



Montrose

# Suburb Report



Your connection to property insights



JellisCraig

MONTROSE SUBURB REPORT

Median house price<sup>1</sup>

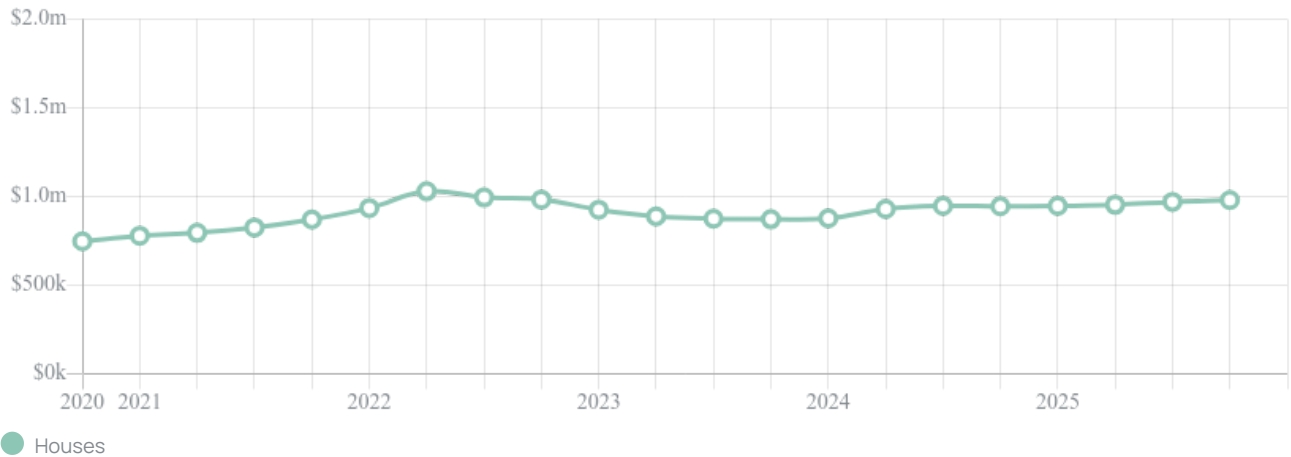
Median

\$980k

Quarterly price change

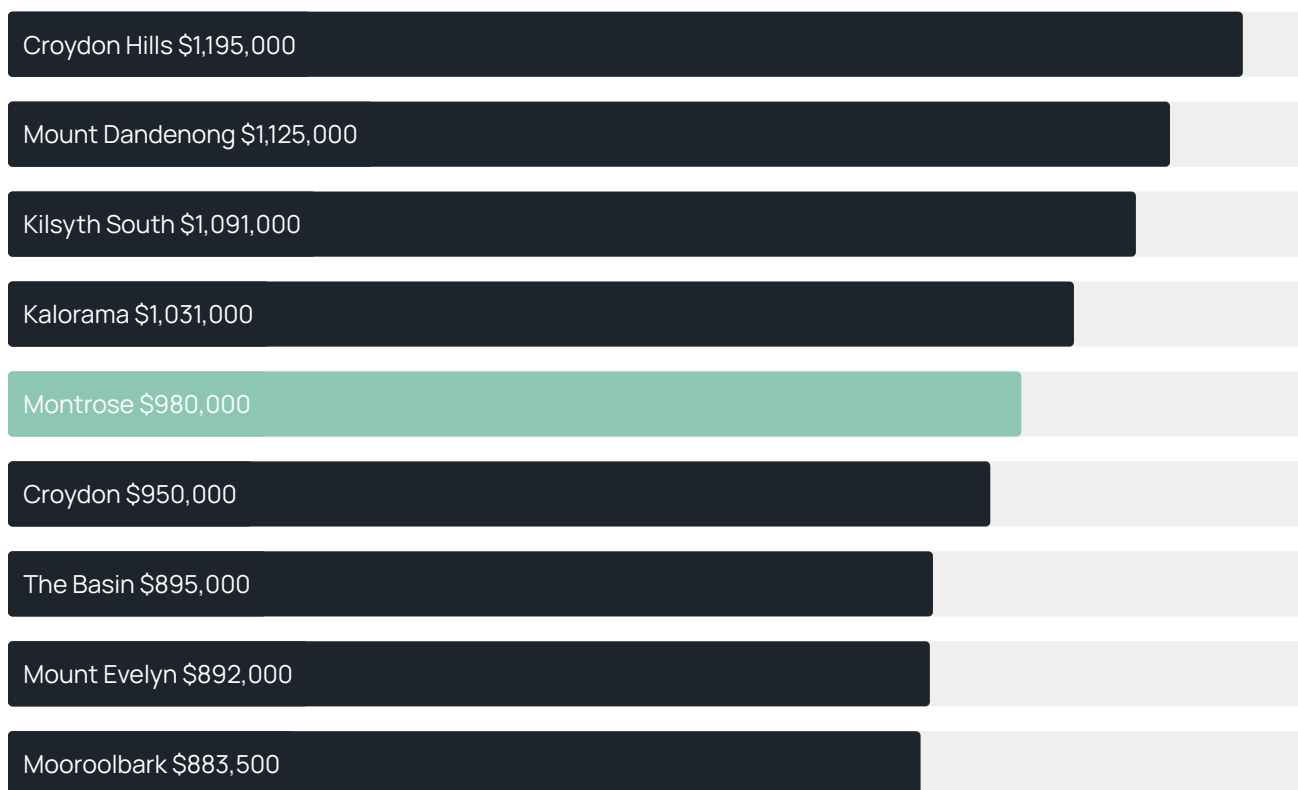
1.03% ↑

Quarterly price change<sup>1</sup>



## MONTROSE SUBURB REPORT

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



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



Sale method<sup>2</sup>

● Auction 4%  
● Private 96%

Auction clearance rate<sup>3</sup>

100%

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

23 days

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

23 groups

Average hold period<sup>1</sup>

10.9 years

Dwelling type<sup>5</sup>

● Houses 92% ● Units 8%

Ownership<sup>5</sup>

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

Population<sup>5</sup>

6,900

Median asking rent<sup>1</sup>

\$640 per week

Population growth<sup>5</sup>

2.06%

Rental yield<sup>1</sup>

3.58%

Median age<sup>5</sup>

41 years











Median household size<sup>5</sup>

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 [jellisicraig.com.au/suburb-reports](https://jellisicraig.com.au/suburb-reports)











Address	Bedrooms	Type	Price	Sold
 35 Marshall Tce Montrose	2	House	\$845,000	31 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
 50 Swansea Rd Montrose	3	House	\$1,210,000	11 Jan 2026
 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
 14 Aileen Av MONTROSE	4	House	\$1,030,000	10 Dec 2025
 42 Hawkins Rd Montrose	4	House	\$620,000	10 Dec 2025

## MONTROSE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 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
 9 Townsend Gr Montrose	4	House	\$1,980,000	03 Dec 2025
 66 Swansea Rd Montrose	4	House	\$830,000	28 Nov 2025
 22 Currawong Rd MONTROSE	5	House	\$970,000	27 Nov 2025
 2 Doreen Ct Montrose	4	House	\$1,000,000	26 Nov 2025
 75 Moore Av Montrose	5	House	\$875,000	24 Nov 2025
 7 Woodridge Cl Montrose	4	House	\$945,000	20 Nov 2025
 20 Bracken Av Montrose	4	House	\$920,000	14 Nov 2025



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Address	Bedrooms	Type	Price	Sold
 7 One Tree La Montrose	4	House	\$975,000	12 Nov 2025
 14a Mountain Cr Montrose	5	House	\$1,210,000	11 Nov 2025
 5 Cherry La Montrose	3	House	\$825,000	03 Nov 2025
 240 Sheffield Rd Montrose	4	House	\$810,000	31 Oct 2025
 18a Belfast Rd Montrose	4	House	\$3,925,000	31 Oct 2025
 28 Gratten Rd Montrose	4	House	\$930,000	31 Oct 2025
 61-63 Kerr Cr Montrose	4	House	\$1,025,000	21 Oct 2025
 61 Kerr Cr Montrose	3	House	\$1,025,000	21 Oct 2025
 10 Moore Av Montrose	4	House	\$2,080,000	20 Oct 2025
 7 St Georges Av Montrose	4	House	\$1,400,000	15 Oct 2025



**Jellis Craig Mooroolbark**  
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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.

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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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