



Mont Albert

# Suburb Report



Your connection to property insights



**JellisCraig**

MONT ALBERT SUBURB REPORT

Median house price<sup>1</sup>

Median

\$2.38m

Quarterly price change

-5.03% ↓

Median unit price<sup>1</sup>

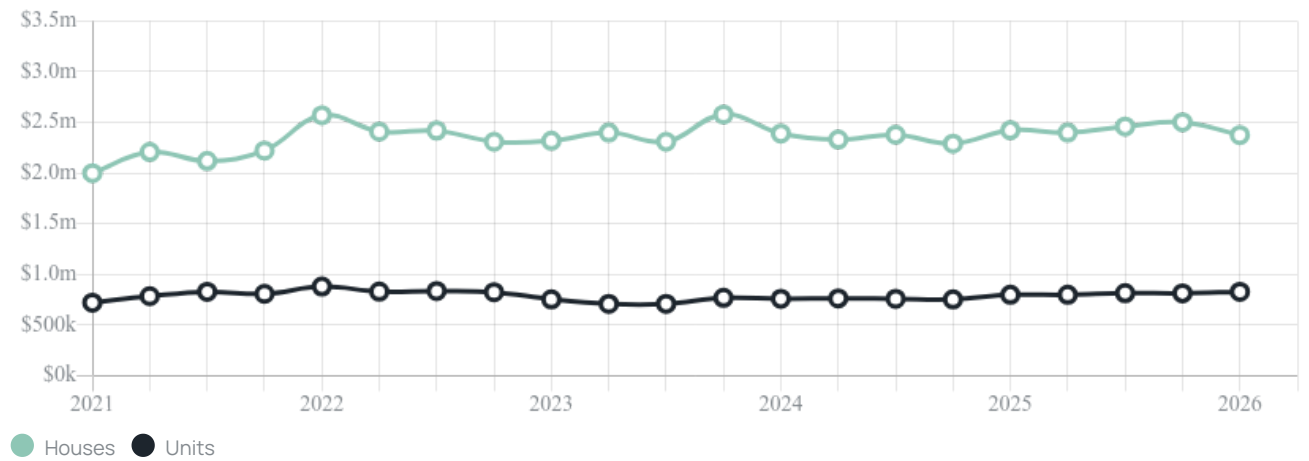
Median

\$830k

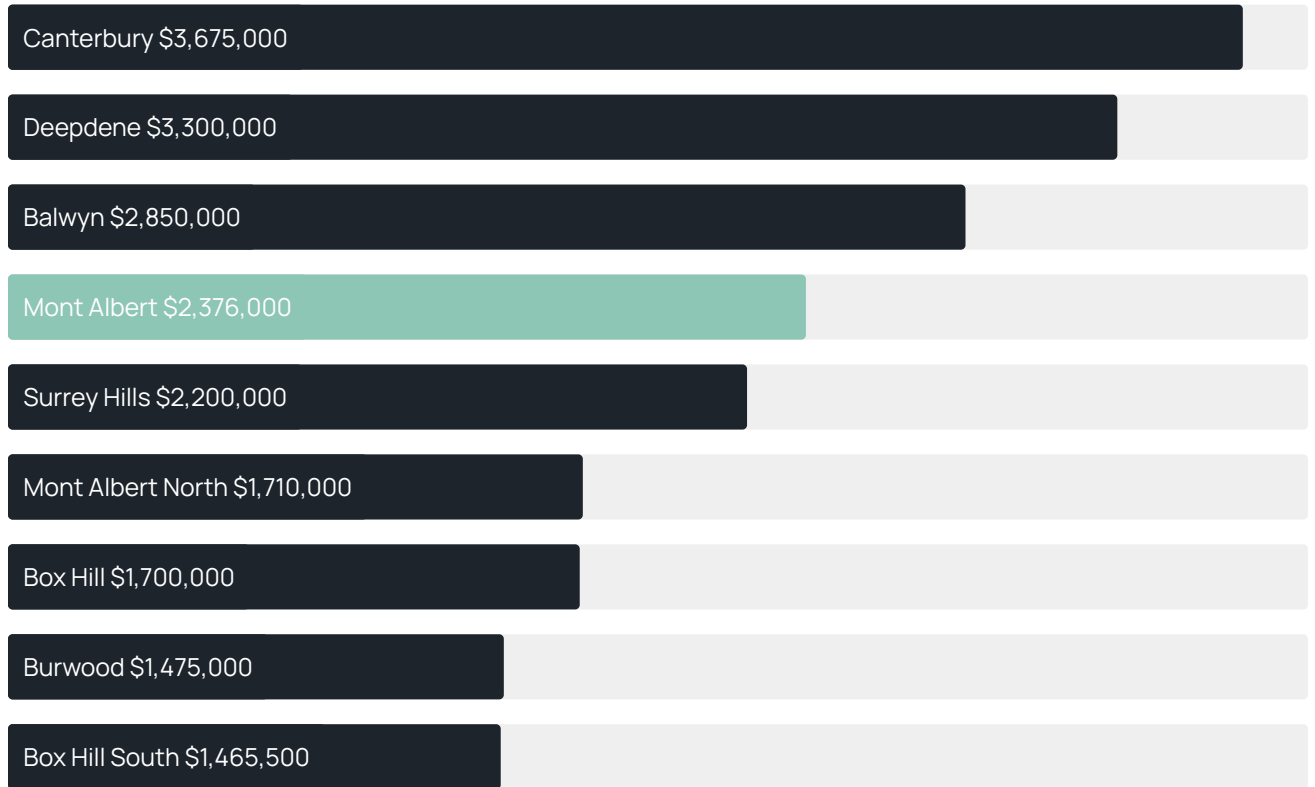
Quarterly price change

1.84% ↑

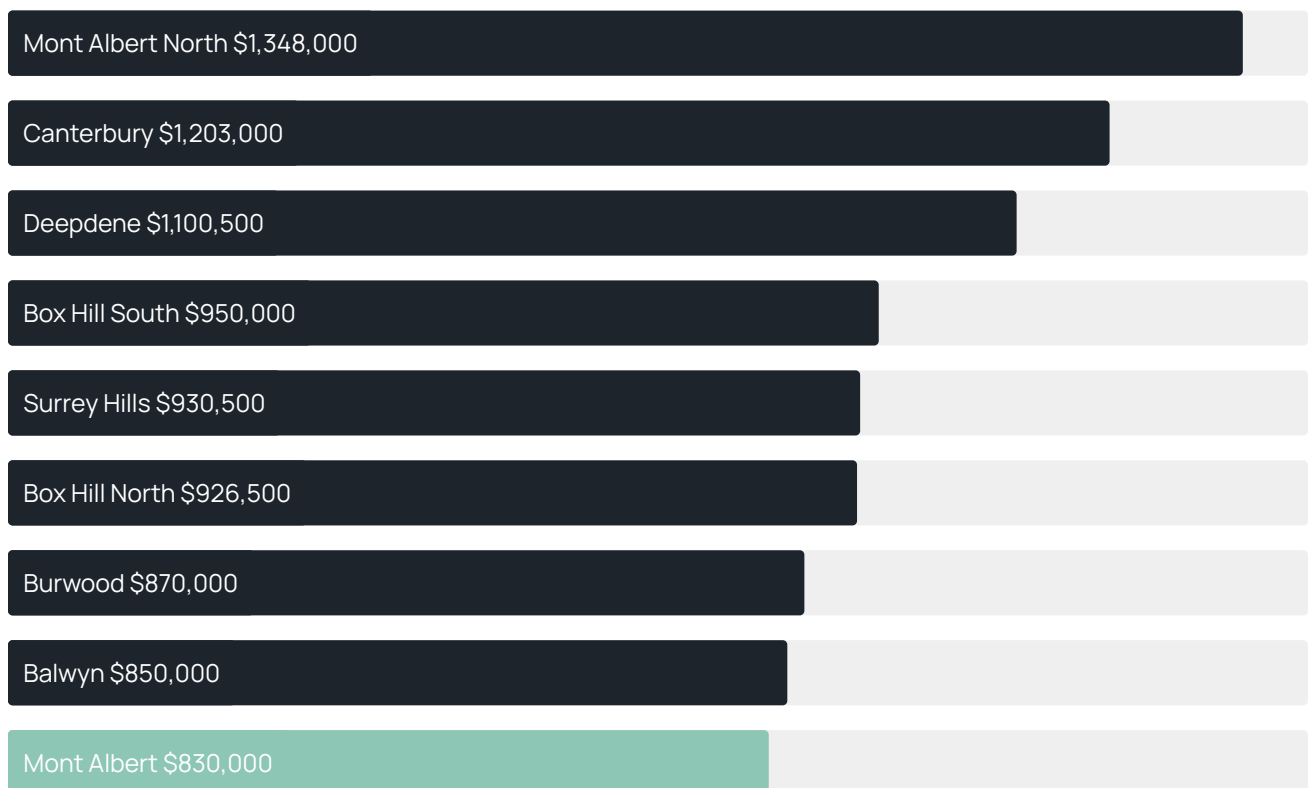
Quarterly price change<sup>1</sup>



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



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



Sale method<sup>2</sup>



● Auction 73%  
● Private 27%

Auction clearance rate<sup>3</sup>

57.89%

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

33 days

Average hold period<sup>1</sup>

7.7 years

Dwelling type<sup>5</sup>



● Houses 54% ● Units 46%

Ownership<sup>5</sup>



● Owned outright 43% ● Mortgaged 32% ● Rented 25%

Population<sup>5</sup>

4,948

Median asking rent<sup>1</sup>

\$750 per week

Population growth<sup>5</sup>

2.23%

Rental yield<sup>1</sup>

1.8%

Median age<sup>5</sup>

42 years











Median household size<sup>5</sup>

2.5 people











MONT ALBERT SUBURB REPORT

## Recent Mont Albert 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](http://jellisraig.com.au/suburb-reports)

Address	Bedrooms	Type	Price	Sold
 G18/692 Whitehorse Rd Mont Albert	1	Apartment	\$525,000	06 May 2026
 1/322 Mont Albert Rd Mont Albert	2	Villa	\$885,000	02 May 2026
 17/781 Whitehorse Rd Mont Albert	3	Apartment	\$765,000	25 Apr 2026
 26/741 Whitehorse Rd Mont Albert	1	Serviced Apartment	\$385,000	22 Apr 2026
 2 Grace St Mont Albert	4	House	\$2,690,000	10 Apr 2026
 2/6 Leopold Cr Mont Albert	2	Unit	\$609,000	27 Mar 2026
 3/410 Mont Albert Rd Mont Albert	3	Townhouse	\$1,480,000	23 Mar 2026
 2b Agnes St Mont Albert	3	Townhouse	\$1,598,000	21 Mar 2026
 104/662 Whitehorse Rd Mont Albert	2	Apartment	\$680,000	19 Mar 2026
 73 Zetland Rd Mont Albert	3	House	\$1,520,000	14 Mar 2026

## MONT ALBERT SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/762 Whitehorse Rd Mont Albert	4	Unit	\$805,800	06 Mar 2026
 12 Curlewis St Mont Albert	4	House	\$1,714,000	05 Mar 2026
 8/17 Kingsley Cr MONT ALBERT	3	Unit	\$935,000	28 Feb 2026
 16 Serpentine St Mont Albert	4	House	\$2,402,000	28 Feb 2026
 3/3 Inglisby Rd Mont Albert	2	Unit	\$750,000	28 Feb 2026
 2/22 Lorne Pde Mont Albert	2	Unit	\$812,000	21 Feb 2026
 17 Hotham St Mont Albert	4	House	\$1,932,000	19 Feb 2026
 203/692 Whitehorse Rd Mont Albert	2	Apartment	\$665,000	17 Feb 2026
 2/72 Kenmare St Mont Albert	4	Townhouse	\$1,588,800	17 Feb 2026
 1/22 Blenheim Av Mont Albert	3	Unit	\$985,000	07 Feb 2026

## MONT ALBERT SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3/358 Mont Albert Rd Mont Albert	3	Townhouse	\$1,168,850	06 Feb 2026
 11 Grange St Mont Albert	3	House	\$485,291	06 Feb 2026
 3 St James Av MONT ALBERT	5	House	\$3,100,000	05 Feb 2026
 3 Rostrevor Pde Mont Albert	5	House	\$2,350,000	09 Jan 2026
 1/5 Rowland St Mont Albert	3	Unit	\$910,000	24 Dec 2025
 33 View St Mont Albert	3	Townhouse	\$1,425,000	22 Dec 2025
 22 St Georges Av Mont Albert	4	House	\$3,500,000	20 Dec 2025
 4 Gordon St Mont Albert	5	House	\$4,480,000	16 Dec 2025
 5 Black St Mont Albert	5	House	\$2,310,000	13 Dec 2025
 117/692 Whitehorse Rd Mont Albert	2	Apartment	\$575,000	13 Dec 2025



**Jellis Craig Balwyn**  
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03 9810 5000

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 01/06/2026

- 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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