



Vermont South

# Suburb Report

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Your connection to property insights



**JellisCraig**

# Property Prices

VERMONT SOUTH SUBURB REPORT

Median house price<sup>1</sup>

Median

\$1.52m

Quarterly price change

0.99% 

Median unit price<sup>1</sup>

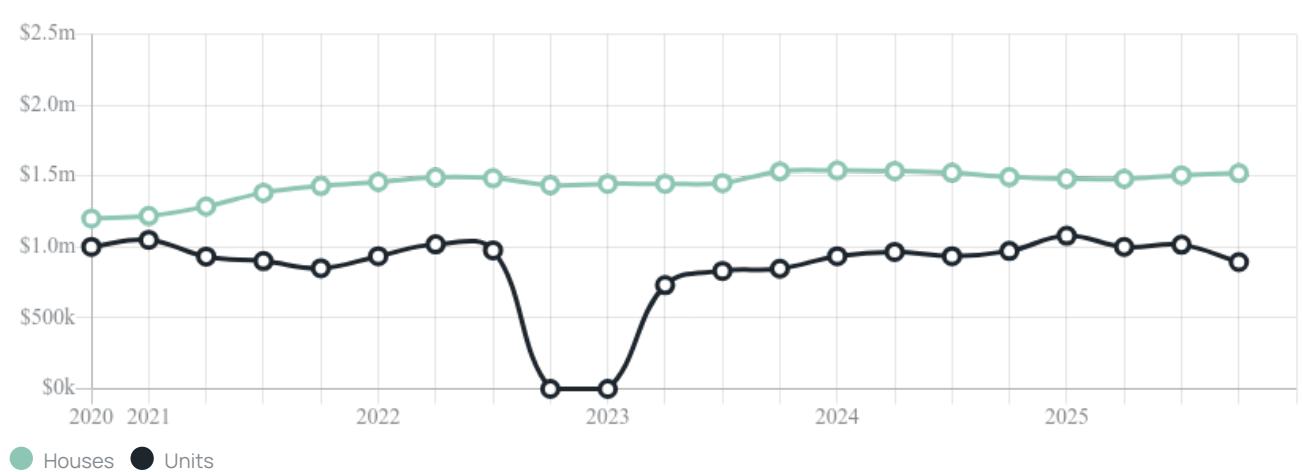
Median

\$893k

Quarterly price change

-12.04% 

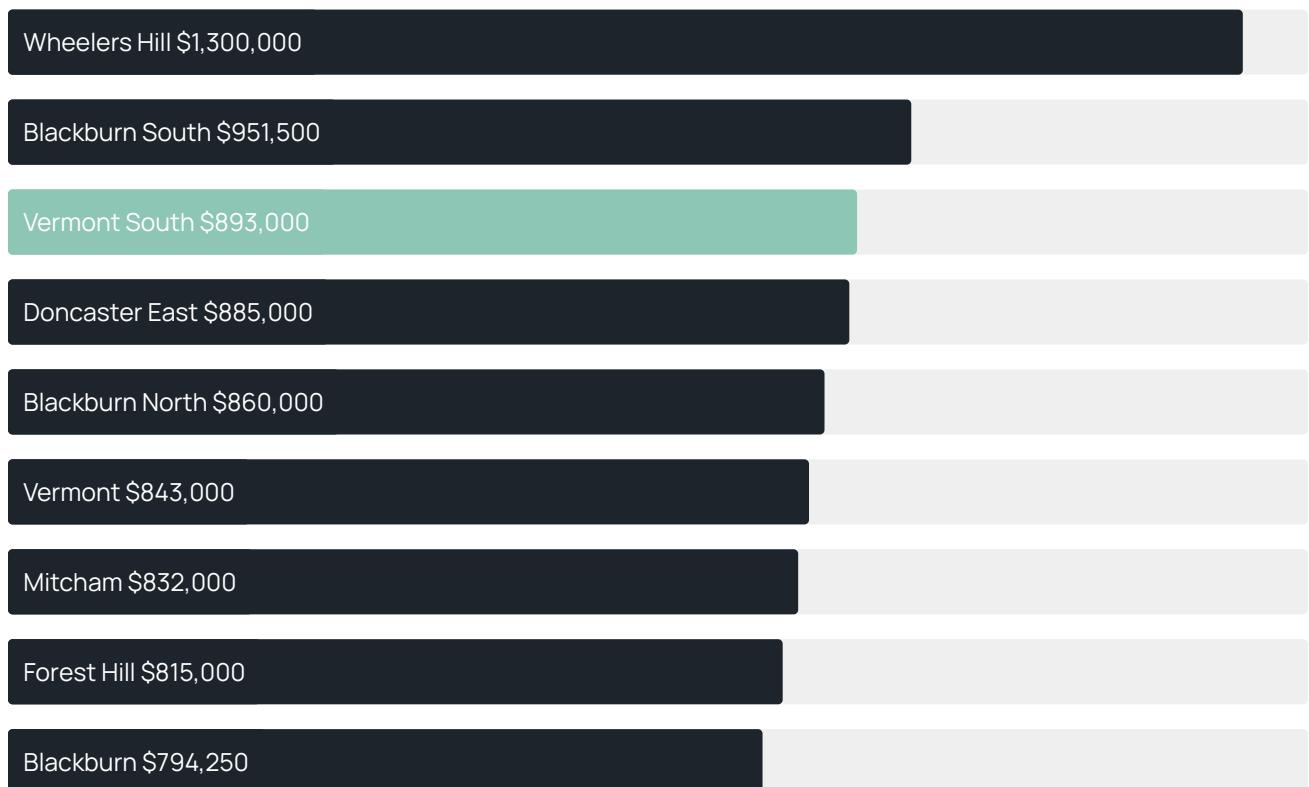
Quarterly price change<sup>1</sup>



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



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



# Sales Snapshot

VERMONT SOUTH SUBURB REPORT

## Sale method<sup>2</sup>



● Auction 78%  
● Private 23%

## Auction clearance rate<sup>3</sup>

83.87%

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

29 days

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

29 groups

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## Average hold period<sup>1</sup>

12.8 years

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# Insights

## Dwelling type<sup>5</sup>



● Houses 88% ● Units 12%

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## Ownership<sup>5</sup>



● Owned outright 52% ● Mortgaged 36% ● Rented 12%

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## Population<sup>5</sup>

11,954

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## Median asking rent<sup>1</sup>

\$750 per week

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## Population growth<sup>5</sup>

2.36%

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## Rental yield<sup>1</sup>

2.44%

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## Median age<sup>5</sup>

46 years

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## Median household size<sup>5</sup>

2.8 people

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## VERMONT SOUTH SUBURB REPORT

### Recent Vermont South 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](http://jelliscraig.com.au/suburb-reports)

Address	Bedrooms	Type	Price	Sold
 11 Silverene Ct Vermont South	5	House	\$1,770,000	31 Jan 2026
 5/335 Hawthorn Rd Vermont South	3	Townhouse	\$1,030,000	08 Jan 2026
 15 Felgate Pde Vermont South	4	House	\$1,195,500	13 Dec 2025
 513 Springvale Rd Vermont South	5	House	\$1,225,000	10 Dec 2025
 4 Laturns Ct Vermont South	4	House	\$1,615,000	09 Dec 2025
 7 Winjallock Cr Vermont South	5	House	\$1,842,000	06 Dec 2025
 1 Devere Gdns Vermont South	3	House	\$1,315,000	06 Dec 2025
 6 Manna Gum Ct Vermont South	5	House	\$1,710,000	29 Nov 2025
 13 Colonial Dr Vermont South	5	House	\$1,660,000	29 Nov 2025
 254 Hawthorn Rd Vermont South	4	House	\$1,600,000	28 Nov 2025

# Sold Properties

## VERMONT SOUTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
	5	House	\$1,600,000	27 Nov 2025
	2	Subdivided Flat - Single OYO Flat	\$745,000	26 Nov 2025
	4	House	\$1,400,000	25 Nov 2025
	2	Apartment	\$636,750	25 Nov 2025
	2	Strata Unit/Flat	\$636,750	25 Nov 2025
	3	House	\$1,277,500	24 Nov 2025
	3	House	\$1,475,000	23 Nov 2025
	4	House	\$1,575,000	22 Nov 2025
	3	House	\$1,425,000	21 Nov 2025
	5	House	\$1,515,000	19 Nov 2025

# Sold Properties

## VERMONT SOUTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 28 Tullimbar Cirt Vermont South	3	House	\$1,496,000	15 Nov 2025
 13 Drovers Ct Vermont South	4	House	\$1,870,000	15 Nov 2025
 14 Gibbon Av Vermont South	5	House	\$1,620,000	14 Nov 2025
 1 Dalroy Cr Vermont South	4	House	\$1,175,500	13 Nov 2025
 3/7 Hunter Valley Rd Vermont South	4	Townhouse	\$1,342,500	10 Nov 2025
 28 Great Western Dr Vermont South	5	House	\$1,810,500	09 Nov 2025
 2 Shearers Ct Vermont South	5	House	\$1,711,000	08 Nov 2025
 1 Parkleigh Ct Vermont South	4	House	\$1,480,000	08 Nov 2025
 4 Monaro Ct Vermont South	4	House	\$1,445,000	08 Nov 2025
 2 Woodleigh Cr Vermont South	4	House	\$1,620,000	08 Nov 2025



Please contact your local Jellis Craig office

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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