



Yarraville

# Suburb Report



Your connection to property insights



JellisCraig

YARRAVILLE SUBURB REPORT

Median house price<sup>1</sup>

Median

\$1.18m

Quarterly price change

0.00% ↓

Median unit price<sup>1</sup>

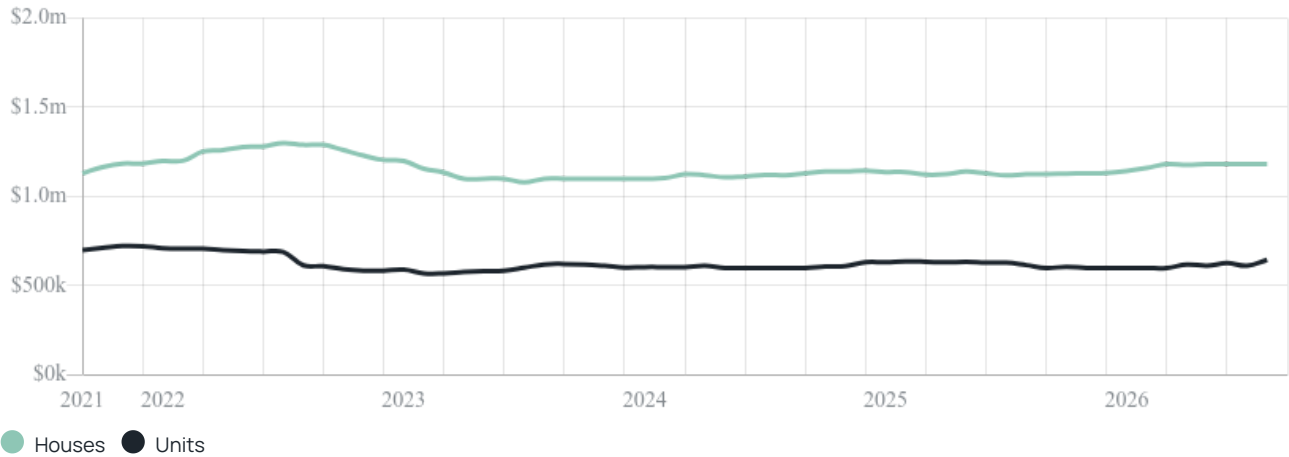
Median

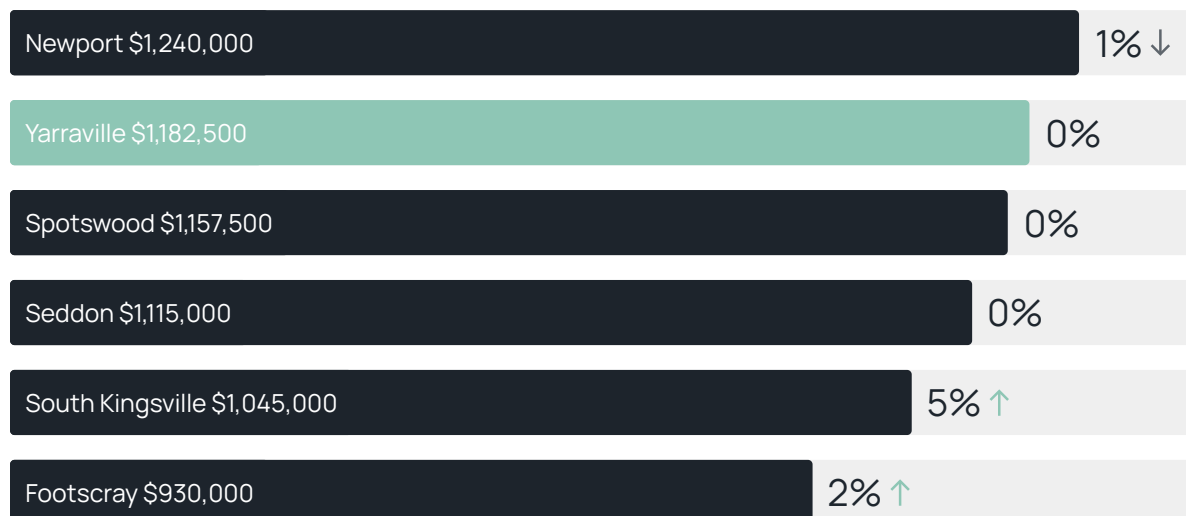
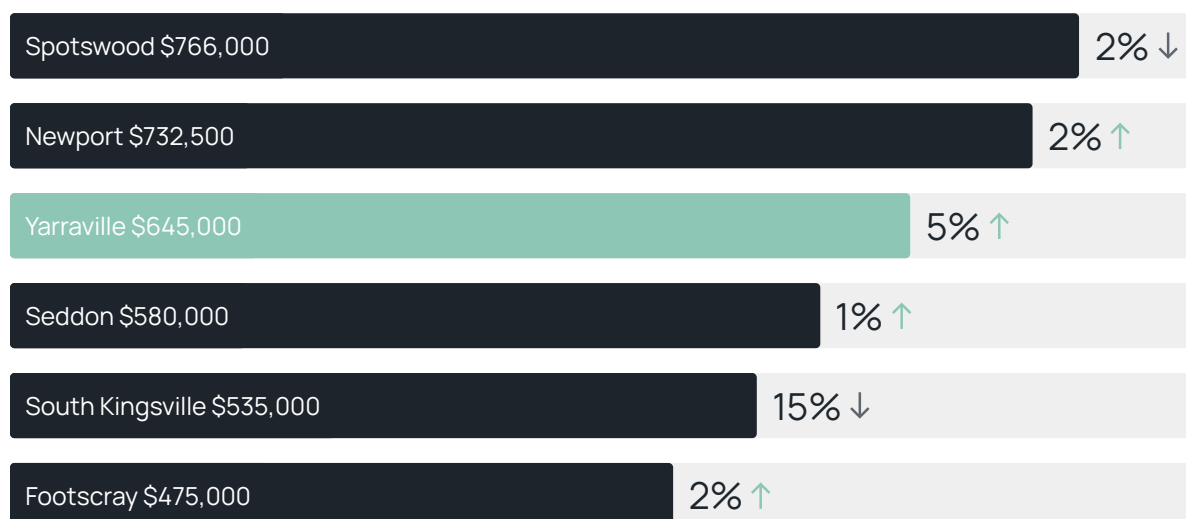
\$645k

Quarterly price change

5.31% ↑

Yarraville quarterly median property prices<sup>1</sup>



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

Sale method<sup>2</sup>Auction clearance rate<sup>3</sup>

50%

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

House

Unit

26 days

28 days

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

37 groups

Average hold period<sup>1</sup>

House

Unit

14.9 years

12.0 years

Dwelling type<sup>5</sup>Ownership<sup>5</sup>Population<sup>5</sup>

15,636

Median asking rent per week<sup>1</sup>

Unit

\$730

\$555

Median age<sup>5</sup>

37 years

Rental yield<sup>1</sup>

House

Unit

3.34%

5.33%

Median household size<sup>5</sup>

2.5 people

Recent Yarraville sales<sup>2</sup>

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](https://jellisraig.com.au/suburb-reports)

| Address                                                                                                                  | Bedrooms | Type      | Price       | Sold        |
|--------------------------------------------------------------------------------------------------------------------------|----------|-----------|-------------|-------------|
|  G5/141 Stephen Street<br>Yarraville    | 3        | Townhouse | \$820,000   | 03 Sep 2026 |
|  1/27 Stephen Street<br>Yarraville      | 2        | Townhouse | \$710,000   | 31 Aug 2026 |
|  134 Stephen Street<br>Yarraville       | 1        | House     | \$750,000   | 29 Aug 2026 |
|  119 Severn Street<br>Yarraville       | 4        | House     | \$1,800,500 | 29 Aug 2026 |
|  66 Bishop Street<br>Yarraville       | 5        | House     | \$1,670,000 | 29 Aug 2026 |
|  307/125 Francis Street<br>Yarraville | 1        | Apartment | \$400,000   | 28 Aug 2026 |
|  326 Francis Street<br>Yarraville     | 3        | House     | \$863,000   | 24 Aug 2026 |
|  2/204 Stephen Street<br>Yarraville   | 2        | Townhouse | \$769,000   | 24 Aug 2026 |
|  4/2A Simpson Street<br>Yarraville    | 2        | Townhouse | \$820,000   | 23 Aug 2026 |
|  2/72 Bishop Street<br>Yarraville     | 2        | Townhouse | \$700,000   | 22 Aug 2026 |

## YARRAVILLE SUBURB REPORT

| Address                                                                                                                        | Bedrooms | Type      | Price       | Sold        |
|--------------------------------------------------------------------------------------------------------------------------------|----------|-----------|-------------|-------------|
|  151 Anderson Street<br>Yarraville            | 3        | House     | Undisclosed | 21 Aug 2026 |
|  42 OFarrell Street<br>Yarraville             | 2        | House     | Undisclosed | 21 Aug 2026 |
|  1/25 Somerville Road<br>Yarraville           | 3        | Townhouse | Undisclosed | 20 Aug 2026 |
|  7/58 Ballarat Street<br>Yarraville           | 1        | Unit      | Undisclosed | 20 Aug 2026 |
|  20 Free Street<br>Yarraville                | 3        | House     | \$1,185,000 | 18 Aug 2026 |
|  Home 301/301<br>Stenter Road<br>Yarraville | 4        | House     | Undisclosed | 16 Aug 2026 |
|  21 Mackay Street<br>Yarraville             | 4        | House     | Undisclosed | 15 Aug 2026 |
|  4/25 Somerville Road<br>Yarraville         | 2        | Apartment | Undisclosed | 15 Aug 2026 |
|  3/5 Jepson Street<br>Yarraville            | 2        | Townhouse | \$775,000   | 13 Aug 2026 |
|  23 Stooke Street<br>Yarraville             | 3        | House     | \$1,217,000 | 10 Aug 2026 |

## YARRAVILLE SUBURB REPORT

| Address                                                                                                                        | Bedrooms | Type             | Price       | Sold        |
|--------------------------------------------------------------------------------------------------------------------------------|----------|------------------|-------------|-------------|
|  96 Ballarat Street<br>Yarraville             | 3        | Townhouse        | \$1,175,000 | 08 Aug 2026 |
|  71a Gamon Street<br>Yarraville               | 4        | House            | \$1,455,000 | 08 Aug 2026 |
|  33 Regent Street<br>Yarraville               | 4        | House            | \$2,040,000 | 08 Aug 2026 |
|  2A Marjory Street<br>Yarraville              | 3        | House            | Undisclosed | 05 Aug 2026 |
|  12 Free Street<br>Yarraville                | 2        | House            | \$1,150,000 | 05 Aug 2026 |
|  298 Francis<br>Street<br>Yarraville        | 4        | House            | \$965,000   | 03 Aug 2026 |
|  Home 126/14<br>Stenter Road<br>Yarraville  | 3        | Townhouse        | Undisclosed | 02 Aug 2026 |
|  2A Stooke Street<br>Yarraville             | 2        | Townhouse        | \$727,000   | 02 Aug 2026 |
|  368A<br>Williamstown<br>Road<br>Yarraville | 3        | House            | Undisclosed | 02 Aug 2026 |
|  193 Williamstown<br>Road<br>Yarraville     | 0        | Residential_land | Undisclosed | 28 Jul 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.

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Data is current as of PDF generation date 06/09/2026

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1. Victorian Data, updated monthly for the past 12 months
2. Victorian Data, updated daily for the past 12 months
3. Victorian Data, updated daily for the past Saturday's auctions
4. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
5. 2021 ABS Census

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