



Montrose

Suburb Report



Your connection to property insights



JellisCraig

MONTROSE SUBURB REPORT

Median house price¹

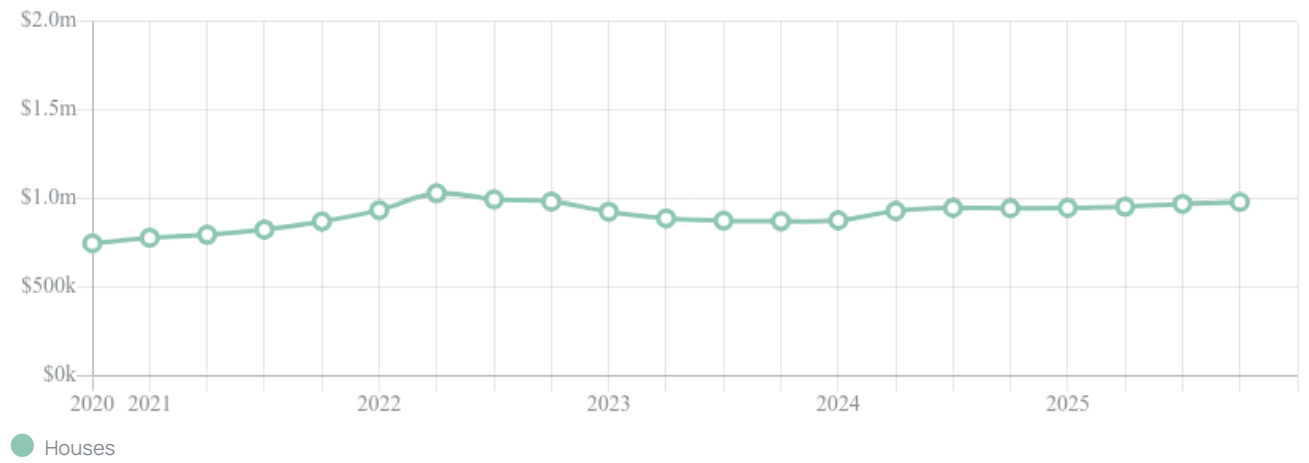
Median

\$980k

Quarterly price change

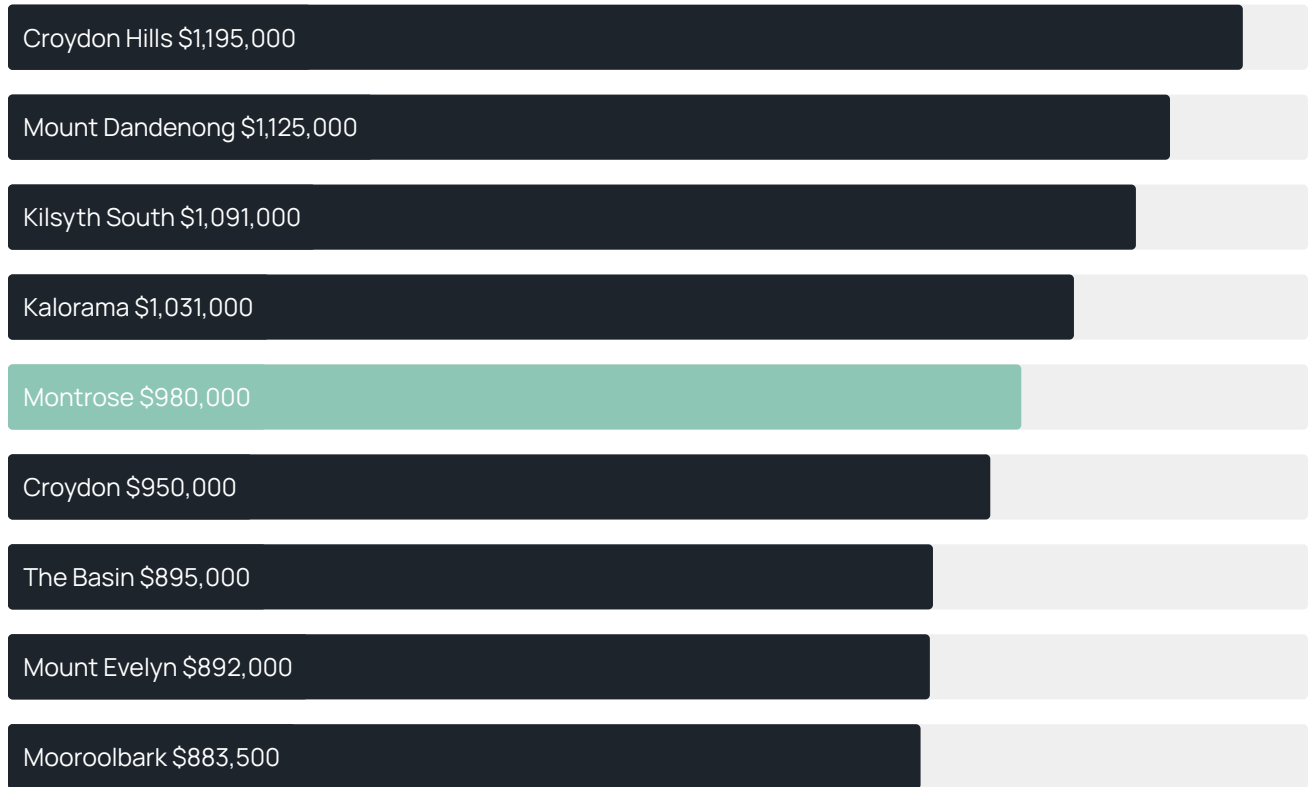
1.03% ↑

Quarterly price change¹



MONTROSE SUBURB REPORT

Median house price¹



Median unit price¹



Sale method²



● Auction 9%
● Private 91%

Auction clearance rate³

100%

Median days on market³

28 days

Jellis Craig average inspection attendance per listing⁴

28 groups

Average hold period¹

10.9 years

Dwelling type⁵



● Houses 92% ● Units 8%

Ownership⁵



● Owned outright 39% ● Mortgaged 55% ● Rented 5%

Population⁵

6,900

Median asking rent¹

\$640 per week

Population growth⁵

2.06%

Rental yield¹

3.58%

Median age⁵

41 years






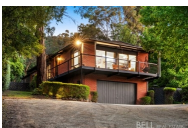




Median household size⁵

2.8 people











MONTROSE SUBURB REPORT

Recent Montrose 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
 13 Hakea Dr Montrose	4	House	\$1,011,000	28 Mar 2026
 5 Hillside Cl Montrose	2	Townhouse	\$695,000	16 Mar 2026
 17 Browns Rd Montrose	5	House	\$1,250,000	14 Mar 2026
 98 Swansea Rd Montrose	4	House	\$1,155,000	11 Mar 2026
 6 The Boulevard MONTROSE	3	House	\$1,141,000	04 Mar 2026
 296 Sheffield Rd Montrose	3	House	\$1,032,500	25 Feb 2026
 149 York Rd Montrose	3	House	\$855,000	24 Feb 2026
 69 Swansea Rd Montrose	3	House	\$860,000	20 Feb 2026
 14 The Boulevard Montrose	3	House	\$860,000	13 Feb 2026
 6/3 Devenish Av Montrose	2	Flat/Unit/Apartment	\$757,000	12 Feb 2026

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Address	Bedrooms	Type	Price	Sold
 7 Summerhill Rd Montrose	4	House	\$823,000	11 Feb 2026
 14 Henry St MONTROSE	4	House	\$1,731,500	04 Feb 2026
 35 Marshall Tce Montrose	2	House	\$845,000	31 Jan 2026
 34 Browns Rd Montrose	4	House	\$935,000	23 Jan 2026
 30 Richards Rd Montrose	3	House	\$962,700	22 Jan 2026
 4 Vuegrande Rise Montrose	6	House	\$1,500,000	17 Jan 2026
 36 Marshall Tce MONTROSE	4	House	\$1,370,000	17 Jan 2026
 28 Hawkins Rd Montrose	4	House	\$925,000	14 Jan 2026
 16/7 Devenish Av Montrose	2	House	\$750,500	13 Jan 2026
 50 Swansea Rd Montrose	3	House	\$1,210,000	11 Jan 2026

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Address	Bedrooms	Type	Price	Sold
 387 Cambridge Rd Montrose	3	House	\$2,081,000	08 Jan 2026
 9 Swansea Rd Montrose	4	House	\$1,760,000	25 Dec 2025
 3 Banksia St Montrose	3	House	\$720,000	17 Dec 2025
 68 Stephen Av Montrose	3	House	\$870,000	12 Dec 2025
 14 Aileen Av MONTROSE	4	House	\$1,030,000	10 Dec 2025
 42 Hawkins Rd Montrose	4	House	\$620,000	10 Dec 2025
 11/27 Canterbury Rd Montrose	3	Flat/Unit/Apartment	\$760,500	10 Dec 2025
 30 Greenhills Av Montrose	4	House	\$1,185,000	09 Dec 2025
 378 Cambridge Rd MONTROSE	4	House	\$1,750,000	06 Dec 2025
 187 York Rd Montrose	7	House	\$975,000	05 Dec 2025



Jellis Craig Mooroolbark
46-52 Brice Avenue, Mooroolbark
(03) 9726 8888

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 01/04/2026

- 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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