



Malvern

Suburb Report

Your connection to property insights



JellisCraig

Property Prices

MALVERN SUBURB REPORT

Median house price¹

Median
\$2.69m

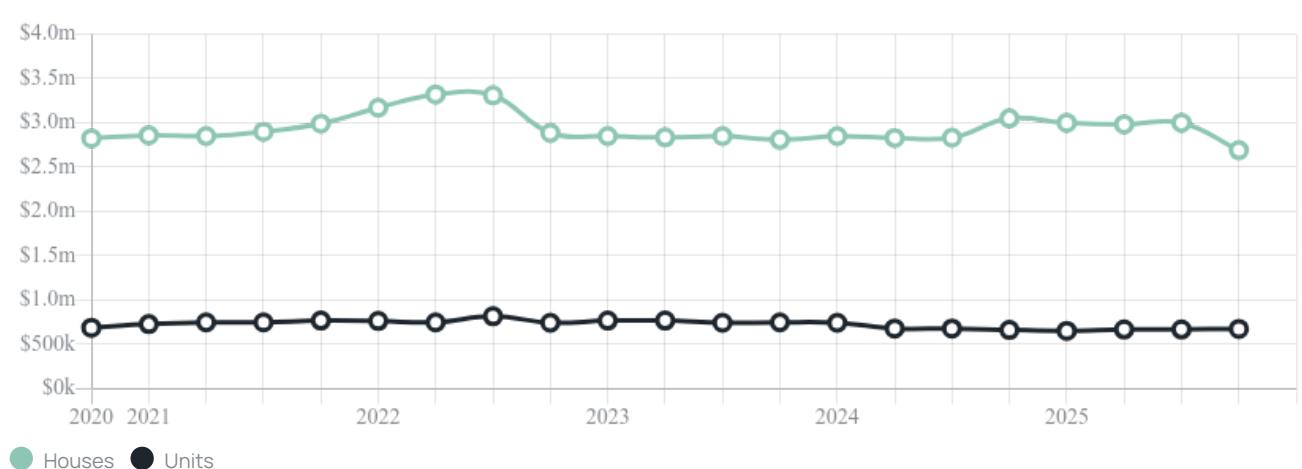
Quarterly price change
-10.33% ↓

Median unit price¹

Median
\$677k

Quarterly price change
1.04% ↑

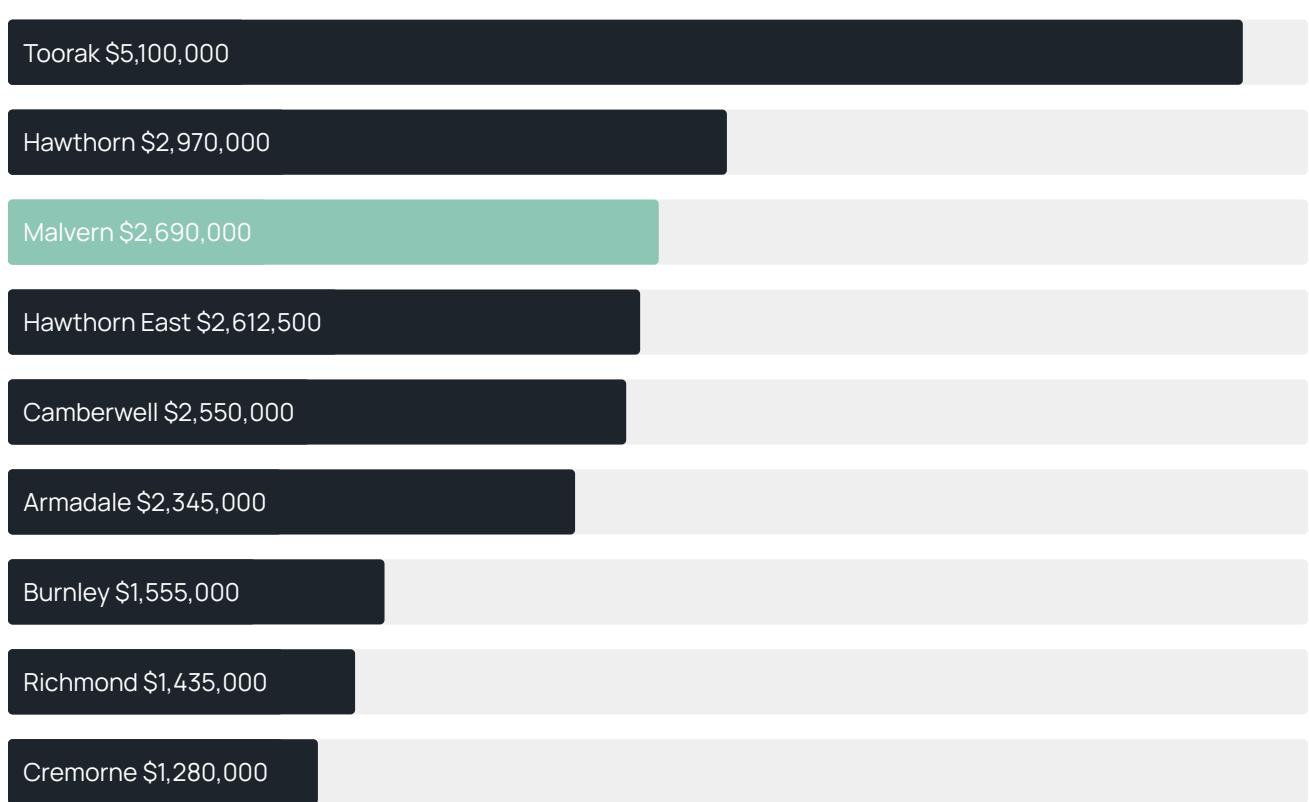
Quarterly price change¹



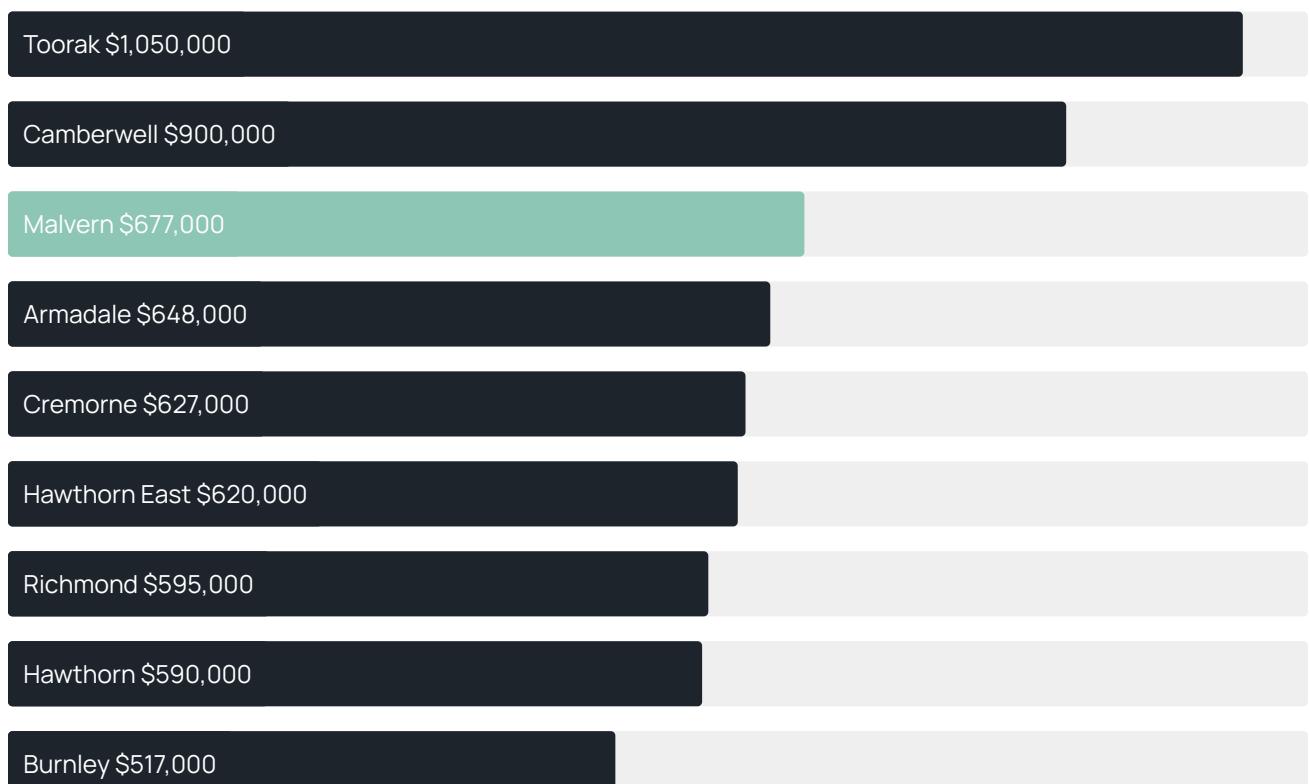
Surrounding Suburbs

MALVERN SUBURB REPORT

Median house price¹



Median unit price¹



Sales Snapshot

MALVERN SUBURB REPORT

Sale method²



● Auction 48%
● Private 52%

Auction clearance rate³

68.18%

Median days on market³

25 days

Jellis Craig average inspection attendance per listing⁴

25 groups

Average hold period¹

7.0 years

Insights

Dwelling type⁵



● Houses 46% ● Units 54%

Ownership⁵



● Owned outright 45% ● Mortgaged 30% ● Rented 25%

Population⁵

9,929

Population growth⁵

-1.36%

Median age⁵

44 years

Median asking rent¹

\$1,100 per week

Rental yield¹

2.05%

Median household size⁵

2.3 people

MALVERN SUBURB REPORT

Recent Malvern 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

Address	Bedrooms	Type	Price	Sold
 9/64 Stanhope St Malvern	1	Apartment	\$395,000	29 Jan 2026
 7 Banksia Way Malvern	4	Townhouse	\$1,350,000	23 Dec 2025
 10/23-25 Raleigh St Malvern	2	Apartment	\$647,500	16 Dec 2025
 19/158-160 Wattletree Rd Malvern	2	Unit	\$700,000	13 Dec 2025
 19/158 Wattletree Rd Malvern	3	Strata Unit/Flat	\$700,000	13 Dec 2025
 2 Banksia Way Malvern	2	Unit	\$980,000	12 Dec 2025
 6 Banksia Way Malvern	3	Flat/Unit/Apartment	\$1,118,888	04 Dec 2025
 1A/28 Mcarthur St Malvern	2	Apartment	\$910,000	29 Nov 2025
 40 Cressy St Malvern	3	House	\$1,790,000	29 Nov 2025
 60 Cawkwell St Malvern	3	House	\$1,865,000	28 Nov 2025

Sold Properties

MALVERN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1/1188 Malvern Rd Malvern	3	Apartment	\$1,720,000	26 Nov 2025
 19 Glendearg Gr Malvern	4	House	\$8,000,000	25 Nov 2025
 8 Norfolk Pl Malvern	3	Townhouse	\$1,175,000	25 Nov 2025
 6/248 Wattletree Rd Malvern	1	Apartment	\$385,000	24 Nov 2025
 39 Cummins Gr Malvern	2	House	\$1,680,000	22 Nov 2025
 3 Banksia Way Malvern	3	House	\$1,109,000	22 Nov 2025
 9/15 Wheatland Rd Malvern	2	Apartment	\$705,000	21 Nov 2025
 13/244 Wattletree Rd Malvern	1	Strata Unit/Flat	\$600,000	20 Nov 2025
 12/240 Wattletree Rd Malvern	2	Apartment	\$630,000	20 Nov 2025
 303/1273 High St Malvern	1	Strata Unit/Flat	\$1,800,000	19 Nov 2025

Sold Properties

MALVERN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 40 Somers Av MALVERN	5	House	\$7,870,000	19 Nov 2025
	2/9 Warner St Malvern	1	Strata Unit/Flat	\$440,000
	706/645 Dandenong Rd Malvern	1	Apartment	\$500,000
	1/32 Eva St Malvern	4	House	\$2,343,000
	3/240 Wattletree Rd Malvern	1	Apartment	\$422,000
	204/1269 High St Malvern	2	Apartment	\$1,405,000
	2/64 Stanhope St MALVERN	2	Apartment	\$585,000
	4/8 Spring Rd Malvern	3	Flat/Unit/Apartment	\$1,300,000
	49 Somers Av Malvern	3	House	\$2,700,000
	107 Stanhope St Malvern	4	House	\$4,350,000



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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 01/02/2026

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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