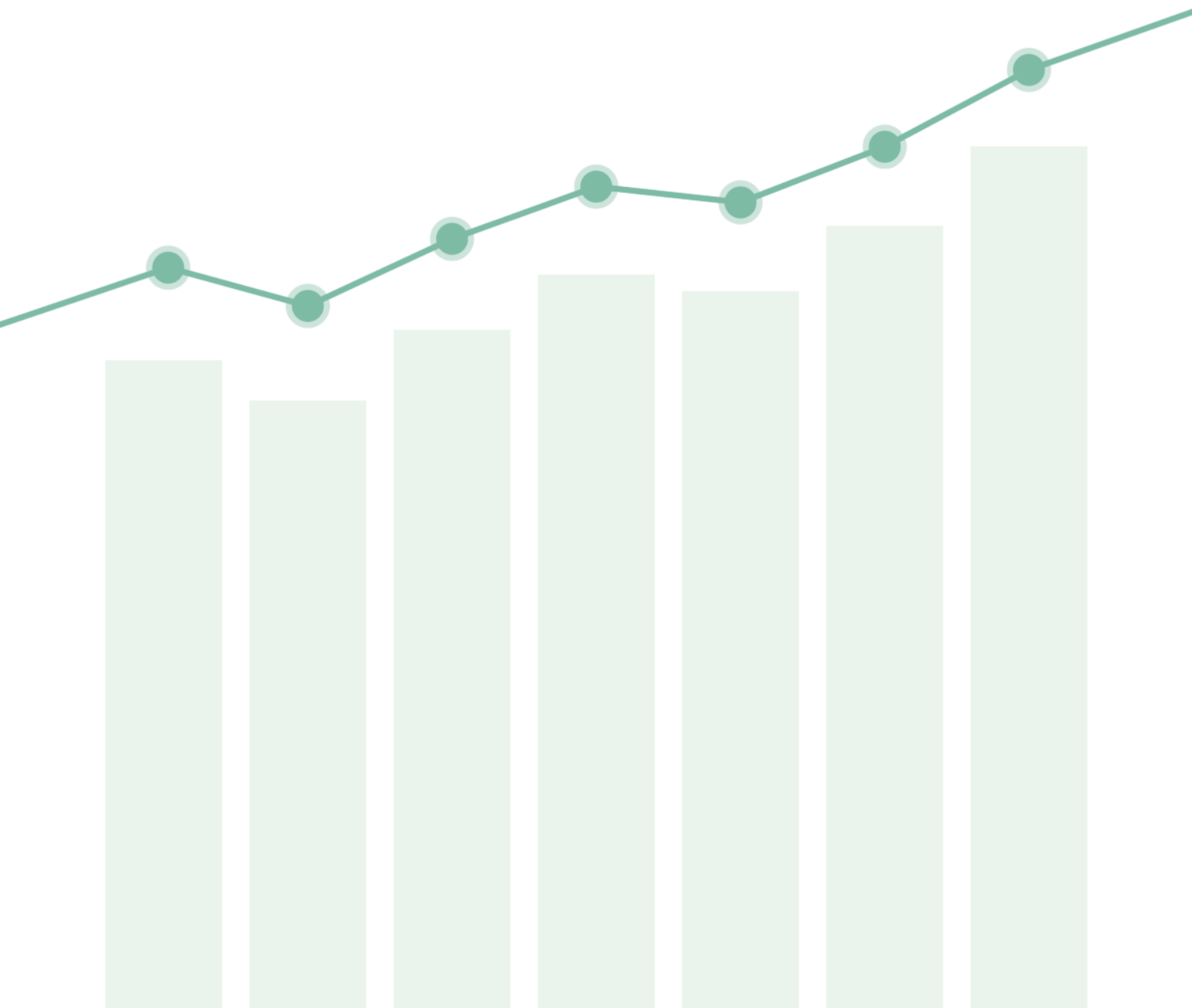


JellisCraig

BALACLAVA

Suburb Report

Know your neighbourhood.



BALACLAVA SUBURB REPORT

Median House Price*

Median

\$1.35m

Quarterly Price Change

0.55% ↑

Median Unit Price*

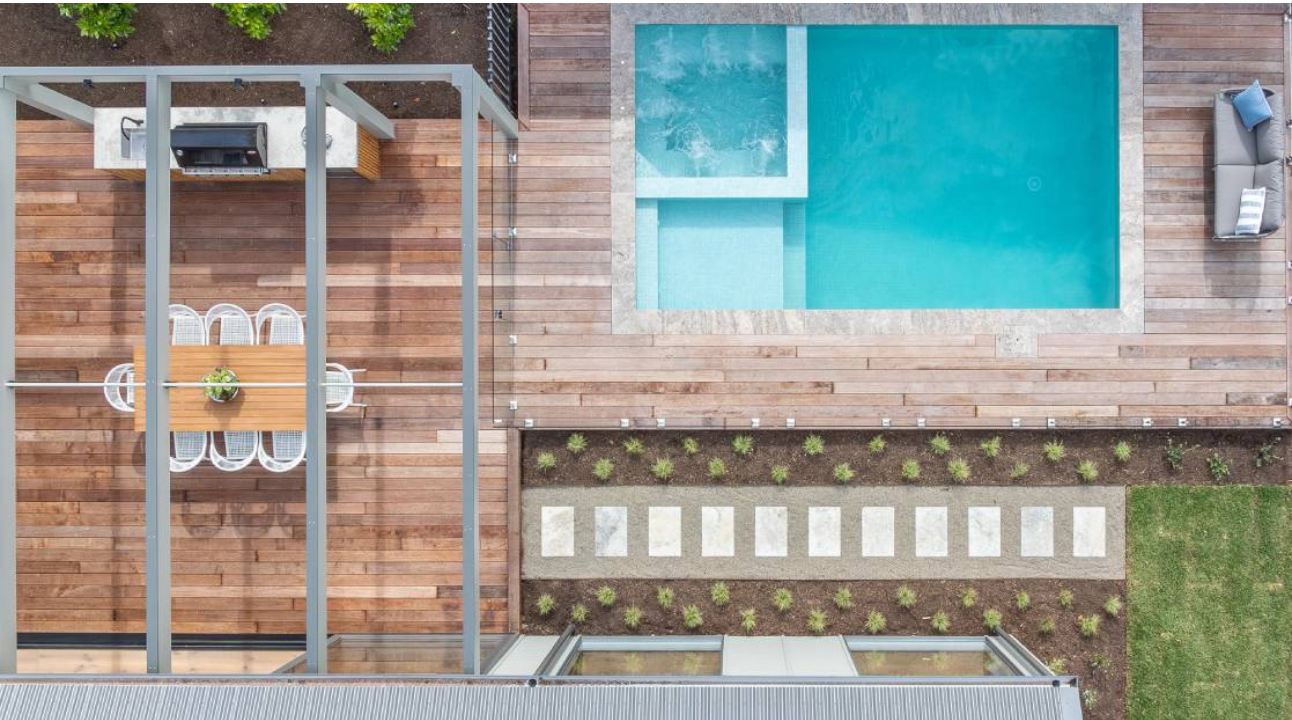
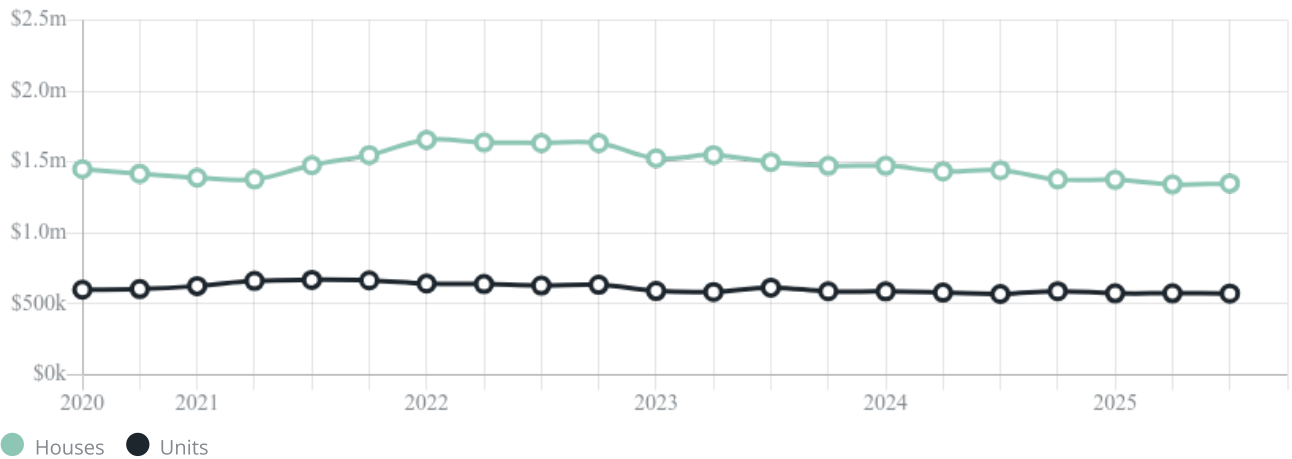
Median

\$574k

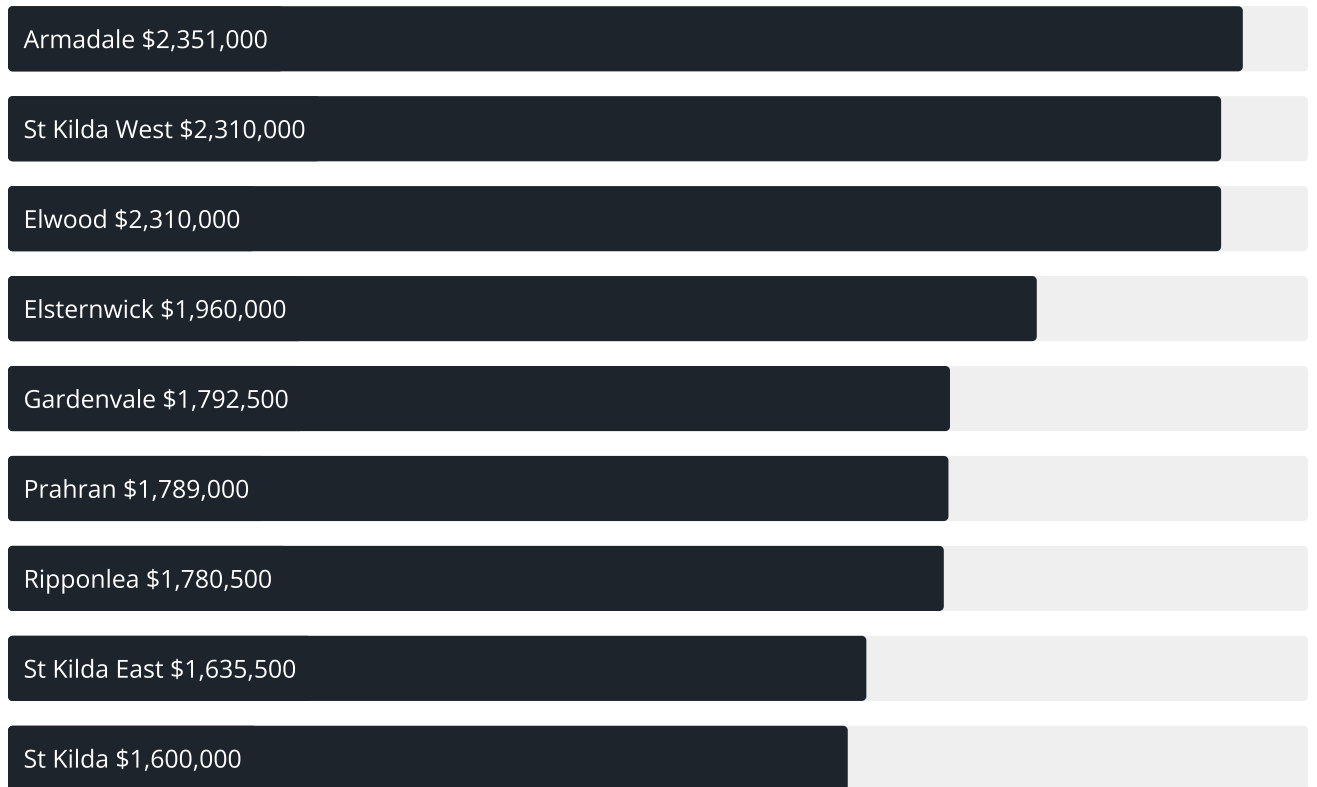
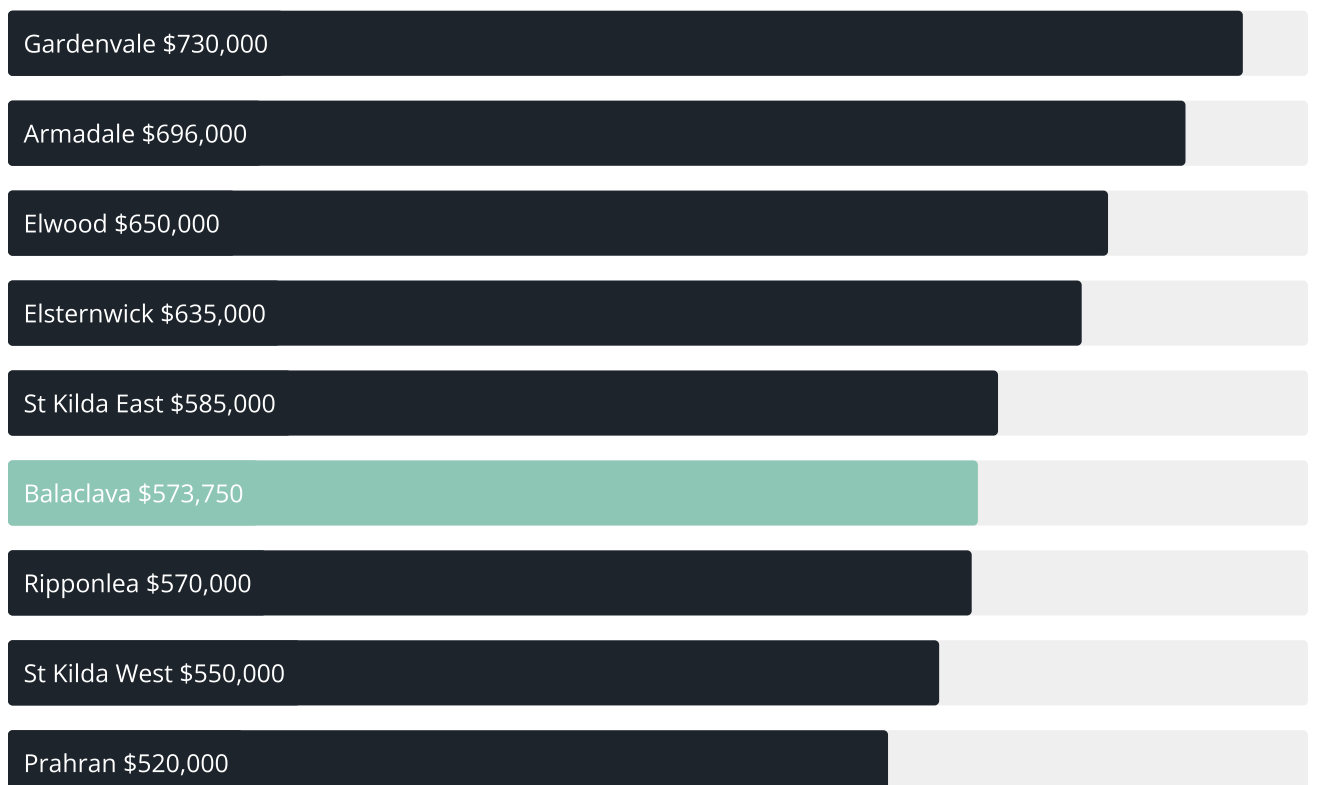
Quarterly Price Change

-0.21% ↓

Quarterly Price Change*



BALACLAVA SUBURB REPORT

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

BALACLAVA SUBURB REPORT

Sale Method*



Auction Clearance Rate*

96.77%

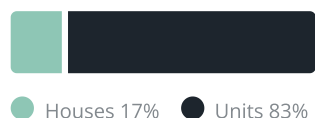
Median Days on Market^

25 days

Average Hold Period*

6.6 years

Dwelling Type^



Ownership^



Population^

5,392

Median Asking Rent per week*

\$840

Population Growth^

-0.07%

Rental Yield*

2.89%

Median Age^

35 years

Median Household Size^

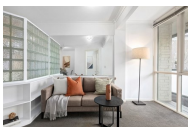
2 people

BALACLAVA SUBURB REPORT

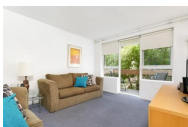
Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 9/114a Westbury Cl BALACLAVA	1	Apartment	\$512,000	30 Nov 2025
 16 Camden St Balaclava	2	House	\$1,235,000	29 Nov 2025
 62 Brunning St Balaclava	2	House	\$1,150,000	19 Nov 2025
 19/38 Brighton Rd Balaclava	3	Townhouse	\$1,260,000	08 Nov 2025
 6/72 Grosvenor St Balaclava	2	Apartment	\$535,000	06 Nov 2025
 13/13-15 Gourlay St Balaclava	1	Apartment	\$330,000	06 Nov 2025
 6/93 Grosvenor St Balaclava	2	Apartment	\$605,000	22 Oct 2025
 159 Hotham St Balaclava	8	House	\$1,718,000	19 Oct 2025
 19a Rosamond St Balaclava	2	House	\$1,200,000	18 Oct 2025
 13/114a Westbury Cl Balaclava	3	Apartment	\$885,000	18 Oct 2025

BALACLAVA SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3/33 Orange Gr Balaclava	1	Apartment	\$460,000	18 Oct 2025
 103/48 Blenheim St Balaclava	2	Apartment	\$531,000	15 Oct 2025
 8/97 Westbury St Balaclava	3	Apartment	\$770,000	14 Oct 2025
 1/20a Albion St Balaclava	2	Apartment	\$917,500	11 Oct 2025
 2/52 Balston St Balaclava	3	Townhouse	\$1,125,000	06 Oct 2025
 13/20 Orange Gr Balaclava	2	Apartment	\$445,000	03 Oct 2025
 5 Linton St Balaclava	2	House	\$1,175,000	01 Oct 2025
 36 Gibbs St Balaclava	3	House	\$1,350,000	30 Sep 2025
 8/114a Westbury Cl Balaclava	2	Apartment	\$575,000	30 Sep 2025
 86 William St Balaclava	2	House	\$850,000	25 Sep 2025

BALACLAVA SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/15 Albion St Balaclava	2	House	\$850,000	20 Sep 2025
 29 Grosvenor St Balaclava	3	House	\$1,565,000	20 Sep 2025
 25 Rosamond St Balaclava	2	House	\$907,500	20 Sep 2025
 41 Marlborough St BALACLAVA	3	House	\$1,115,000	20 Sep 2025
 47 Sycamore Gr Balaclava	3	House	\$1,570,000	17 Sep 2025
 2/145a Hotham St BALACLAVA	2	Strata Flat - Single OYO Flat	\$536,000	16 Sep 2025
 52 Nightingale St Balaclava	3	House	\$1,600,000	13 Sep 2025
 10a The Avenue Balaclava	2	Townhouse	\$905,000	13 Sep 2025
 10A The Avenue Cl Balaclava	2	House	\$905,000	13 Sep 2025
 7/86 Grosvenor St Balaclava	2	Unit	\$570,000	12 Sep 2025



Elwood Office
90 Ormond Road, Elwood
9531 1245

jellisraig.com.au

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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