



Doncaster

Suburb Report



Your connection to property insights



JellisCraig

DONCASTER SUBURB REPORT

Median house price¹

Median

\$1.56m

Quarterly price change

3.42% ↑

Median unit price¹

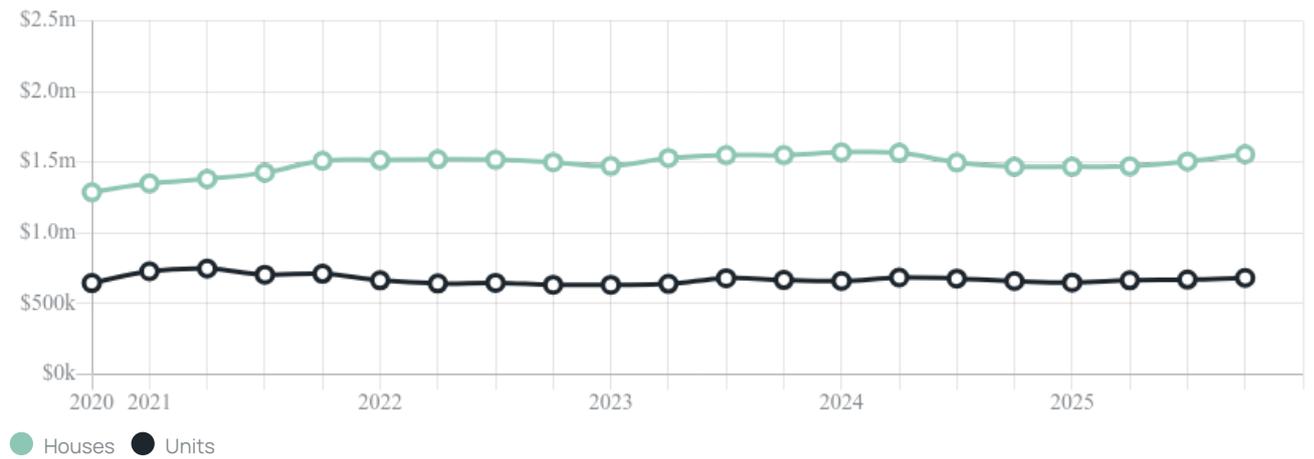
Median

\$683k

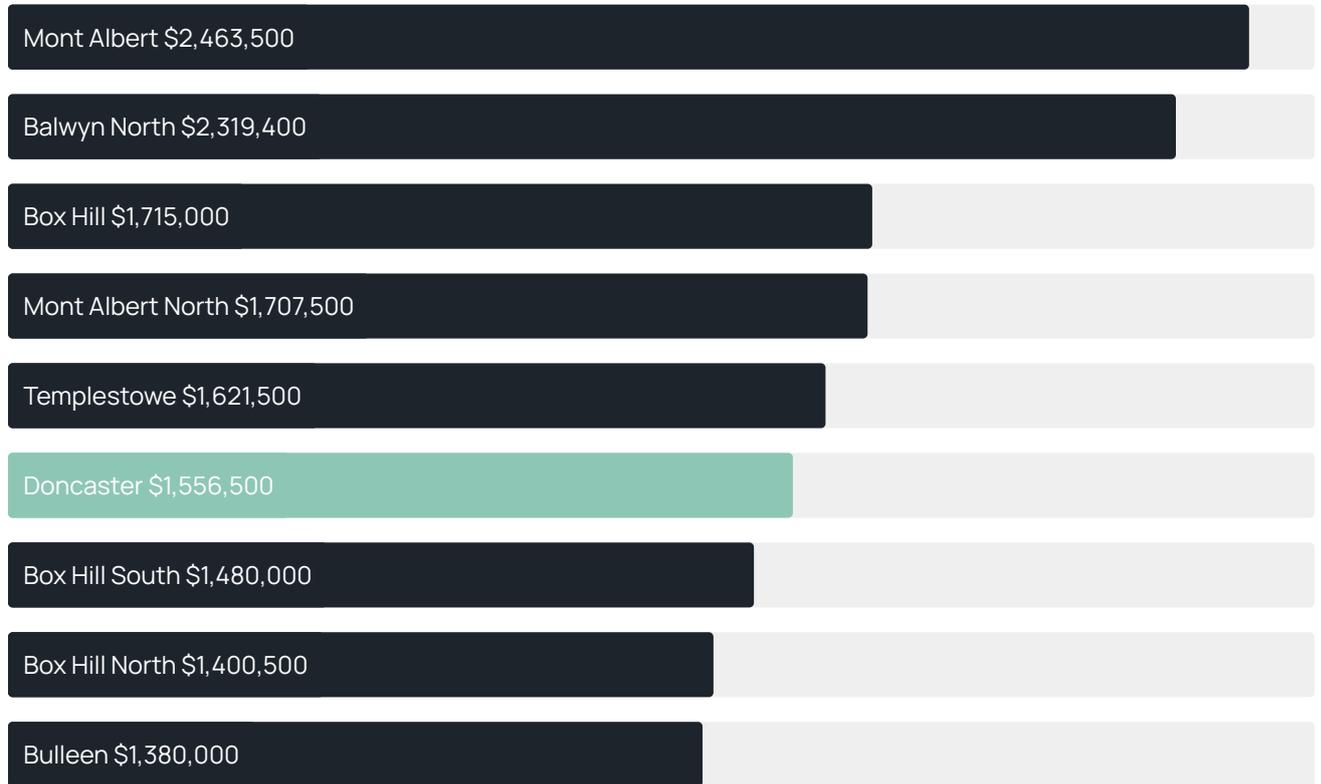
Quarterly price change

1.86% ↑

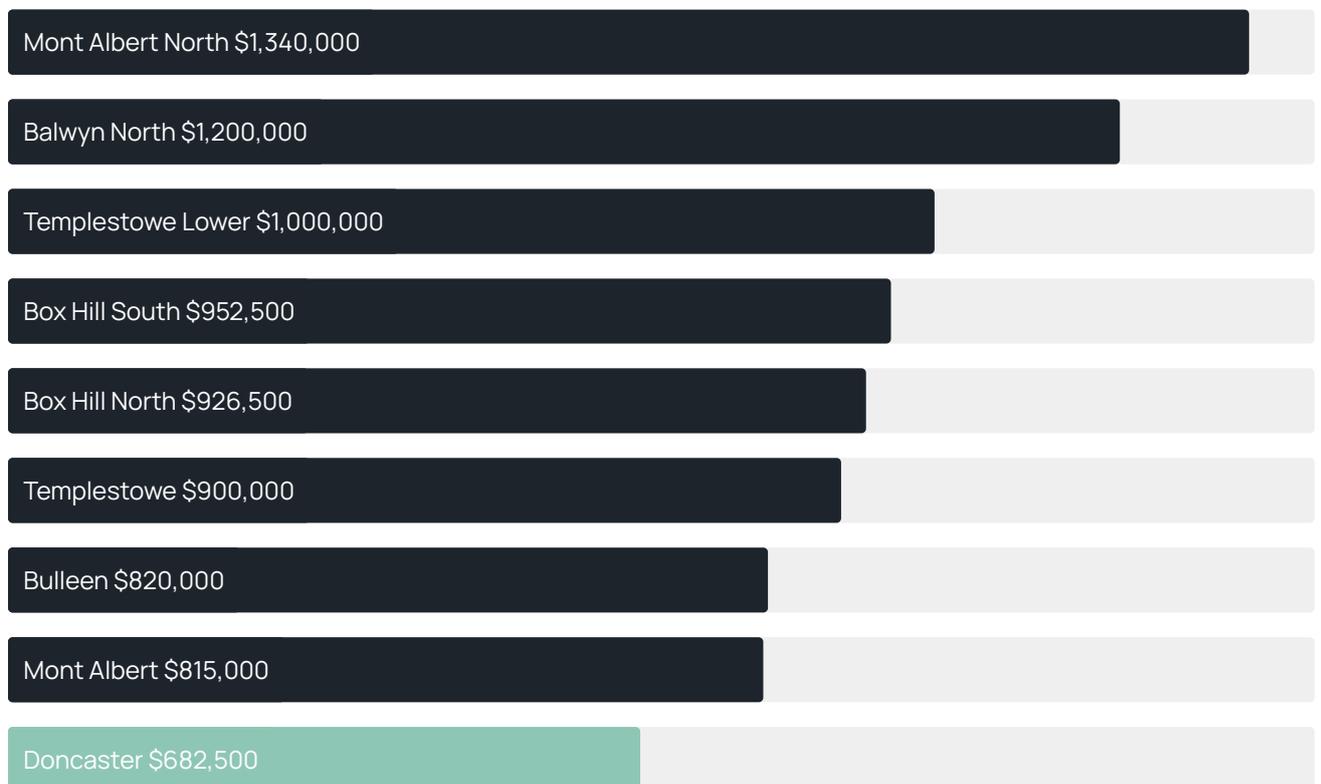
Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



Auction clearance rate³

56.92%

Median days on market³

35 days

Jellis Craig average inspection attendance per listing⁴

35 groups

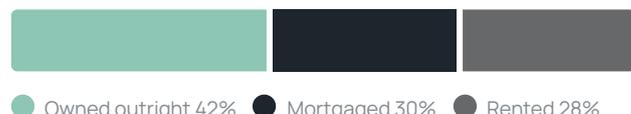
Average hold period¹

5.3 years

Dwelling type⁵



Ownership⁵



Population⁵

25,020

Median asking rent¹

\$775 per week

Population growth⁵

19.45%

Rental yield¹

2.51%

Median age⁵

40 years

Median household size⁵

2.4 people

DONCASTER SUBURB REPORT

Recent Doncaster sales

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
 4/334 George St Doncaster	3	Townhouse	\$1,220,000	28 Feb 2026
 2 Maple Ct Doncaster	4	House	\$1,500,000	28 Feb 2026
 5 Davis St Doncaster	3	House	\$1,465,000	28 Feb 2026
 50 Finlayson St Doncaster	3	House	\$1,460,000	28 Feb 2026
 7 Stanton St Doncaster	3	House	\$1,200,000	28 Feb 2026
 1 Ivan St Doncaster	4	House	\$1,625,000	28 Feb 2026
 708/5 Elgar Ct Doncaster	2	Apartment	\$503,500	26 Feb 2026
 6001/2 Sovereign Point Ct Doncaster	3	Apartment	\$1,000,000	25 Feb 2026
 2/38a Caringal Av Doncaster	4	Townhouse	\$1,450,000	24 Feb 2026
 2 Riviera Av Doncaster	3	House	\$1,330,000	24 Feb 2026

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Address	Bedrooms	Type	Price	Sold
 34 Members Dr Doncaster	4	Townhouse	\$1,630,000	23 Feb 2026
 33 Members Dr Doncaster	4	House	\$2,150,000	21 Feb 2026
 9 Terence Ct Doncaster	4	House	\$1,280,000	21 Feb 2026
 21 Council St Doncaster	4	House	\$1,605,000	21 Feb 2026
 4 Sharon St Doncaster	4	House	\$1,470,000	21 Feb 2026
 15 The Boulevard Doncaster	4	House	\$1,850,000	17 Feb 2026
 4/38 Frederick St Doncaster	3	Townhouse	\$950,000	16 Feb 2026
 1 Irene Ct Doncaster	4	House	\$1,390,000	14 Feb 2026
 4 Meadowbank Av Doncaster	3	House	\$1,469,000	14 Feb 2026
 207/832 Doncaster Rd Doncaster	2	Apartment	\$585,000	10 Feb 2026

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Address	Bedrooms	Type	Price	Sold
 57 Wilsons Rd Doncaster	5	House	\$1,545,000	09 Feb 2026
 114/9 Williamsons Rd Doncaster	2	Apartment	\$562,500	08 Feb 2026
 G11/5 Sovereign Point Ct Doncaster	2	Apartment	\$522,000	08 Feb 2026
 5/49 Queens Av Doncaster	3	Townhouse	\$1,070,000	04 Feb 2026
 5/49-51 Queens Av Doncaster	3	Townhouse	\$1,070,000	04 Feb 2026
 3/8 Ruda St Doncaster	4	Townhouse	\$1,188,000	03 Feb 2026
 306/101 Tram Rd Doncaster	2	Strata Unit/Flat	\$420,000	01 Feb 2026
 22/33 Queens Av Doncaster	2	Apartment	\$632,000	30 Jan 2026
 9a Bayley Gr Doncaster	3	Townhouse	\$900,000	28 Jan 2026
 203/5 Hanke Rd Doncaster	2	Apartment	\$610,000	23 Jan 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 01/03/2026

- 1 Property Data Online, updated quarterly for the past 12 months
- 2 Property Data Online, updated daily for the past 12 months
- 3 Property Data Online, updated daily for the past quarter
- 4 Jellis Craig's average inspection attendance per listing (houses) over the last 12 months, updated daily
- 5 2021 Australian Census
- 6 Property Data Online, updated daily

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