

JellisCraig

YARRAVILLE

Suburb Report

Know your neighbourhood.



YARRAVILLE SUBURB REPORT

Median House Price*

Median

\$1.18m

Quarterly Price Change

-2.08% ↓

Median Unit Price*

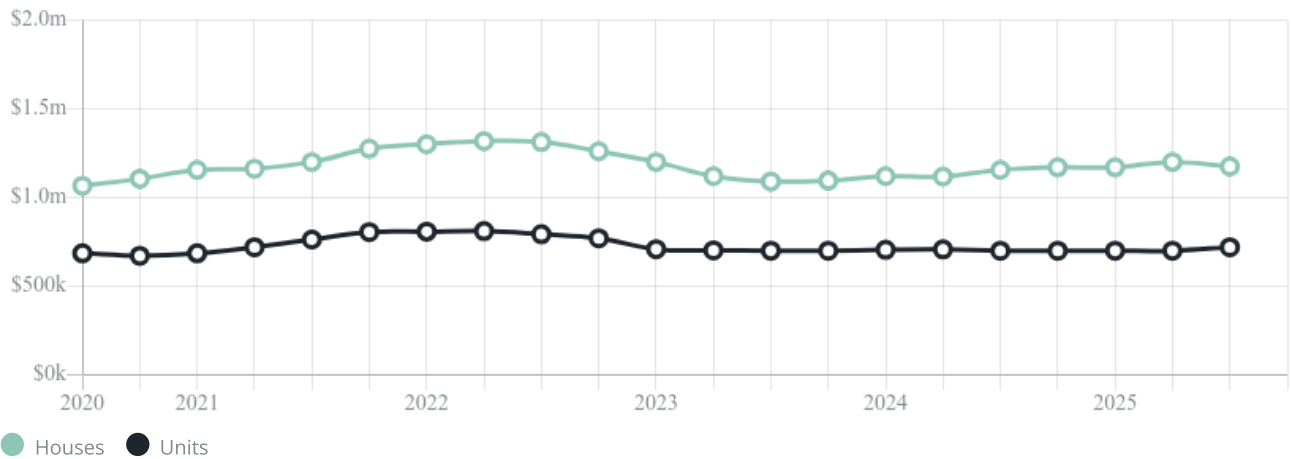
Median

\$720k

Quarterly Price Change

2.93% ↑

Quarterly Price Change*



YARRAVILLE SUBURB REPORT

Median House Sale Price^{*}Median Unit Sale Price^{*}

YARRAVILLE SUBURB REPORT

Sale Method*



● Auction 68%
● Private 32%

Auction Clearance Rate*

76.19%

Median Days on Market^

24 days

Average Hold Period*

7.6 years

Dwelling Type^



● Houses 72% ● Units 28%

Ownership^



● Owned Outright 29% ● Mortgaged 42% ● Rented 30%

Population^

15,636

Median Asking Rent per week*

\$670

Median Age^

37 years

Rental Yield*




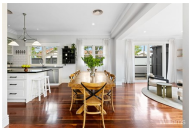






2.93%

Median Household Size^











2.5 people

YARRAVILLE SUBURB REPORT











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/suburbinsights

Address	Bedrooms	Type	Price	Sold
 1b Cuming St Yarraville	2	Unit	\$796,000	29 Nov 2025
 320 Nicholson St Yarraville	2	House	\$1,360,000	29 Nov 2025
 90 Hawkhurst St Yarraville	2	House	\$815,000	29 Nov 2025
 62 Fehon St Yarraville	3	House	\$2,350,000	29 Nov 2025
 8 Deakin St Yarraville	3	House	\$1,182,000	24 Nov 2025
 1 Finlay St Yarraville	3	House	\$1,050,000	22 Nov 2025
 20 Mill Av Yarraville	4	House	\$1,252,000	22 Nov 2025
 23 Benbow St Yarraville	4	House	\$1,780,000	17 Nov 2025
 74b Stephen St Yarraville	4	Townhouse	\$980,000	14 Nov 2025
 3/364 Williamstown Rd Yarraville	3	Townhouse	\$745,000	12 Nov 2025

YARRAVILLE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 23 Lennox St Yarraville	3	House	\$1,600,000	10 Nov 2025
 40 Ovens St Yarraville	3	House	\$1,261,013	08 Nov 2025
 204/83 Gamon St Yarraville	2	Apartment	\$730,000	07 Nov 2025
 4/101 Roberts St Yarraville	3	Townhouse	\$775,000	30 Oct 2025
 29B Bena St Yarraville	4	Unit	\$1,320,000	29 Oct 2025
 1/7 Somerville Rd Yarraville	3	Townhouse	\$931,000	29 Oct 2025
 24a Eirene St Yarraville	3	House	\$980,000	28 Oct 2025
 57 Wembley Av Yarraville	3	House	\$755,000	28 Oct 2025
 47 Ovens St Yarraville	4	House	\$1,670,000	27 Oct 2025
 2/276 Williamstown Rd Yarraville	3	Townhouse	\$980,000	25 Oct 2025

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Address	Bedrooms	Type	Price	Sold
 1/14 Forrest St Yarraville	2	House	\$880,000	25 Oct 2025
 382 Francis St Yarraville	2	House	\$830,000	23 Oct 2025
 3 Cuming St Yarraville	4	House	\$1,830,000	22 Oct 2025
 27 Wembley Av Yarraville	3	House	\$1,650,000	20 Oct 2025
 13C Kingston St Yarraville	3	Townhouse	\$1,345,000	18 Oct 2025
 50 Kidman St Yarraville	3	House	\$980,000	18 Oct 2025
 122 Gamon St Yarraville	4	House	\$2,220,000	18 Oct 2025
 1 Dickens St Yarraville	4	House	\$1,350,000	17 Oct 2025
 28 Maryston St Yarraville	3	House	\$1,610,000	16 Oct 2025
 201/38 Fehon St Yarraville	2	Apartment	\$720,000	11 Oct 2025



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Data is current as of PDF generation date 01/12/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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