



Ivanhoe

Suburb Report



Your connection to property insights



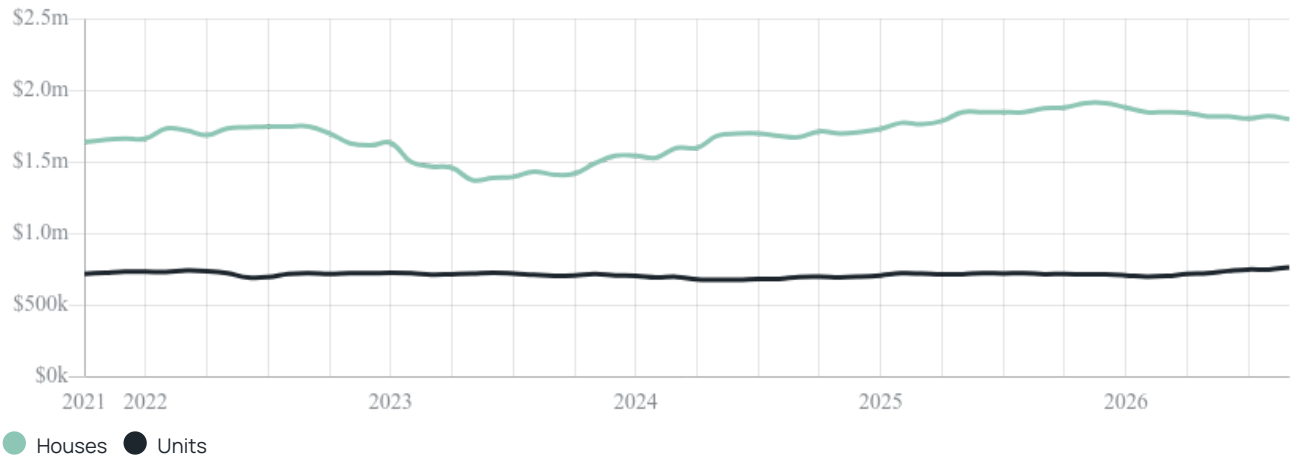
JellisCraig

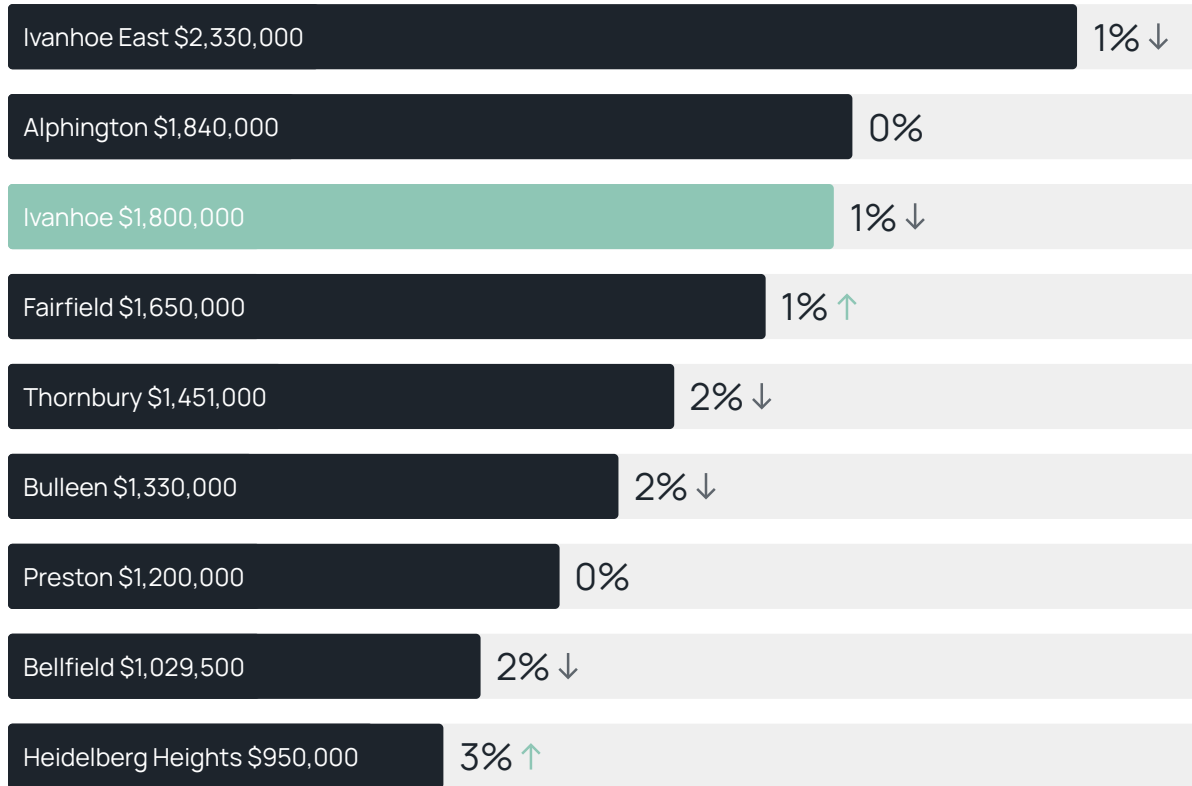
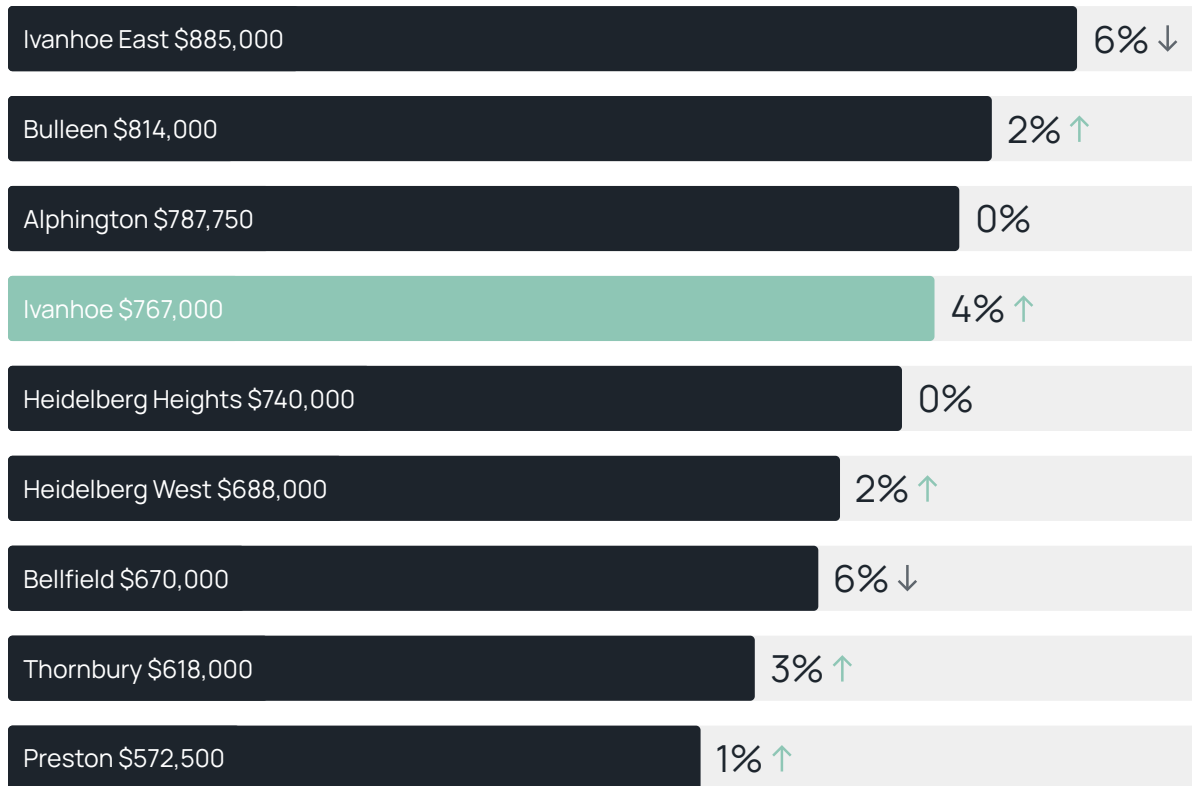
Median house price

Median unit price

Median ¹	Monthly median price change ²	Median ¹	Monthly median price change ²
\$1.80m	-1.23% ↓	\$767k	2.27% ↑

Ivanhoe monthly median property prices³



Median house price^{1,2}Median unit price^{1,2}

Sale method¹

● Auction 18%
● Private 82%

Auction clearance rate⁴

34%

Median days on market⁵

House

Unit

32 days

25 days

Jellis Craig average inspection attendance per listing⁶

24 groups

Average hold period¹

House

Unit

15.3 years

9.8 years

Dwelling type⁷

● Houses 68% ● Units 32%

Ownership⁷

● Owned outright 36% ● Mortgaged 31% ● Rented 33%

Population⁷

13,374

Population growth⁷

9.88%

Median age⁷

40 years

Median household size⁷

2.4 people

Median asking rent per week¹

House

Unit

\$790

\$600

Rental yield⁸

House

Unit

3.59%

4.22%

Recent Ivanhoe sales⁵

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
 3 Woodstock Crescent Ivanhoe	3	Townhouse	\$755,000	30 Oct 2026
 413/443 Upper Heidelberg Road Ivanhoe	2	Apartment	\$730,000	30 Oct 2026
 g04/1031 Heidelberg Road Ivanhoe	2	Apartment	\$621,000	28 Oct 2026
 2/51 Locksley Road Ivanhoe	2	Townhouse	\$660,000	26 Oct 2026
 18 Gilbert Road Ivanhoe	3	House	\$1,900,000	24 Oct 2026
 224/45 Linden Avenue Ivanhoe	2	Apartment	\$635,000	23 Oct 2026
 10/360 Upper Heidelberg Road Ivanhoe	2	Unit	\$768,000	22 Oct 2026
 213/1 Westley Avenue Ivanhoe	1	Apartment	\$475,000	22 Oct 2026
 46 Forster Street Ivanhoe	4	House	\$3,050,000	22 Oct 2026
 44 Forster Street Ivanhoe	3	House	\$3,050,000	22 Oct 2026

IVANHOE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1/16 Salisbury Avenue Ivanhoe	3	Townhouse	\$1,525,000	17 Oct 2026
 2/14 Merton Street Ivanhoe	1	Apartment	\$468,000	15 Oct 2026
 12 Kingsley Street Ivanhoe	3	House	\$1,640,000	12 Oct 2026
 87 Oriel Road Ivanhoe	3	House	\$1,075,000	12 Oct 2026
 4 Wadham Road Ivanhoe	3	House	\$1,050,000	12 Oct 2026
 4/1 Rosedale Grove Ivanhoe	2	Unit	\$841,000	10 Oct 2026
 110/443 Upper Heidelberg Road Ivanhoe	3	Apartment	\$660,000	06 Oct 2026
 3/25 Kenilworth Parade Ivanhoe	2	Villa	\$815,000	03 Oct 2026
 508b/58 Myrtle Street Ivanhoe	2	Apartment	Undisclosed	01 Oct 2026
 2/11 Oriel Road Ivanhoe	3	Unit	\$815,000	29 Sep 2026

IVANHOE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 5/45 St Elmo Road Ivanhoe	2	Apartment	\$575,000	25 Sep 2026
 2/6 Mabel Street Ivanhoe	3	Townhouse	\$1,060,000	24 Sep 2026
 1/3 Mervyn Crescent Ivanhoe	4	Townhouse	\$2,245,000	24 Sep 2026
 9/390 Upper Heidelberg Road Ivanhoe	3	Townhouse	\$931,000	24 Sep 2026
 71 St Elmo Road Ivanhoe	3	House	\$2,050,000	24 Sep 2026
 44 Waterdale Road Ivanhoe	3	House	Undisclosed	20 Sep 2026
 608/443 Upper Heidelberg Road Ivanhoe	1	Apartment	\$355,000	18 Sep 2026
 206/443 Upper Heidelberg Road Ivanhoe	2	Apartment	\$525,000	17 Sep 2026
 78 Jellicoe Street Ivanhoe	3	House	\$1,040,000	17 Sep 2026
 116 Marshall Street Ivanhoe	3	House	\$1,451,000	16 Sep 2026



Jellis Craig Ivanhoe
153 Upper Heidelberg Road, Ivanhoe
03 9499 7992

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

Powered by  **PropTrack**

The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied. This information is supplied by Jellis Craig Corporation (ABN 51 099 869 512) on behalf of PropTrack Pty Ltd (ABN 43 127 386 298).