



Yarraville

Suburb Report



Your connection to property insights



JellisCraig

YARRAVILLE SUBURB REPORT

Median house price¹

Median

\$1.21m

Quarterly price change

0.41% ↑

Median unit price¹

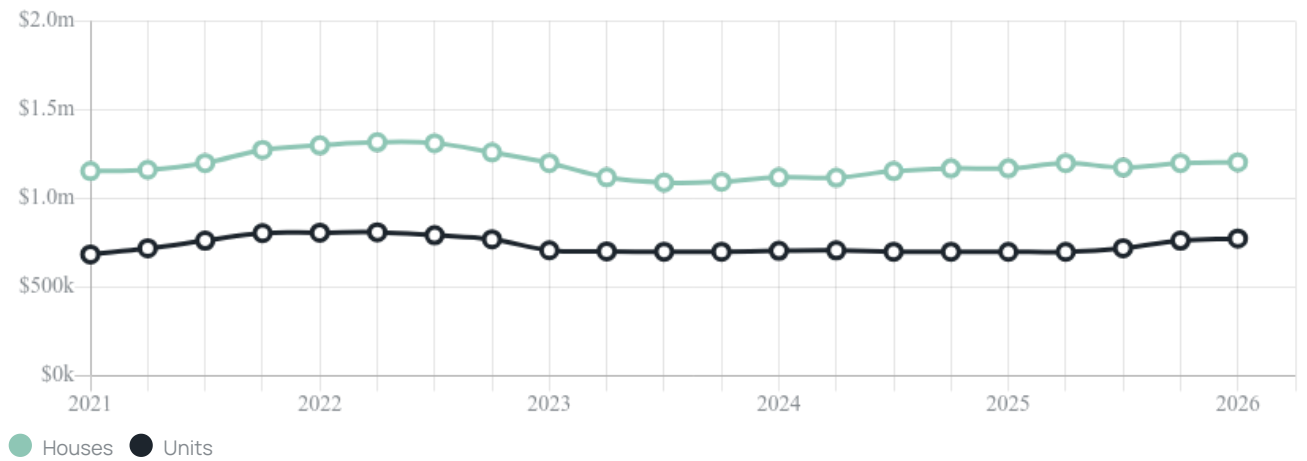
Median

\$775k

Quarterly price change

1.63% ↑

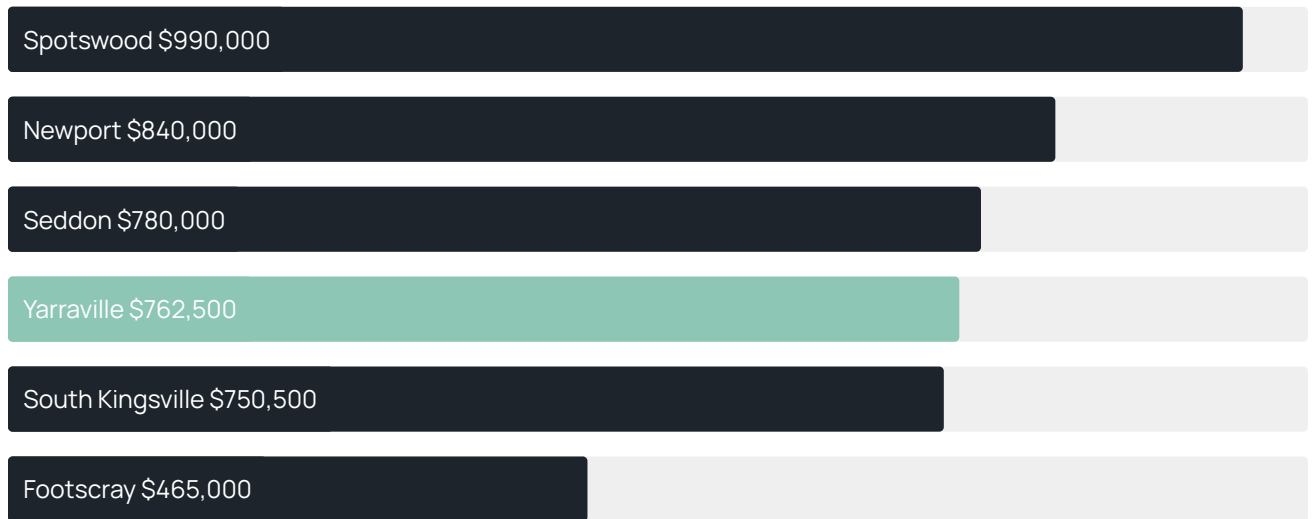
Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



● Auction 77%
● Private 23%

Auction clearance rate³

78.12%

Median days on market³

25 days

Jellis Craig average inspection attendance per listing⁴

25 groups

Average hold period¹

7.6 years

Dwelling type⁵



● Houses 72% ● Units 28%

Ownership⁵



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

Population⁵

15,636

Median asking rent¹

\$673 per week

Median age⁵

37 years

Rental yield¹

2.93%











Median household size⁵

2.5 people











YARRAVILLE SUBURB REPORT

Recent Yarraville sales











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
 8 Ballard St Yarraville	3	House	\$1,060,000	25 Apr 2026
 21/37 Stephen St Yarraville	3	Townhouse	\$1,255,000	22 Apr 2026
 76 Wembley Av Yarraville	3	House	\$1,463,777	21 Apr 2026
 16 Burns St Yarraville	2	Townhouse	\$821,100	19 Apr 2026
 11 Mackay St Yarraville	3	House	\$977,500	18 Apr 2026
 18 Fairlie St Yarraville	3	House	\$1,000,000	18 Apr 2026
 16 Stanger St YARRAVILLE	3	House	\$1,110,000	17 Apr 2026
 39 St Leonards Av Yarraville	3	House	\$1,015,000	11 Apr 2026
 43 Castlemaine St Yarraville	2	House	\$1,015,000	11 Apr 2026
 67 Powell St Yarraville	4	House	\$1,900,000	11 Apr 2026

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Address	Bedrooms	Type	Price	Sold
 68 Severn St Yarraville	3	House	\$1,300,000	11 Apr 2026
 18 Adaleigh St Yarraville	4	House	\$2,050,000	10 Apr 2026
 7 Carder Pl Yarraville	3	Townhouse	\$885,000	03 Apr 2026
 11 Lormer St Yarraville	3	House	\$935,000	01 Apr 2026
 17 Birmingham St YARRAVILLE	2	House	\$950,000	01 Apr 2026
 22 Drew St Yarraville	3	House	\$1,100,000	31 Mar 2026
 9 Richards St YARRAVILLE	4	House	\$1,160,000	31 Mar 2026
 53 Sanderson St Yarraville	3	House	\$1,440,000	30 Mar 2026
 11 Burns St Yarraville	3	House	\$1,245,000	28 Mar 2026
 96 Powell St Yarraville	3	House	\$1,475,000	28 Mar 2026

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Address	Bedrooms	Type	Price	Sold
 22 Corris St Yarraville	4	House	\$1,751,000	28 Mar 2026
 40 Kingston St Yarraville	3	House	\$1,453,000	28 Mar 2026
 14 Drew St Yarraville	3	House	\$1,822,000	28 Mar 2026
 14/40 Murray St Yarraville	2	Apartment	\$670,000	27 Mar 2026
 415/125 Francis St Yarraville	2	Apartment	\$550,000	26 Mar 2026
 1 Elizabeth St Yarraville	4	House	\$1,400,000	26 Mar 2026
 42 Ballard St Yarraville	5	House	\$1,382,000	21 Mar 2026
 2 Bena St Yarraville	3	House	\$1,345,000	21 Mar 2026
 46 Ofarrell St Yarraville	2	House	\$1,240,000	21 Mar 2026
 50 Murray St Yarraville	3	House	\$944,000	21 Mar 2026



Jellis Craig Williamstown
84 Ferguson Street, Williamstown
03 8387 0000

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 01/05/2026

- 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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