



Reservoir

Suburb Report



Your connection to property insights



JellisCraig

RESERVOIR SUBURB REPORT

Median house price¹

Median

\$960k

Quarterly price change

1.05% ↑

Median unit price¹

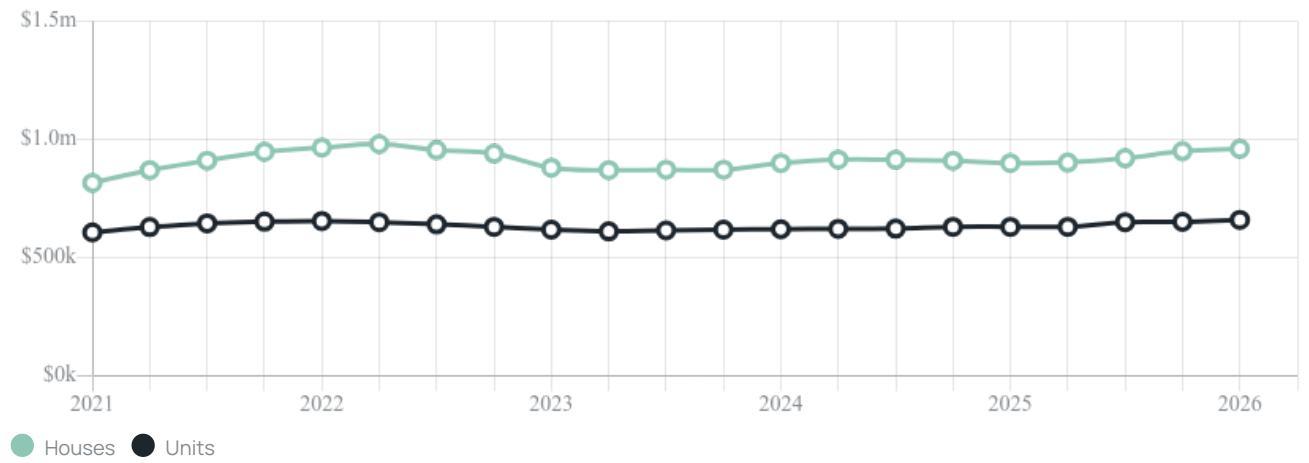
Median

\$660k

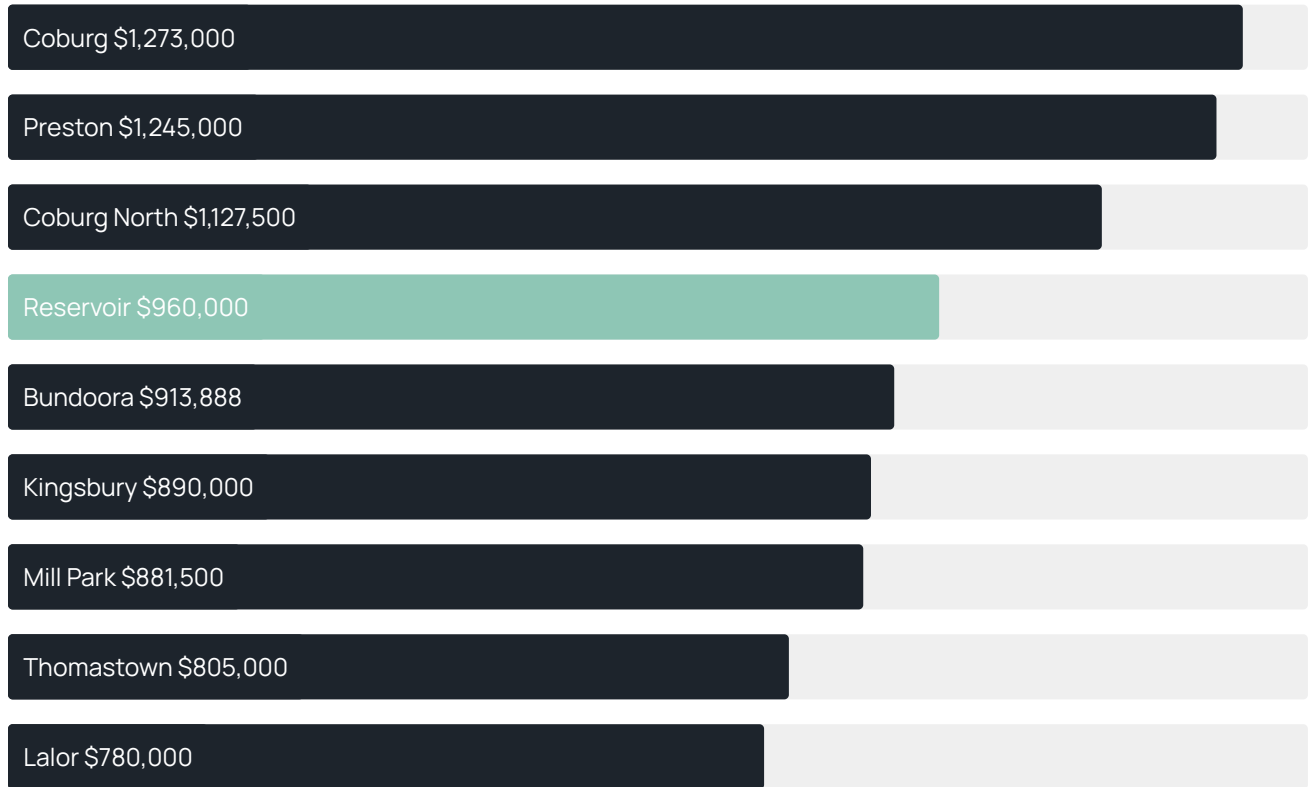
Quarterly price change

1.38% ↑

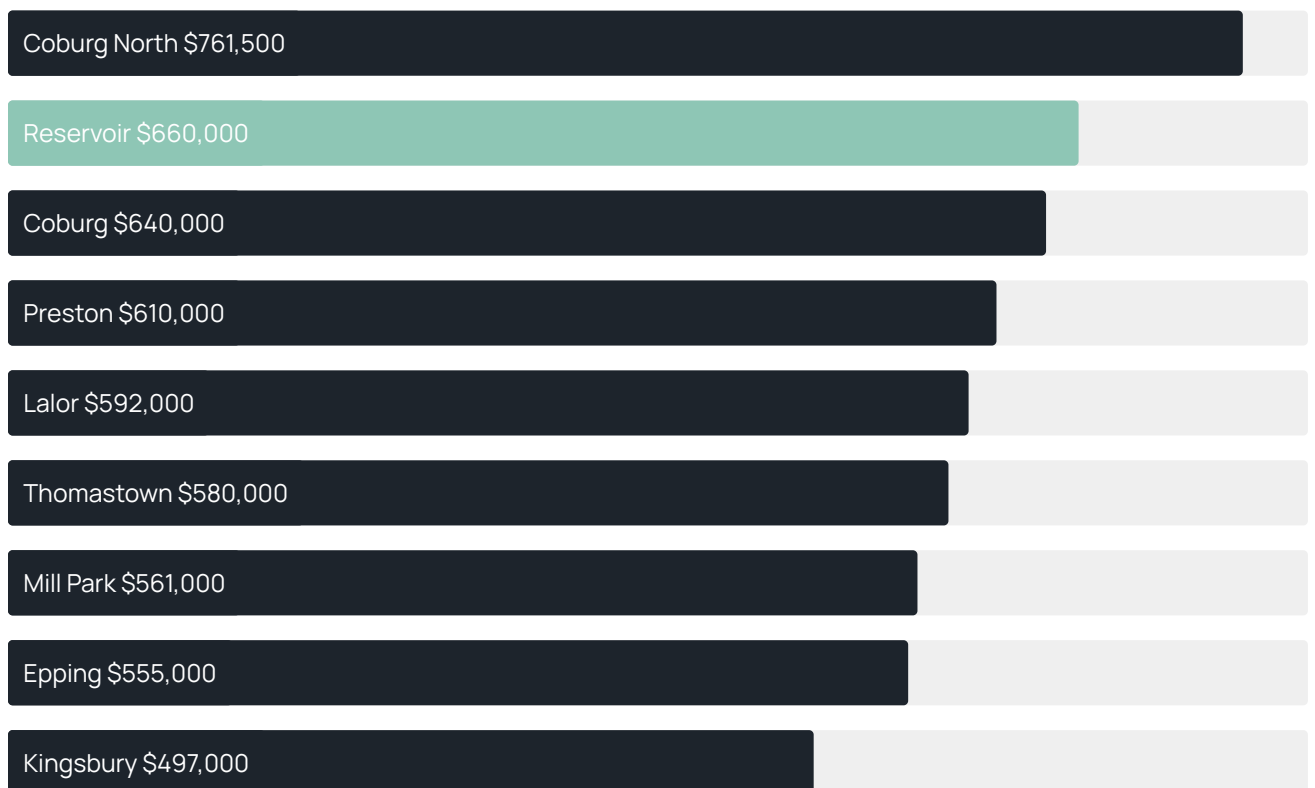
Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



● Auction 62%
● Private 38%

Auction clearance rate³

65.97%

Median days on market³

25 days

Jellis Craig average inspection attendance per listing⁴

25 groups

Average hold period¹

6.5 years

Dwelling type⁵



● Houses 63% ● Units 37%

Ownership⁵



● Owned outright 34% ● Mortgaged 32% ● Rented 34%

Population⁵

51,096

Median asking rent¹

\$550 per week

Population growth⁵

1.23%

Rental yield¹

2.98%

Median age⁵

38 years











Median household size⁵

2.4 people











RESERVOIR SUBURB REPORT

Recent Reservoir 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
 72 St Vigeons Rd Reservoir	3	House	\$950,000	27 Jun 2026
 22c Glasgow Av Reservoir	3	Townhouse	\$817,000	24 Jun 2026
 63 Powell St RESERVOIR	2	House	\$1,120,000	24 Jun 2026
 6 Kilmore Av Reservoir	3	House	\$850,000	22 Jun 2026
 1/49 St Vigeons Rd Reservoir	2	Unit	\$740,000	20 Jun 2026
 63 Botha Av Reservoir	3	House	\$1,055,000	20 Jun 2026
 1/4 Clements Gr Reservoir	3	Townhouse	\$650,000	20 Jun 2026
 12 St Johns Ct Reservoir	3	House	\$800,000	19 Jun 2026
 7/6-8 Cleeland St RESERVOIR	2	Unit	\$640,000	18 Jun 2026
 26 Ayr St Reservoir	5	House	\$1,200,000	18 Jun 2026

RESERVOIR SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3/4 Daleglen St Reservoir	2	Townhouse	\$695,000	15 Jun 2026
 182a Spring St Reservoir	2	House	\$570,000	15 Jun 2026
 18 Mccasker Av Reservoir	3	House	\$1,080,000	14 Jun 2026
 30 Elliot St Reservoir	3	House	\$900,000	13 Jun 2026
 15/47-49 Rathcown Rd Reservoir	2	Unit	\$500,000	13 Jun 2026
 19 Rubicon St Reservoir	3	House	\$1,175,000	13 Jun 2026
 1/13 George St Reservoir	2	Townhouse	\$690,000	13 Jun 2026
 2 Leichardt Cr Reservoir	3	House	\$895,000	12 Jun 2026
 5 Hickford St Reservoir	3	House	\$1,060,000	12 Jun 2026
 175/2 Gremel Rd Reservoir	2	Unit	\$145,000	12 Jun 2026

RESERVOIR SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/38 Mendip Rd Reservoir	3	Unit	\$740,000	12 Jun 2026
 78 Powell St Reservoir	2	House	\$645,000	10 Jun 2026
 1/7 Butters St Reservoir	2	House	\$801,000	06 Jun 2026
 75 Elinda Pl Reservoir	2	House	\$540,000	05 Jun 2026
 2/224 Spring St Reservoir	2	Townhouse	\$555,000	05 Jun 2026
 9/679 Gilbert Rd Reservoir	3	Unit	\$700,000	05 Jun 2026
 2/39 Marchant Av Reservoir	3	Townhouse	\$615,000	04 Jun 2026
 3/17 Summerhill Rd Reservoir	2	Townhouse	\$622,000	04 Jun 2026
 16 Odonnell St Reservoir	4	House	\$1,065,000	04 Jun 2026
 81 Spring St Reservoir	2	Townhouse	\$605,000	02 Jun 2026



Jellis Craig Reservoir
982 High Street, Reservoir
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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 01/07/2026

- 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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