



# Malvern East Suburb Report

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Your connection to property insights



**JellisCraig**

# Property Prices

## MALVERN EAST SUBURB REPORT

### Median house price<sup>1</sup>

Median  
\$2.13m

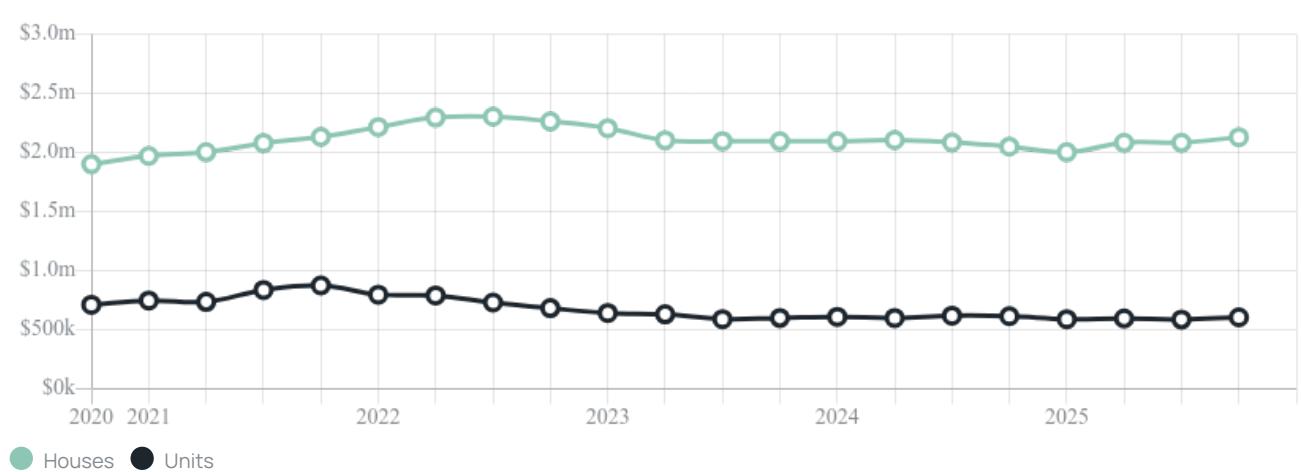
Quarterly price change  
2.28% 

### Median unit price<sup>1</sup>

Median  
\$605k

Quarterly price change  
3.06% 

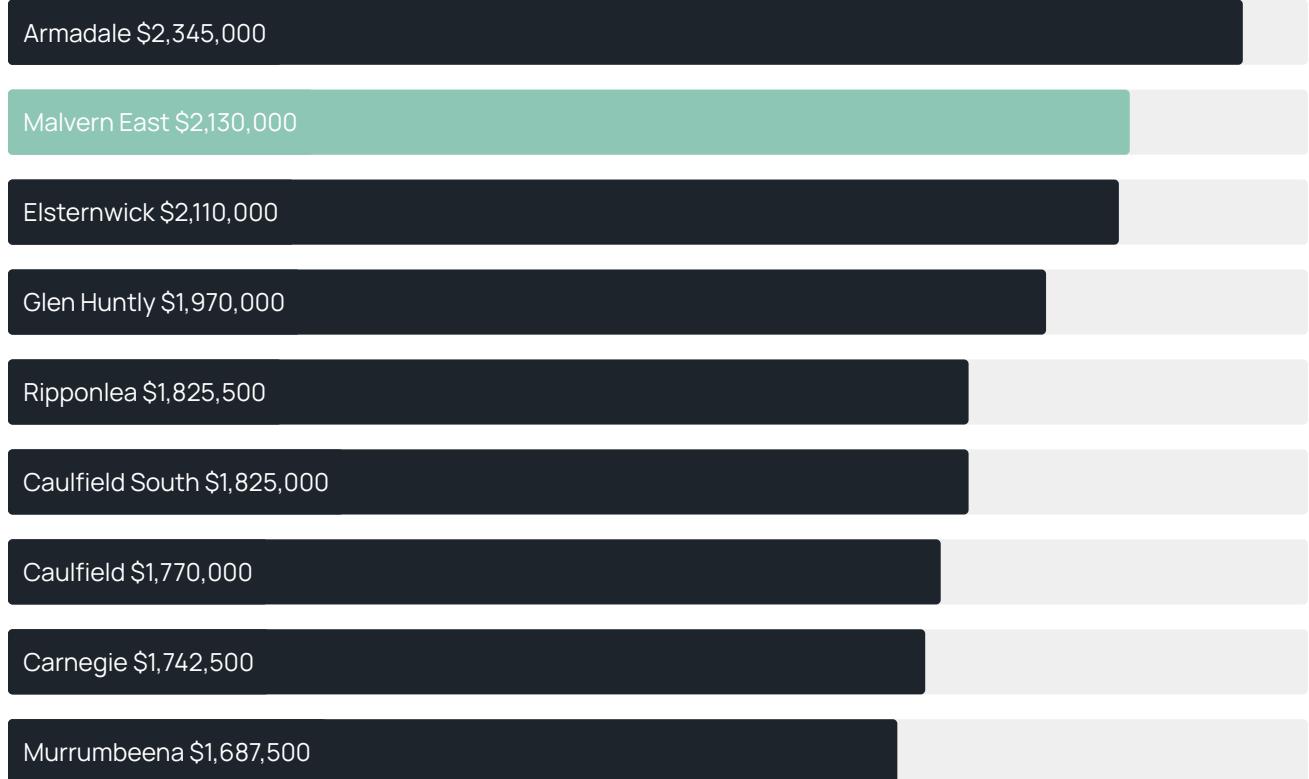
### Quarterly price change<sup>1</sup>



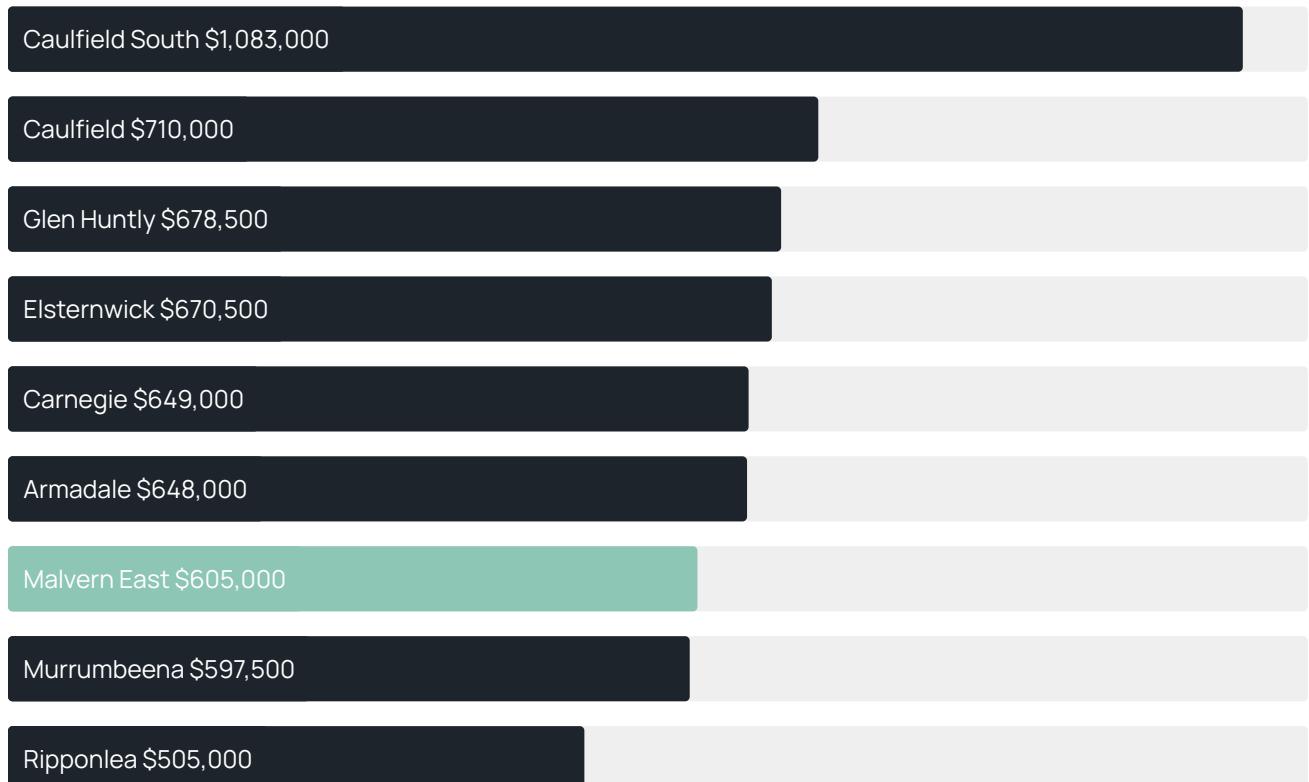
# Surrounding Suburbs

## MALVERN EAST SUBURB REPORT

### Median house price<sup>1</sup>



### Median unit price<sup>1</sup>



# Sales Snapshot

MALVERN EAST SUBURB REPORT

## Sale method<sup>2</sup>



## Auction clearance rate<sup>3</sup>

81.13%

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## Median days on market<sup>3</sup>

25 days

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## Jellis Craig average inspection attendance per listing<sup>4</sup>

25 groups

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## Average hold period<sup>1</sup>

7.3 years

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# Insights

## Dwelling type<sup>5</sup>



## Population<sup>5</sup>

22,296

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## Population growth<sup>5</sup>

2.71%

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## Median age<sup>5</sup>

38 years

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## Ownership<sup>5</sup>



## Median asking rent<sup>1</sup>

\$800 per week

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## Rental yield<sup>1</sup>

2.21%

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## Median household size<sup>5</sup>

2.5 people

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## MALVERN EAST SUBURB REPORT

### Recent Malvern East sales

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jelliscraig.com.au/suburb-reports](http://jelliscraig.com.au/suburb-reports)

Address	Bedrooms	Type	Price	Sold
 201/2a Clarence St Malvern East	2	Apartment	\$378,000	29 Jan 2026
 6/80 Darling Rd MALVERN EAST	1	Apartment	\$456,000	29 Jan 2026
 106/12 Camira St Malvern East	2	Apartment	\$655,000	29 Jan 2026
 304/951-955 Dandenong Rd Malvern East	2	Apartment	\$550,000	09 Jan 2026
 35 Darling Rd MALVERN EAST	4	House	\$1,900,000	20 Dec 2025
 1/35 Darling Rd Malvern East	4	House	\$1,900,000	20 Dec 2025
 316/141 Waverley Rd Malvern East	2	Unit	\$260,000	19 Dec 2025
 204/1009 Dandenong Rd Malvern East	2	Apartment	\$550,000	19 Dec 2025
 3/12 Illowa St Malvern East	2	Apartment	\$622,000	17 Dec 2025
 2/56 Brunel St Malvern East	4	Flat/Unit/Apartment	\$1,895,000	16 Dec 2025

# Sold Properties

## MALVERN EAST SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 25 Rob Roy Rd Malvern East	4	House	\$2,320,000	11 Dec 2025
 4/37 Belgrave Rd Malvern East Sold	2	Unit	\$560,000	09 Dec 2025
 26A Ivanhoe Gr Malvern East	3	House	\$1,480,000	08 Dec 2025
 6 Bowlers Way Malvern East	4	House	\$2,180,000	06 Dec 2025
 34 Chanak St Malvern East	2	House	\$1,471,000	06 Dec 2025
 1015/803 Dandenong Rd Malvern East	2	Strata Unit/Flat	\$485,000	03 Dec 2025
 1988 Malvern Rd Malvern East	2	House	\$1,200,000	03 Dec 2025
 1408/803 Dandenong Rd Malvern East	2	Strata Unit/Flat	\$600,000	03 Dec 2025
 106/2a Clarence St Malvern East	2	Apartment	\$380,000	02 Dec 2025
 G4/60 Belgrave Rd Malvern East	2	Strata Unit/Flat	\$646,000	02 Dec 2025

# Sold Properties

## MALVERN EAST SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 4/112 Burke Rd Malvern East	3	House	\$2,130,000	29 Nov 2025
 205/2a Clarence St Malvern East	1	Strata Unit/Flat	\$410,000	29 Nov 2025
 7/50 Grant St Malvern East	3	Unit	\$1,500,000	29 Nov 2025
 5/6 Langville Ct Malvern East	2	Apartment	\$710,000	29 Nov 2025
 10/798 Warrigal Rd Malvern East	2	Apartment	\$450,000	28 Nov 2025
 489 Waverley Rd Malvern East	4	House	\$1,388,888	28 Nov 2025
 12/1810 Malvern Rd Malvern East	2	Flat/Unit/Apartment	\$1,057,000	28 Nov 2025
 1/21 Rebecca Rd Malvern East	3	Unit	\$995,000	27 Nov 2025
 1/80 Darling Rd Malvern East	1	Strata Unit/Flat	\$450,000	26 Nov 2025
 1/80-82 Darling Rd Malvern East	1	Apartment	\$450,000	26 Nov 2025



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.

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Data is current as of PDF generation date 01/02/2026

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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