



Frankston South Suburb Report

—
Your connection to property insights



JellisCraig

FRANKSTON SOUTH SUBURB REPORT

Median house price¹

Median

\$1.24m

Quarterly price change

4.88% ↑

Median unit price¹

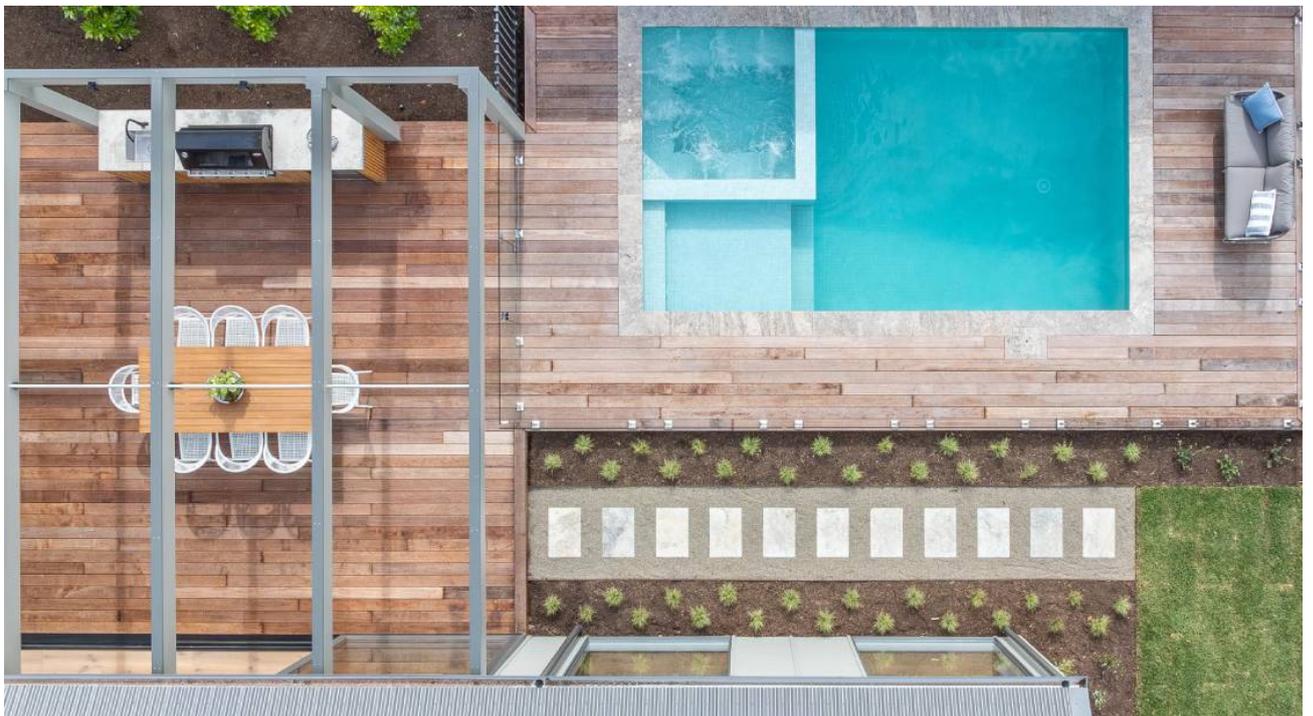
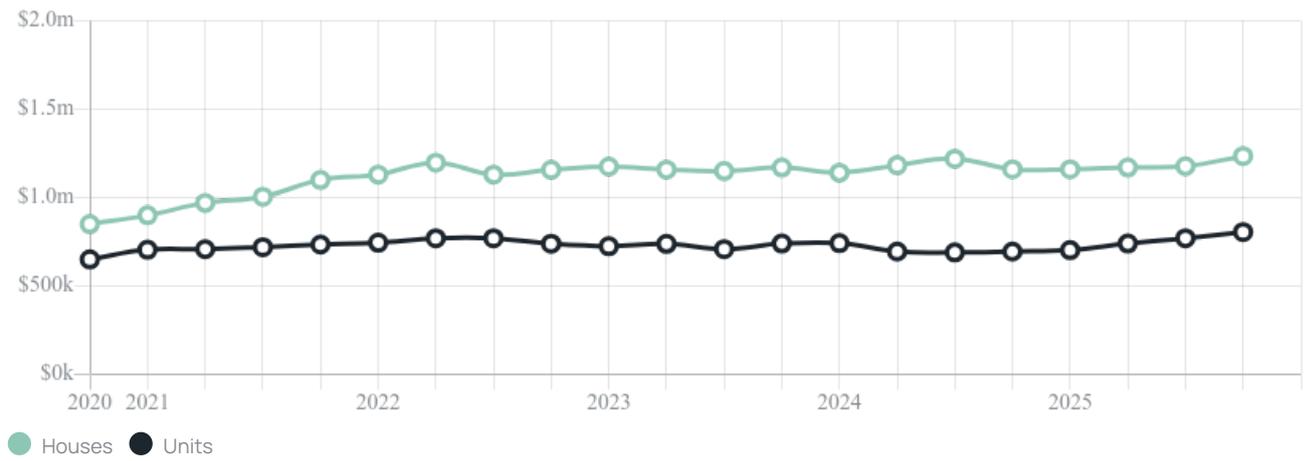
Median

\$805k

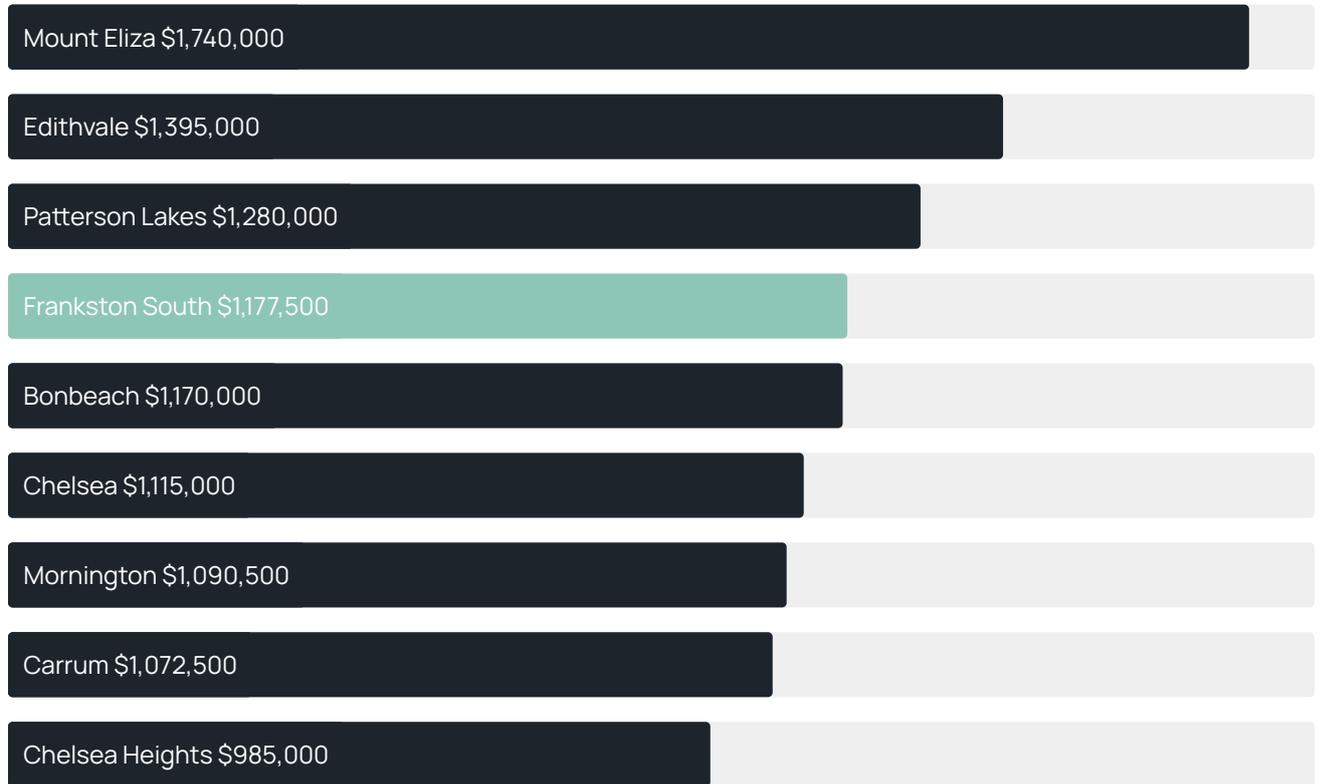
Quarterly price change

4.54% ↑

Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



- Auction 18%
- Private 82%

Auction clearance rate³

54.55%

Median days on market³

33 days

Jellis Craig average inspection attendance per listing⁴

33 groups

Average hold period¹

6.1 years

Dwelling type⁵



- Houses 86%
- Units 14%

Ownership⁵



- Owned outright 40%
- Mortgaged 46%
- Rented 13%

Population⁵

18,801

Median asking rent¹

\$700 per week

Population growth⁵

0

Rental yield¹

2.8%

Median age⁵

44 years

Median household size⁵

2.6 people

FRANKSTON SOUTH SUBURB REPORT

Recent Frankston South 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
 130 Kars St Frankston South	2	Unit	\$706,000	19 Feb 2026
 9 Fontayne Ct Frankston South	4	House	\$2,550,000	16 Feb 2026
 249 Humphries Rd FRANKSTON SOUTH	3	House	\$1,725,000	09 Feb 2026
 2/61 Stotts La Frankston South	5	House	\$1,545,000	05 Feb 2026
 2/5 Villiers St Frankston South	3	Unit	\$927,000	04 Feb 2026
 40 Ithaca Rd Frankston South	3	House	\$1,475,000	31 Jan 2026
 12 Alicudi Av Frankston South	4	House	\$2,950,000	23 Jan 2026
 11 Geebung Av Frankston South	4	House	\$1,060,000	22 Jan 2026
 36a Grange Rd Frankston South	4	Flat/Unit/Apartment	\$438,500	21 Jan 2026
 1/23 Norman Av Frankston South	3	Unit	\$920,000	16 Jan 2026

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Address	Bedrooms	Type	Price	Sold
 38 Manor Dr Frankston South	5	House	\$1,090,000	14 Jan 2026
 6/35 Culcairn Dr Frankston South	3	Unit	\$775,000	07 Jan 2026
 46 McComb Blvd Frankston South	2	House	\$1,128,500	07 Jan 2026
 38a Grange Rd Frankston South	3	Unit	\$879,000	06 Jan 2026
 47a Overport Rd Frankston South	2	Unit	\$695,000	30 Dec 2025
 7/37 Culcairn Dr Frankston South	3	Unit	\$835,000	24 Dec 2025
 2/68 Brighton St Frankston South	3	Townhouse	\$1,048,000	22 Dec 2025
 27c Overport Rd Frankston South	4	House	\$880,000	22 Dec 2025
 83 Kars St Frankston South	4	House	\$1,950,000	20 Dec 2025
 17 Sanders Rd Frankston South	3	House	\$872,000	20 Dec 2025

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Address	Bedrooms	Type	Price	Sold
 41 Casuarina Dr Frankston South	3	House	\$975,000	18 Dec 2025
 1 Wakefield Av Frankston South	3	House	\$1,070,000	17 Dec 2025
 17 Pratt Av Frankston South	4	House	\$1,681,000	17 Dec 2025
 3/9 Bruarong Cr Frankston South	3	House	\$1,476,000	16 Dec 2025
 24 Hoadley Av Frankston South	3	House	\$1,210,000	15 Dec 2025
 1/86a Kars St Frankston South	2	Unit	\$802,500	11 Dec 2025
 18 Mount Erin Cr Frankston South	4	House	\$1,018,000	11 Dec 2025
 1/7 Ronald Av Frankston South	4	House	\$1,475,000	10 Dec 2025
 21 Sibyl Av Frankston South	4	House	\$2,575,000	10 Dec 2025
 36 Heritage Av Frankston South	4	House	\$1,201,000	09 Dec 2025



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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