



Winter Valley Suburb Report

Your connection to property insights



JellisCraig

WINTER VALLEY SUBURB REPORT

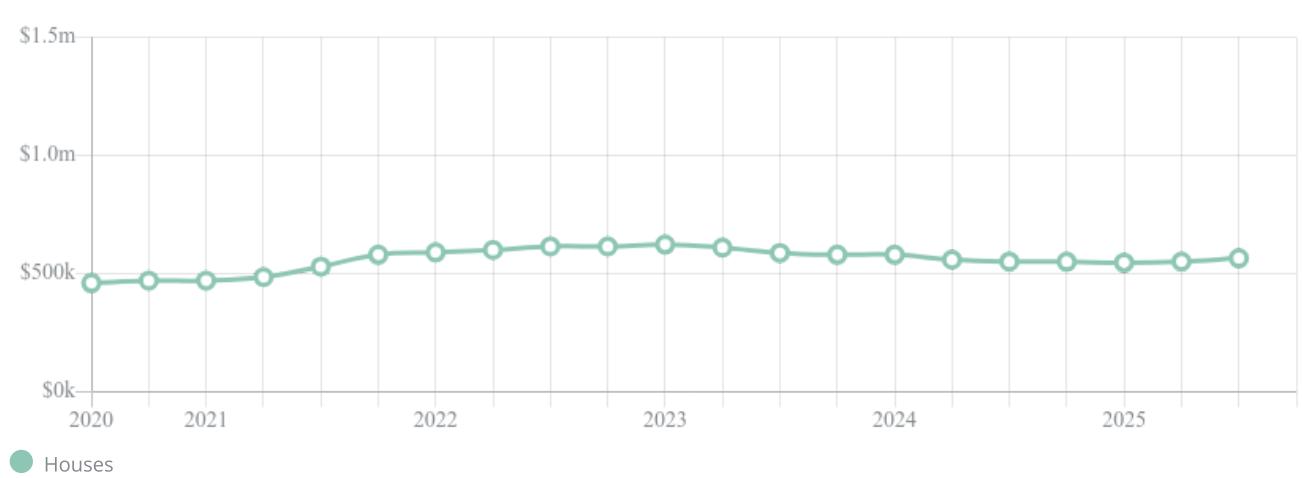
Median house price¹

Median
\$565k

Quarterly price change

2.58% 

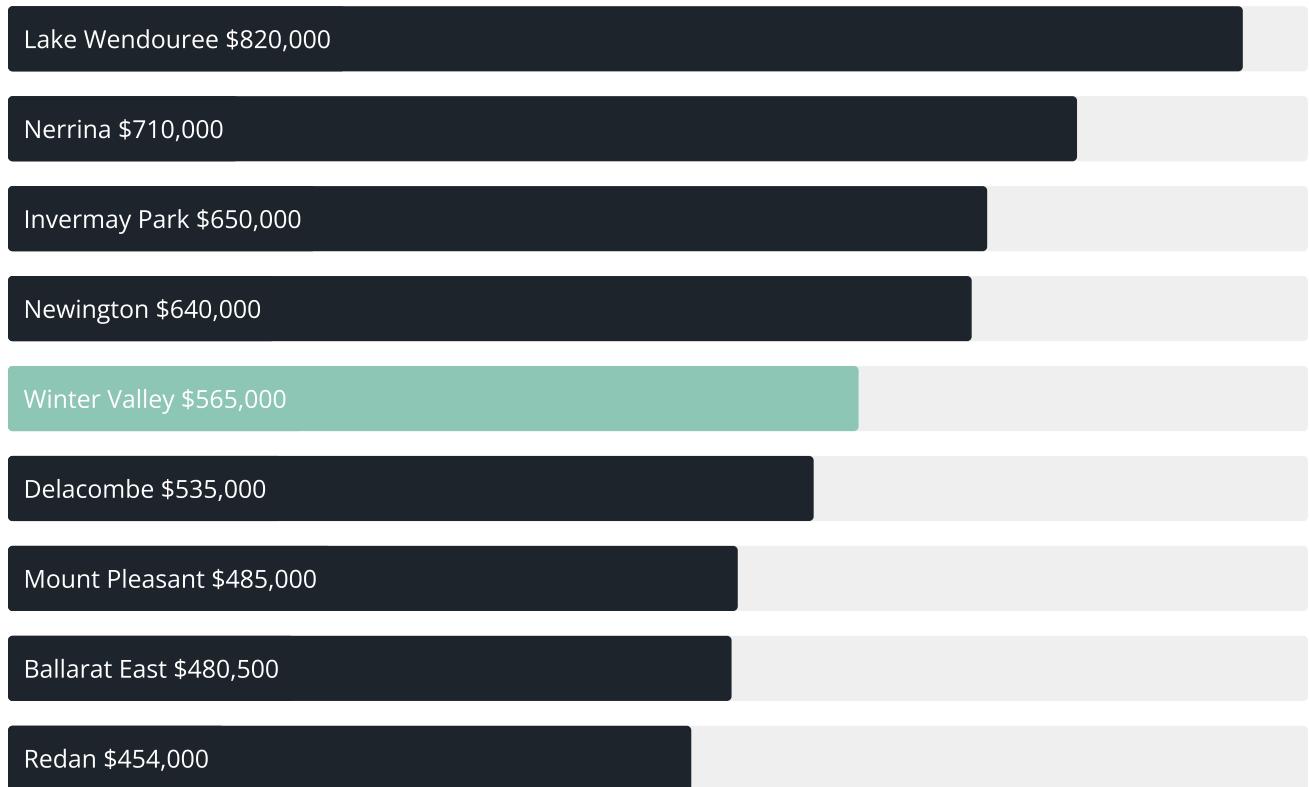
Quarterly price change¹



Surrounding Suburbs

WINTER VALLEY SUBURB REPORT

Median house price¹



Median unit price¹



Sales Snapshot

WINTER VALLEY SUBURB REPORT

Sale method²



● Auction 1%
● Private 99%

Auction clearance rate³

100%

Median days on market³

43 days

Average hold period¹

2.3 years

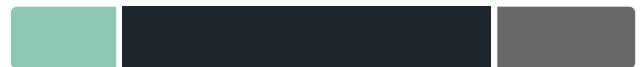
Insights

Dwelling type⁵



● Houses 100% ● Units 0%

Ownership⁵



● Owned outright 17% ● Mortgaged 60% ● Rented 22%

Population⁵

3,440

Median asking rent¹

\$450 per week

Median age⁵

29 years

Rental yield¹

4.23%

Median household size⁵

2.9 people

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Recent Winter Valley 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
 42 Majestic Way Winter Valley	3	House	\$730,000	08 Jan 2026
 36 Cruz Rd Winter Valley	4	House	\$635,000	22 Dec 2025
 31 Brolga Blvd Winter Valley	4	House	\$535,000	08 Dec 2025
 72 Erskine Rd Winter Valley	4	House	\$605,000	04 Dec 2025
 22 Barn Owl Av Winter Valley	4	House	\$595,000	28 Nov 2025
 11 Sprinter Way Winter Valley	4	House	\$587,000	25 Nov 2025
 17 Gellibrand Rd Winter Valley	4	House	\$600,000	22 Nov 2025
 57 Wedge Tail Dr Winter Valley	4	House	\$700,000	21 Nov 2025
 18 Fantail St Winter Valley	3	House	\$585,000	12 Nov 2025
 21 Racing Way Winter Valley	4	House	\$690,000	11 Nov 2025

Sold Properties

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Address	Bedrooms	Type	Price	Sold
 76 Dove Av Winter Valley	4	House	\$610,000	10 Nov 2025
 14 Mountain Ash Cirt Winter Valley	4	House	\$650,000	07 Nov 2025
 33 Silver Leaf Way Winter Valley	3	House	\$640,000	04 Nov 2025
 64 Dove Av Winter Valley	4	House	\$575,000	31 Oct 2025
 35 Honour Av Winter Valley	4	House	\$600,000	29 Oct 2025
 22 Royal York Rd Winter Valley	4	House	\$690,000	29 Oct 2025
 57 Royal York Rd Winter Valley	4	House	\$617,000	27 Oct 2025
 13 Tahoe Av Winter Valley	4	House	\$595,000	27 Oct 2025
 16 Innsbruck Rd Winter Valley	4	House	\$550,000	24 Oct 2025
 44 Royal York Rd Winter Valley	4	House	\$620,000	24 Oct 2025

Sold Properties

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Address	Bedrooms	Type	Price	Sold
 23 Gallant Way Winter Valley	4	House	\$530,000	24 Oct 2025
 109 Wedgetail Dr Winter Valley	5	House	\$730,000	23 Oct 2025
 36 Cormorant Grng Winter Valley	4	House	\$591,000	23 Oct 2025
 127 Majestic Way Winter Valley	3	House	\$700,000	23 Oct 2025
 30 Gallant Way Winter Valley	3	House	\$640,000	23 Oct 2025
 17 Rutledge Way Winter Valley	2	House	\$245,000	22 Oct 2025
 1 Harness Way Winter Valley	4	House	\$548,000	21 Oct 2025
 17 Bowerbird Grng Winter Valley	4	House	\$510,500	21 Oct 2025
 22 Maxi Dr Winter Valley	3	House	\$239,000	20 Oct 2025
 18 Steamboat Av Winter Valley	4	House	\$587,000	20 Oct 2025



Jellis Craig Ballarat
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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 08/01/2026

- 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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