

# JellisCraig

GARDENVALE

## Suburb Report

Know your neighbourhood.



GARDENVALE SUBURB REPORT

Median House Price\*

Median

\$1.79m

Quarterly Price Change

-0.41% ↓

Median Unit Price\*

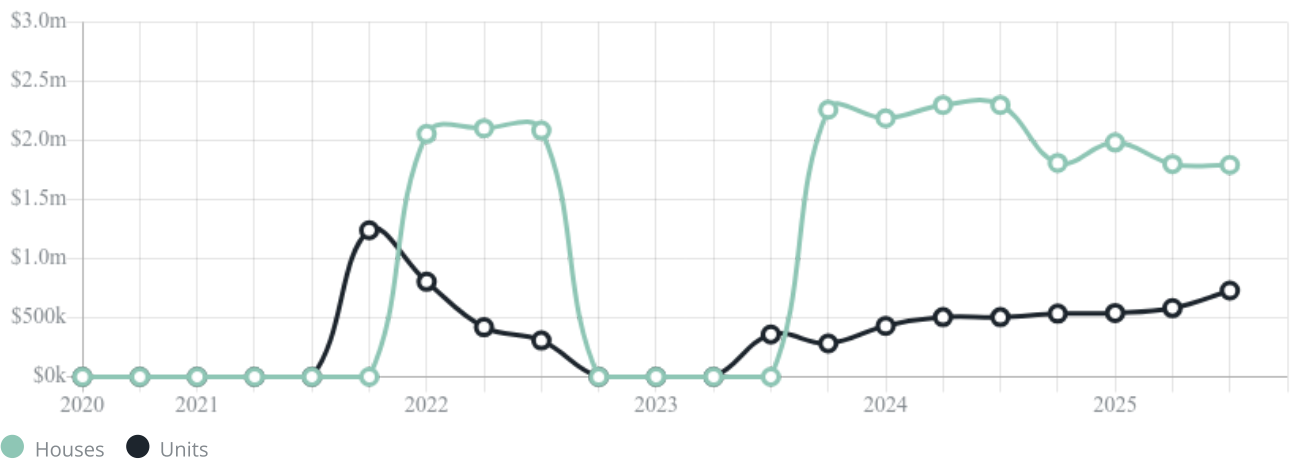
Median

\$730k

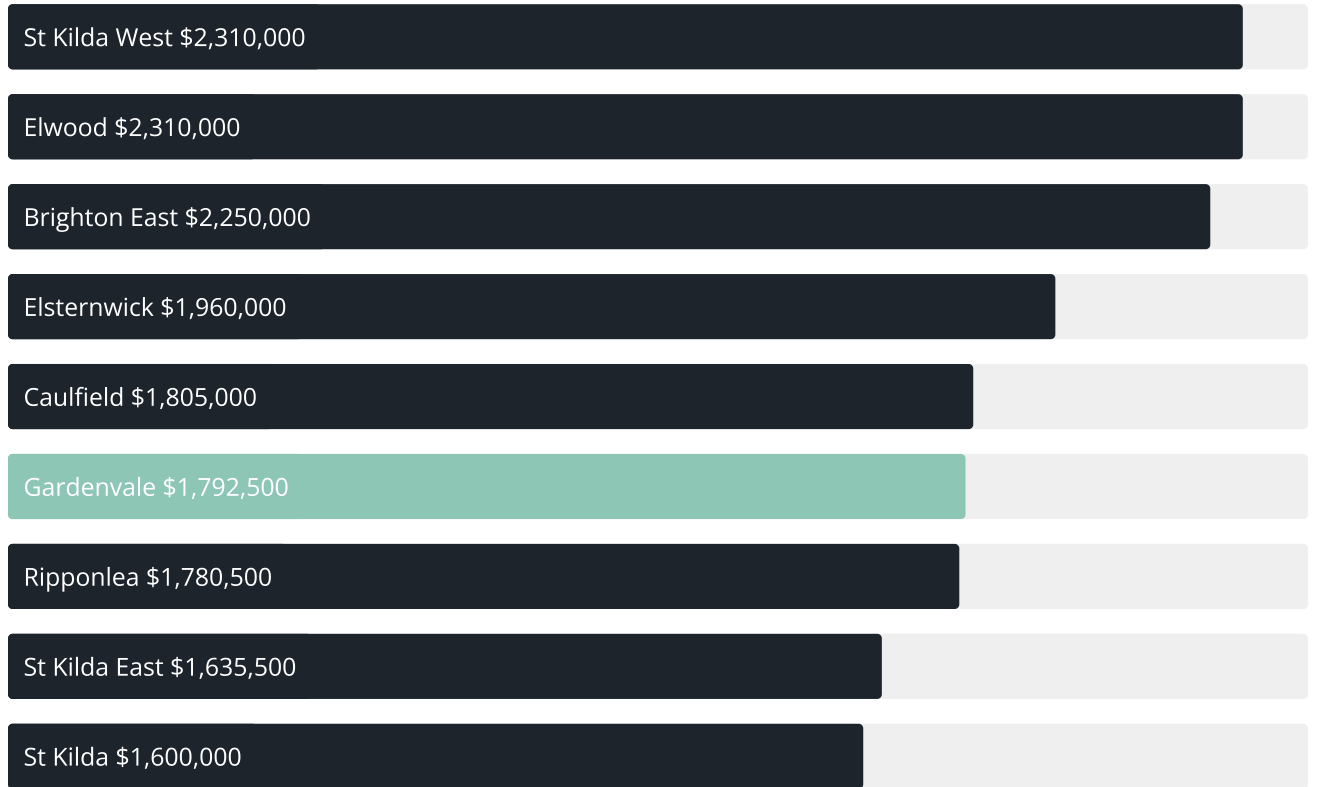
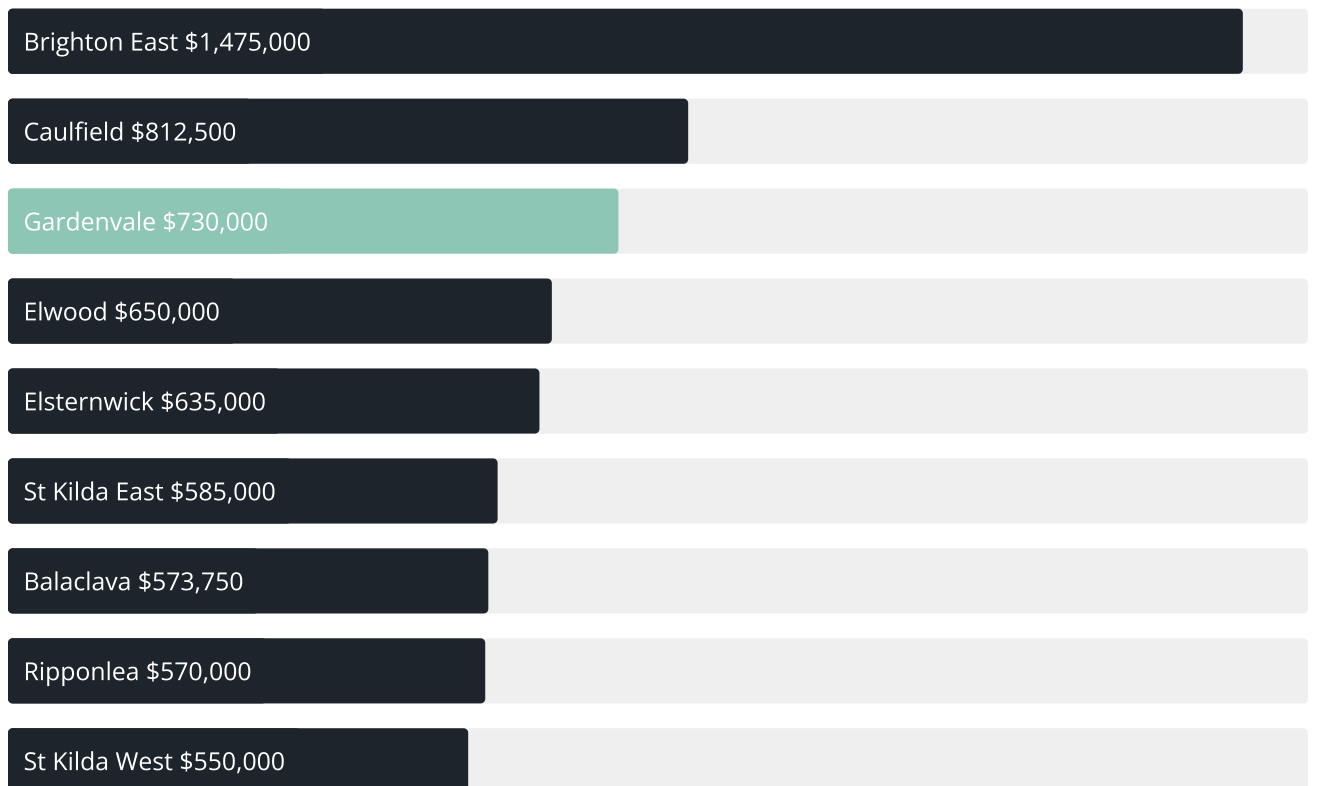
Quarterly Price Change

25.64% ↑

Quarterly Price Change\*



## GARDENVALE SUBURB REPORT

Median House Sale Price<sup>\*</sup>Median Unit Sale Price<sup>\*</sup>

## GARDENVALE SUBURB REPORT

Sale Method<sup>\*</sup>

● Private 100%

Average Hold Period<sup>\*</sup>

10.2 years

Dwelling Type<sup>^</sup>

● Houses 37% ● Units 63%

Ownership<sup>^</sup>

● Owned Outright 30% ● Mortgaged 27% ● Rented 43%

Population<sup>^</sup>

1,019

Median Asking Rent per week<sup>\*</sup>

\$828

Population Growth<sup>^</sup>

1.29%

Rental Yield<sup>\*</sup>

2.39%

Median Age<sup>^</sup>











39 years

Median Household Size<sup>^</sup>


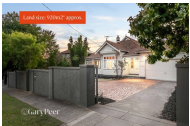








2.1 people

## GARDENVALE 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](https://jellisicraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 31 Gardenia Rd Gardenvale	4	House	\$3,210,000	12 Sep 2025
 102/111 Gardenvale Rd Gardenvale	2	Apartment	\$875,000	25 Aug 2025
 5/103A Gardenvale Rd Gardenvale	2	Strata Unit/Flat	\$930,000	06 Aug 2025
 3/51 Begonia Rd Gardenvale	3	Townhouse	\$1,400,000	28 Jul 2025
 30 Magnolia Rd Gardenvale	4	House	\$1,850,000	26 Jul 2025
 4/15 Gardenia Rd Gardenvale	2	Apartment	\$516,100	24 Jul 2025
 7/33 Gardenia Rd Gardenvale	1	Apartment	\$331,000	16 Jul 2025
 103/111 Gardenvale Rd Gardenvale	2	Unit	\$779,000	08 Jul 2025
 2/22 Begonia Rd Gardenvale	3	Unit	\$1,365,000	28 Jun 2025
 9/15 Gardenia Rd Gardenvale	2	Unit	\$520,000	17 Jun 2025

## GARDENVALE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3/76 Gardenvale Rd Gardenvale	3	Unit	\$1,200,000	15 Jun 2025
 489 Kooyong Rd Gardenvale	4	House	\$2,060,000	12 May 2025
 3/41 Lantana Rd Gardenvale	1	Unit	\$415,000	10 May 2025
 59 Elster Av Gardenvale	2	House	\$1,468,000	17 Apr 2025
 5/15 Gardenia Rd Gardenvale	2	Apartment	\$520,000	16 Apr 2025
 1/48 Magnolia Rd Gardenvale	1	Strata Unit/Flat	\$285,000	08 Apr 2025
 6a Lucy St Gardenvale	3	Strata Unit/Townhouse	\$1,860,000	29 Mar 2025
 3/48 Magnolia Rd Gardenvale	1	Apartment	\$275,000	28 Mar 2025
 61b Gardenvale Rd Gardenvale	4	Townhouse	\$3,000,000	20 Mar 2025
 77 Gardenvale Rd Gardenvale	4	House	\$3,000,000	15 Mar 2025

GARDENVALE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 493 Kooyong Rd Gardenvale	4	House	\$2,155,000	04 Mar 2025
 69 Gardenvale Rd Gardenvale	4	House	\$2,221,000	04 Mar 2025
 52 Begonia Rd Gardenvale	3	House	\$1,775,000	22 Feb 2025
 4/15-19 Begonia Rd Gardenvale	3	Townhouse	\$1,355,000	08 Feb 2025
 48a Begonia Rd Gardenvale	3	House	\$1,650,000	18 Dec 2024



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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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