



Cheltenham

Suburb Report



Your connection to property insights



JellisCraig

CHELTHENHAM SUBURB REPORT

Median house price¹

Median

\$1.28m

Quarterly price change

-0.78% ↓

Median unit price¹

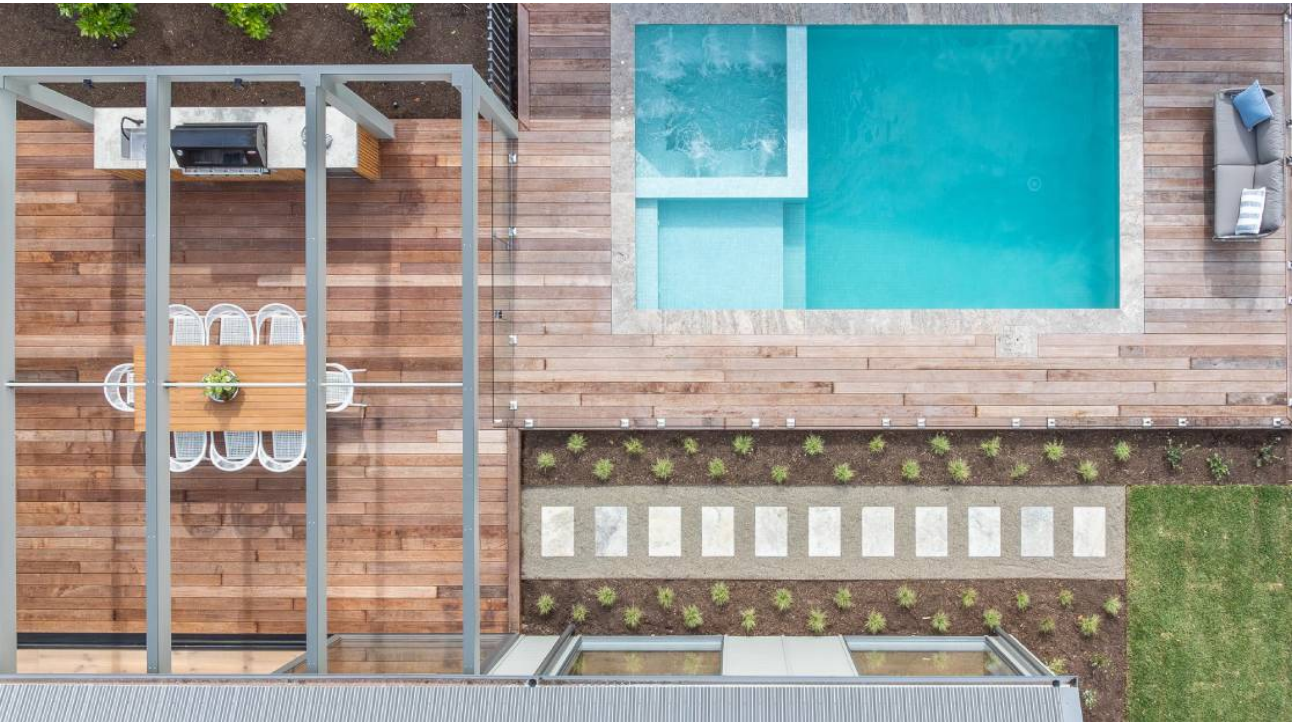
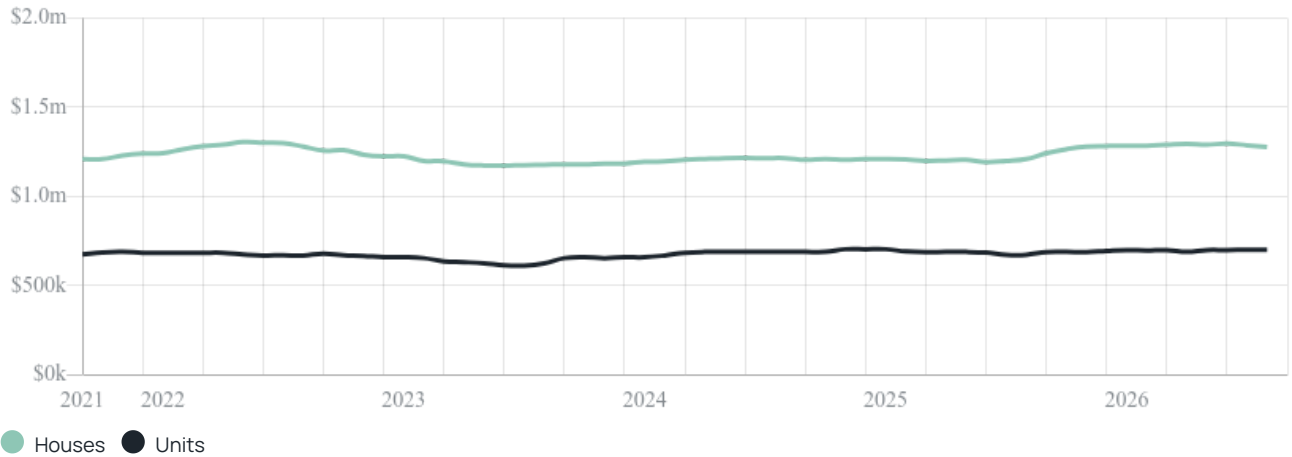
Median

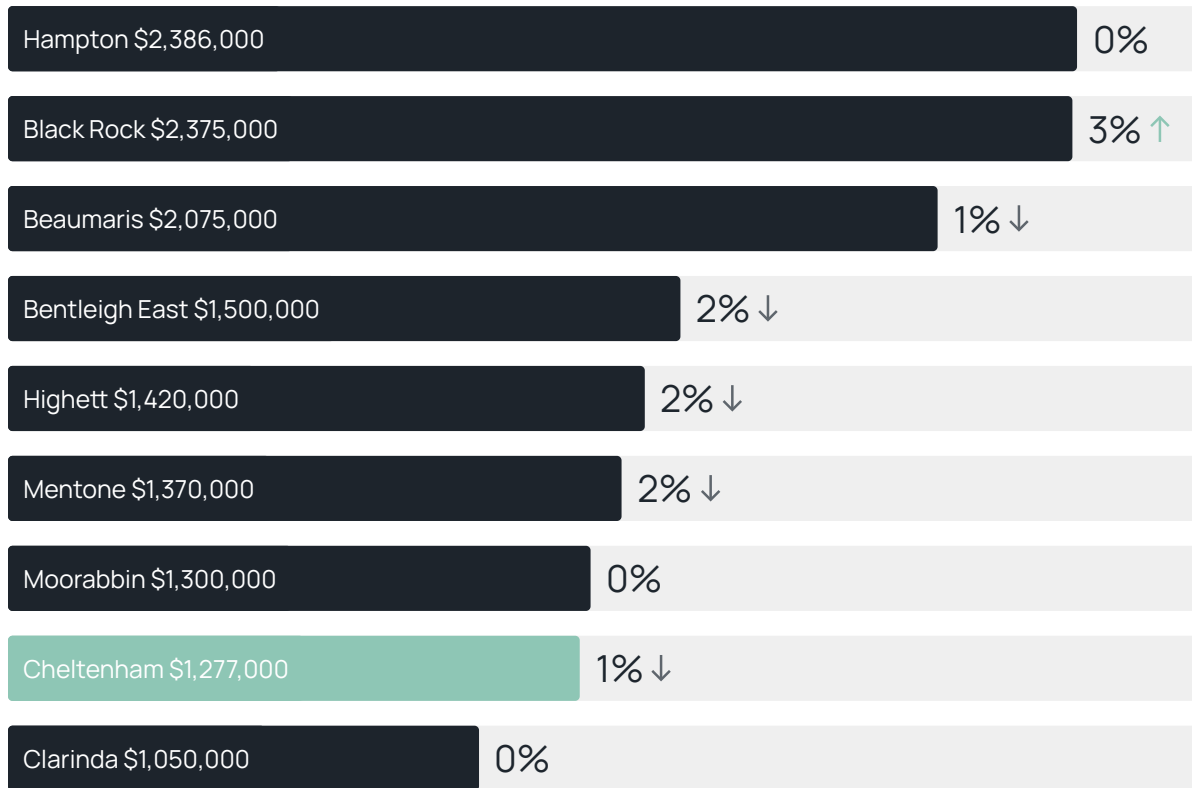
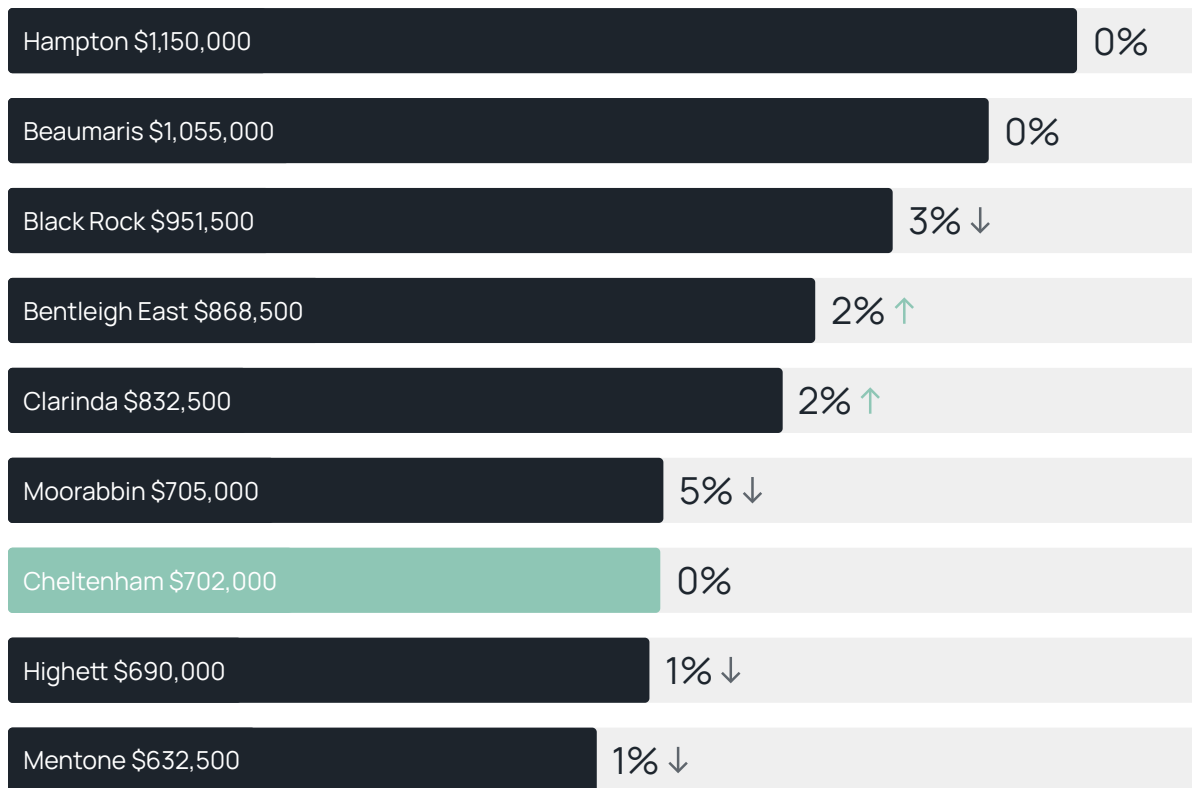
\$702k

Quarterly price change

0.00% ↓

Cheltenham quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²

● Auction 52%
● Private 48%

Auction clearance rate³

62.03%

Median days on market³

House

Unit

26 days

26 days

Jellis Craig average inspection attendance per listing⁴

45 groups

Average hold period¹

House

Unit

13.7 years

11.8 years

Dwelling type⁵

● Houses 76% ● Units 24%

Ownership⁵

● Owned outright 34% ● Mortgaged 38% ● Rented 28%

Population⁵

23,992

Median asking rent per week¹

Unit

\$750

\$588

Population growth⁵

7.63%

Rental yield¹

House

Unit

3.69%

4.66%

Median age⁵

40 years

Median household size⁵

2.4 people

Recent Cheltenham 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
 2/11 Eden Street Cheltenham	3	Unit	\$965,000	30 Sep 2026
 2/26 Tulip Grove Cheltenham	2	Unit	\$735,000	28 Sep 2026
 1/14 Sunray Avenue Cheltenham	3	House	\$851,000	23 Sep 2026
 54 Elliott Street Cheltenham	3	House	\$1,190,000	19 Sep 2026
 13 Courtney Street Cheltenham	3	House	Undisclosed	19 Sep 2026
 36 Argus Street Cheltenham	5	House	\$1,158,000	19 Sep 2026
 20 Elliott Street Cheltenham	4	House	Undisclosed	13 Sep 2026
 27 Eunice Drive Cheltenham	3	House	\$880,000	12 Sep 2026
 39 Stuart Avenue Cheltenham	5	House	\$2,340,000	12 Sep 2026
 4 Marlene Court Cheltenham	4	House	\$1,565,000	11 Sep 2026

CHELtenham SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3/3 Garfield Street Cheltenham	3	Unit	\$920,000	10 Sep 2026
 1/233 Warrigal Road Cheltenham	2	Unit	\$735,000	09 Sep 2026
 62 Central Park Walk Cheltenham	2	Townhouse	\$723,000	09 Sep 2026
 1/23 Bernard Street Cheltenham	2	Unit	Undisclosed	07 Sep 2026
 25A Jean Street Cheltenham	3	Unit	\$900,000	07 Sep 2026
 13A Maude Street Cheltenham	3	Townhouse	\$1,227,500	07 Sep 2026
 1/4 Jean Street Cheltenham	3	Unit	\$880,000	05 Sep 2026
 10/6 Jean Street Cheltenham	2	Townhouse	\$665,000	05 Sep 2026
 7A Alice Street Cheltenham	4	Townhouse	\$1,355,000	04 Sep 2026
 20/3 Evergreen Circuit Cheltenham	2	Apartment	\$558,000	04 Sep 2026

CHELTENHAM SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 8A Crawford Street Cheltenham	4	House	\$2,250,000	04 Sep 2026
 7/30 Garfield Street Cheltenham	2	Apartment	\$750,000	04 Sep 2026
 5B Lorraine Street Cheltenham	3	House	\$1,080,000	03 Sep 2026
 2/122 Centre Dandenong Road Cheltenham	2	Townhouse	Undisclosed	02 Sep 2026
 10/105 Park Road Cheltenham	2	Unit	Undisclosed	01 Sep 2026
 10/83-85 Bernard Street Cheltenham	2	Unit	\$590,000	01 Sep 2026
 2/5 Jellicoe Street Cheltenham	2	Townhouse	Undisclosed	29 Aug 2026
 1/190 Weatherall Road Cheltenham	3	Townhouse	\$1,270,000	29 Aug 2026
 17/11 Hannah Street Cheltenham	2	Unit	\$686,000	28 Aug 2026
 6 Stuart Avenue Cheltenham	3	House	Undisclosed	27 Aug 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 01/10/2026

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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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