



Preston

Suburb Report



Your connection to property insights



JellisCraig

PRESTON SUBURB REPORT

Median house price¹

Median unit price¹

Median

Quarterly price change

Median

Quarterly price change

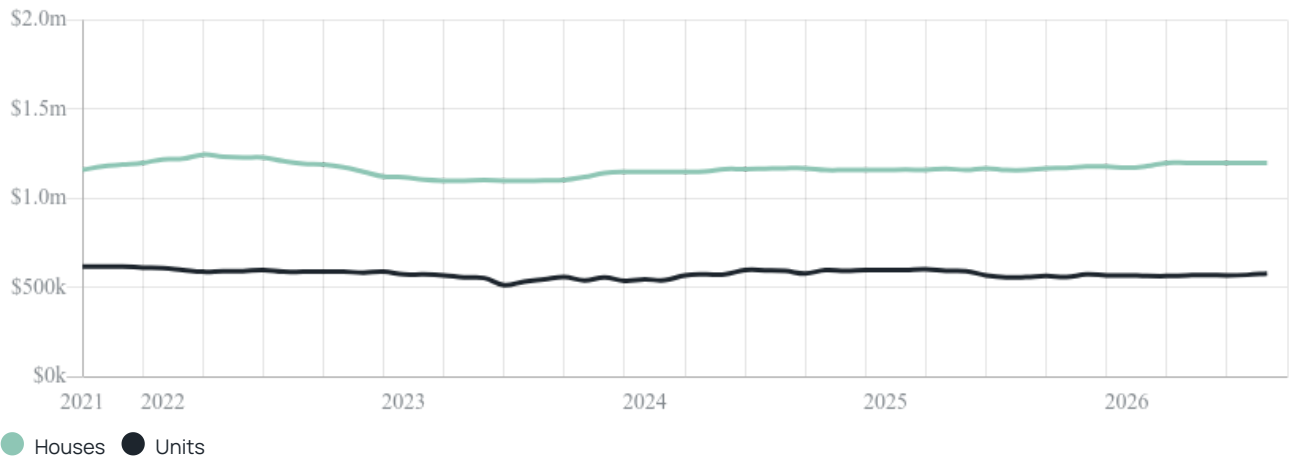
\$1.20m

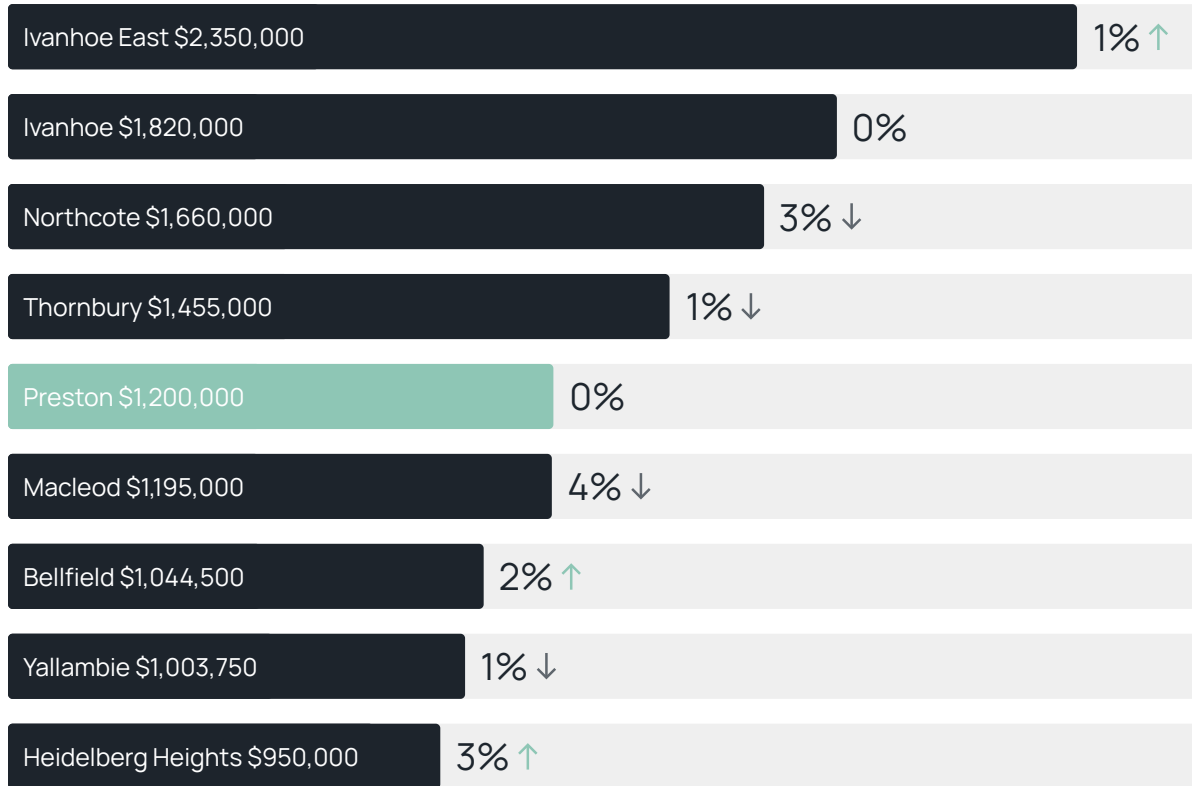
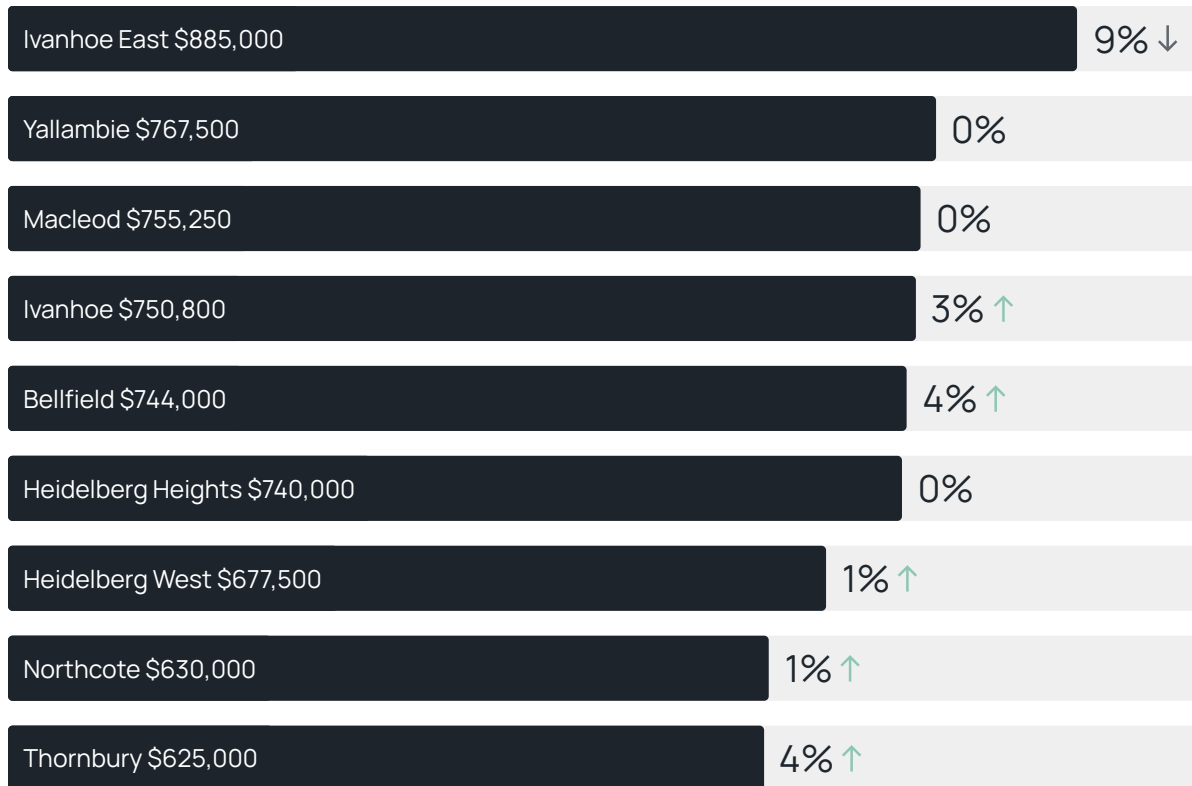
0.00% ↓

\$580k

1.31% ↑

Preston quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²

● Auction 30%
● Private 70%

Auction clearance rate³

53.41%

Median days on market³

House

Unit

26 days

28 days

Jellis Craig average inspection attendance per listing⁴

34 groups

Average hold period¹

House

Unit

17.4 years

10.5 years

Dwelling type⁵

● Houses 75% ● Units 25%

Ownership⁵

● Owned outright 28% ● Mortgaged 31% ● Rented 41%

Population⁵

33,790

Median asking rent per week¹

Unit

\$710

\$570

Population growth⁵

2.86%

Rental yield¹

House

Unit

3.46%

5.05%

Median age⁵

37 years

Median household size⁵

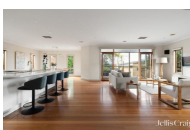
2.4 people

Recent Preston sales²

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

Address	Bedrooms	Type	Price	Sold
 225/388 Murray Road Preston	2	Apartment	\$453,000	29 Sep 2026
 2 Nichol Street Preston	3	House	\$950,000	29 Sep 2026
 703/1 High Street Preston	1	Apartment	\$450,000	28 Sep 2026
 4/40 Showers Street Preston	3	Townhouse	\$983,350	28 Sep 2026
 257 Gower Street Preston	3	House	Undisclosed	24 Sep 2026
 5 Margtmary Avenue Preston	3	House	\$960,000	22 Sep 2026
 212/388 Murray Road Preston	2	Apartment	\$430,000	21 Sep 2026
 3/35 Spring Street Preston	2	Unit	\$656,000	19 Sep 2026
 13 Parkside Row Preston	4	House	\$1,380,000	19 Sep 2026
 22 Foley Avenue Preston	3	House	\$1,716,000	19 Sep 2026

PRESTON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 5/552 Bell Street Preston	2	Townhouse	Undisclosed	18 Sep 2026
 556-558 Plenty Road Preston	4	House	\$1,085,000	18 Sep 2026
 18 South Street Preston	3	House	\$1,100,000	18 Sep 2026
 9/102-106 St Georges Road Preston	1	Apartment	\$375,000	17 Sep 2026
 116 Wood Street Preston	3	House	\$900,000	17 Sep 2026
 201/5 Blanch Street Preston	2	Apartment	\$440,000	16 Sep 2026
 4 Cynga Street Preston	3	House	\$1,015,000	16 Sep 2026
 656 Murray Road Preston	2	House	\$790,000	15 Sep 2026
 2 Mutimer Street Preston	3	House	Undisclosed	13 Sep 2026
 208/378 Bell Street Preston	2	House	Undisclosed	11 Sep 2026

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Address	Bedrooms	Type	Price	Sold
 302/204 High Street Preston	2	Apartment	\$500,000	11 Sep 2026
 1/215 Wood Street Preston	2	Townhouse	\$855,000	11 Sep 2026
 8/11 Osborne Grove Preston	2	Unit	\$474,000	11 Sep 2026
 39 Pender Street Preston	5	House	Undisclosed	10 Sep 2026
 4/26 Garnet Street Preston	2	Townhouse	\$950,000	10 Sep 2026
 1/24 Ovando Street Preston	3	House	\$760,000	09 Sep 2026
 2/42 Wood Street Preston	3	House	Undisclosed	09 Sep 2026
 9 Wilcox Street Preston	3	House	\$1,300,000	08 Sep 2026
 510/378 Bell Street Preston	1	Apartment	\$420,000	08 Sep 2026
 168 Gilbert Road Preston	4	House	\$1,410,000	08 Sep 2026



Jellis Craig Northcote
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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 01/10/2026

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1. Victorian Data, updated monthly for the past 12 months
2. Victorian Data, updated daily for the past 12 months
3. Victorian Data, updated daily for the past Saturday's auctions
4. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
5. 2021 ABS Census

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