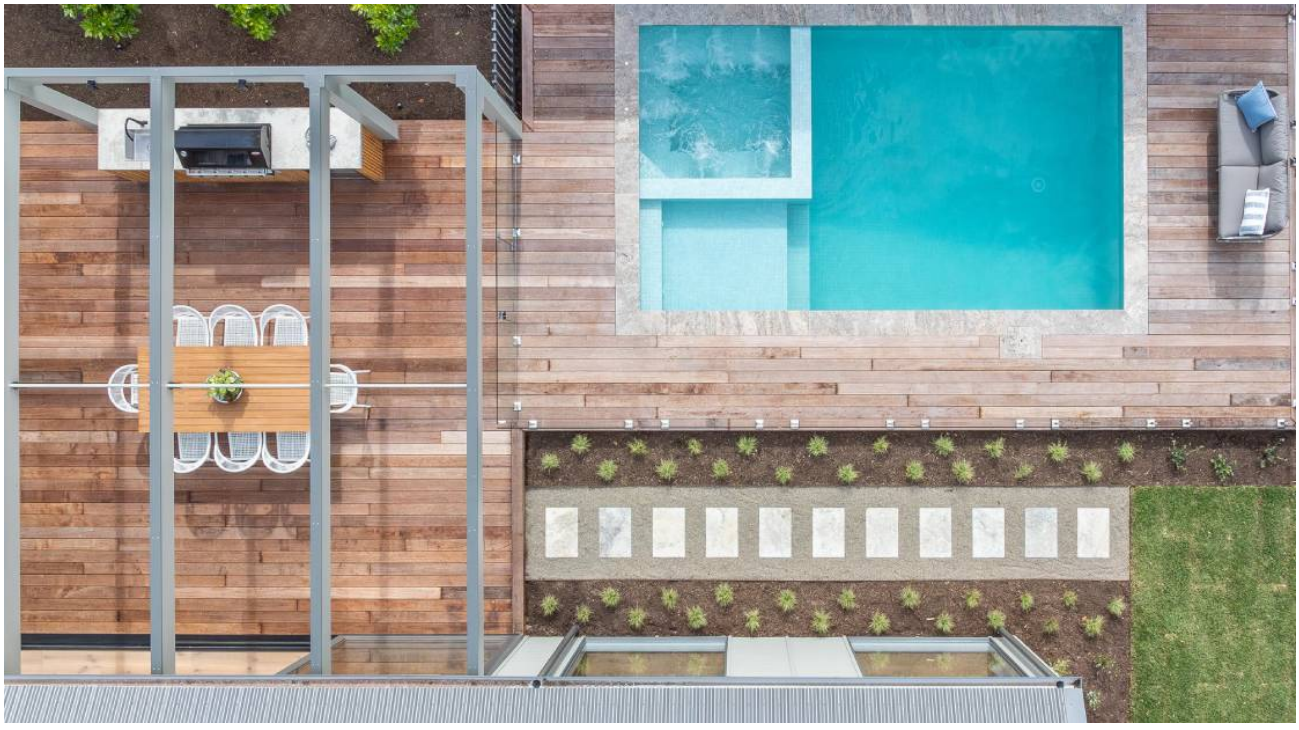
## Median unit price

Median[1]
$701k

Monthly median price change[2]
0.00% ↓

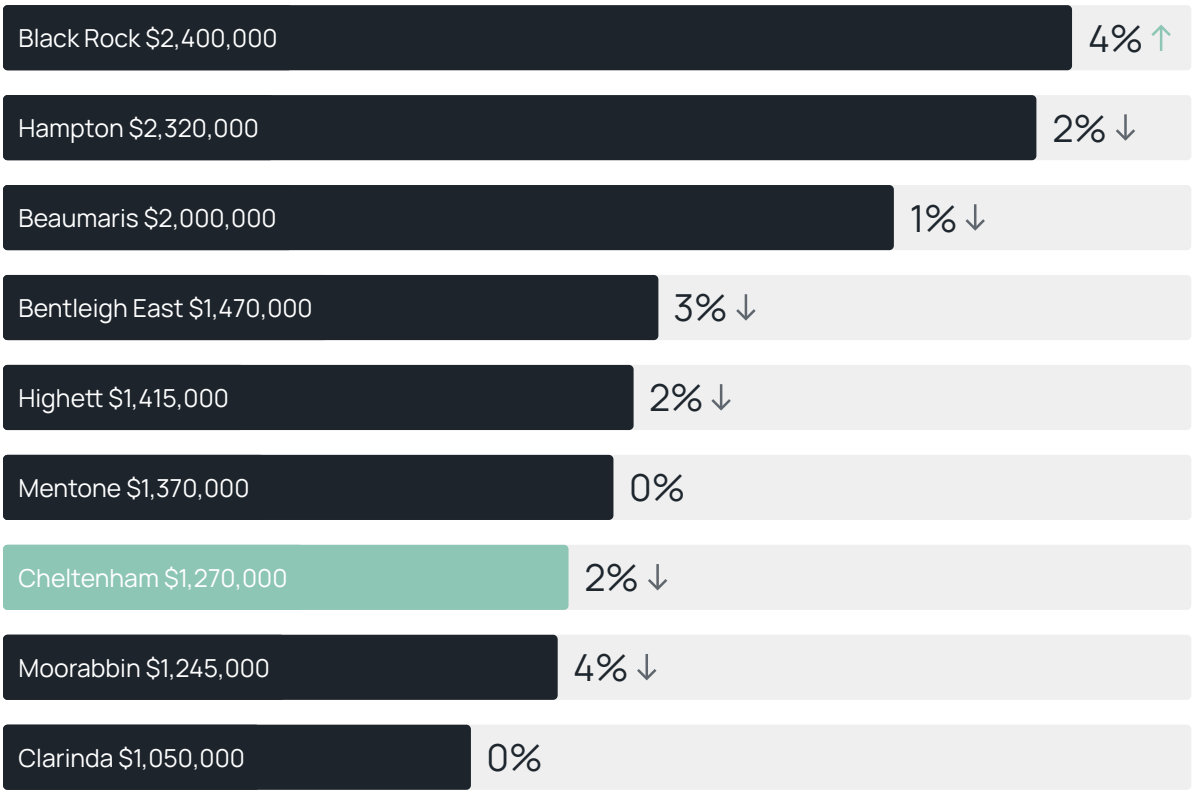
## Cheltenham monthly median property prices[3]



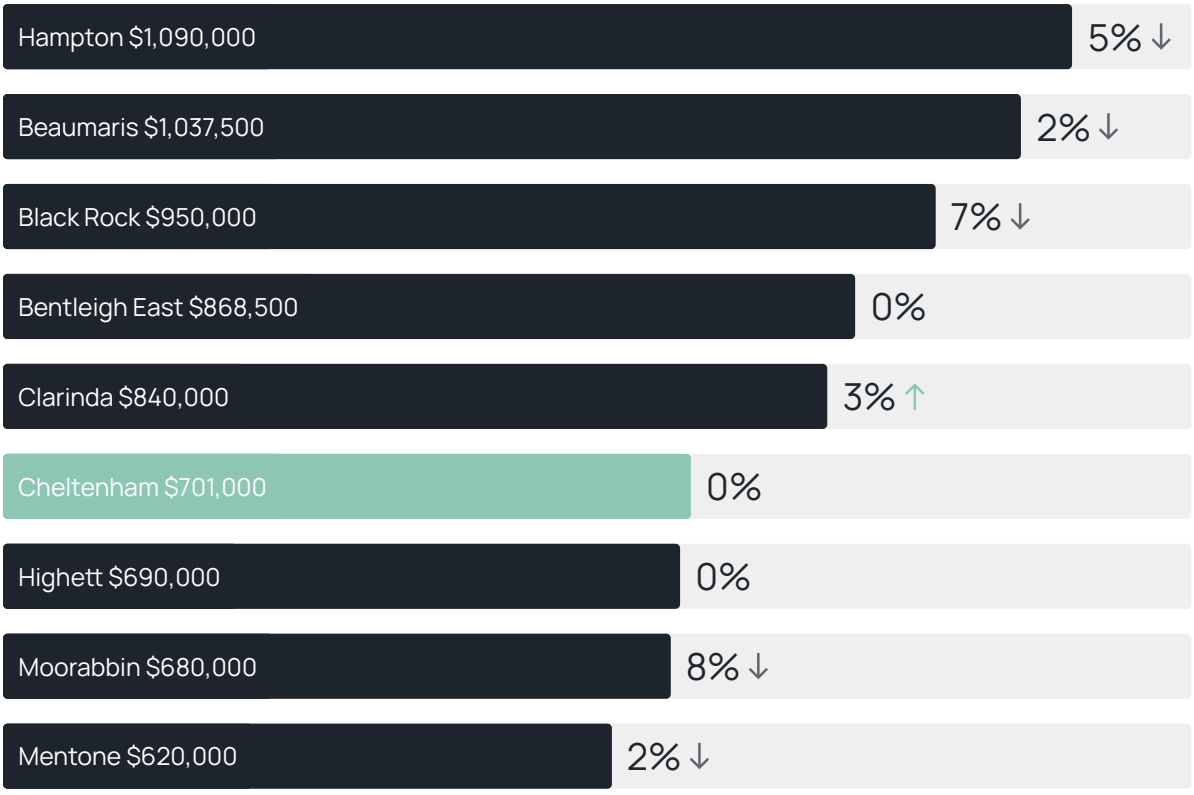



Surrounding Suburbs

## Median house price[1,2]




## Median unit price[1,2]



## Sales Snapshot

### Sale method[1]




### Auction clearance rate[4]

60%

### Median days on market[5]

| House | Unit |
|---|---|
| 26 days | 25 days |

### Jellis Craig average inspection attendance per listing[6]

43 groups

### Average hold period[1]

| House | Unit |
|---|---|
| 13.7 years | 12.0 years |

## Insights

### Dwelling type[7]




### Ownership[7]




### Population[7]

23,992

### Population growth[7]

7.63%

### Median age[7]

40 years

### Median household size[7]

2.4 people

### Median asking rent per week[1]

| House | Unit |
|---|---|
| $760 | $583 |

### Rental yield[8]

| House | Unit |
|---|---|
| 3.72% | 4.46% |

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Sold Properties

# Recent Cheltenham sales[5]

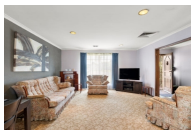
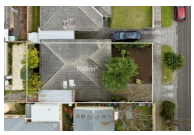
Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to **jelliscraig.com.au/suburb-reports**

| Address | | Bedrooms | Type | Price | Sold |
|---|---|---|---|---|---|
|  | 3/22 Gillman Street Cheltenham | 3 | Townhouse | $1,022,000 | 31 Oct 2026 |
|  | 2/33 Jean Street Cheltenham | 4 | Townhouse | $1,415,000 | 30 Oct 2026 |
|  | 1/13 Argus Street Cheltenham | 2 | Unit | $701,000 | 29 Oct 2026 |
|  | 7 Joami Street Cheltenham | 2 | House | $1,010,000 | 29 Oct 2026 |
|  | 107/15 Maude Street Cheltenham | 2 | Apartment | $530,000 | 27 Oct 2026 |
|  | 2/12 Booker Street Cheltenham | 2 | Townhouse | $899,500 | 27 Oct 2026 |
|  | 305/157 Park Road Cheltenham | 1 | Apartment | $377,000 | 26 Oct 2026 |
|  | 31 Latrobe Street Cheltenham | 3 | House | $1,150,000 | 24 Oct 2026 |
|  | 108 Cavanagh Street Cheltenham | 3 | House | $1,245,000 | 24 Oct 2026 |
|  | 20/1-6 Chaprowe Court Cheltenham | 3 | Unit | $687,500 | 24 Oct 2026 |

# Sold Properties

| | Address | Bedrooms | Type | Price | Sold |
|---|---|---|---|---|---|
|  | 3 Brett Court Cheltenham | 4 | House | $1,415,000 | 23 Oct 2026 |
|  | 19 Crawford Street Cheltenham | 5 | House | $1,785,000 | 23 Oct 2026 |
|  | 1/1345 Nepean Highway Cheltenham | 3 | Townhouse | $900,000 | 20 Oct 2026 |
|  | 19 Evesham Road Cheltenham | 3 | House | $1,205,000 | 18 Oct 2026 |
|  | 5 Eila Close Cheltenham | 4 | House | $1,300,000 | 17 Oct 2026 |
|  | 27 Edward Street Cheltenham | 3 | House | $1,207,500 | 17 Oct 2026 |
|  | 1 Selwood Retreat Cheltenham | 3 | House | $900,000 | 15 Oct 2026 |
|  | 1 Susan Court Cheltenham | 4 | House | $1,000,000 | 15 Oct 2026 |
|  | 3/24 Lorna Street Cheltenham | 2 | Townhouse | $780,000 | 14 Oct 2026 |
|  | 3/320 Warrigal Road Cheltenham | 2 | Unit | $520,000 | 13 Oct 2026 |

# Sold Properties

| | Address | Bedrooms | Type | Price | Sold |
|---|---|---|---|---|---|
|  | 202 Centre Dandenong Road Cheltenham | 4 | House | $1,001,000 | 10 Oct 2026 |
|  | 6 Deanswood Court Cheltenham | 3 | House | $900,000 | 10 Oct 2026 |
|  | 12/12 Sydney Street Cheltenham | 2 | Unit | $650,000 | 09 Oct 2026 |
|  | 40 Weymar Street Cheltenham | 3 | House | $1,117,500 | 08 Oct 2026 |
|  | 379 Bay Road Cheltenham | 3 | House | $960,000 | 08 Oct 2026 |
|  | 16 Cavanagh Street Cheltenham | 4 | House | $1,150,000 | 08 Oct 2026 |
|  | 5/27 Barker Street Cheltenham | 2 | Apartment | $695,000 | 08 Oct 2026 |
|  | 306/1228 Nepean Highway Cheltenham | 2 | Apartment | $520,000 | 07 Oct 2026 |
|  | 27 Victor Avenue Cheltenham | 4 | House | $2,600,927 | 06 Oct 2026 |
|  | 9/1321-1323 Nepean Highway Cheltenham | 2 | Unit | $665,000 | 06 Oct 2026 |

Please contact your local Jellis Craig office

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 01/11/2026

1. Rolling 12 months, updated monthly
2. Month on month median price change
3. Updated monthly
4. Prior weeks' clearance rate ending Sunday, updated daily
5. Rolling 12 months, updated daily
6. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
7. ABS 2021
8. Past month's data

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