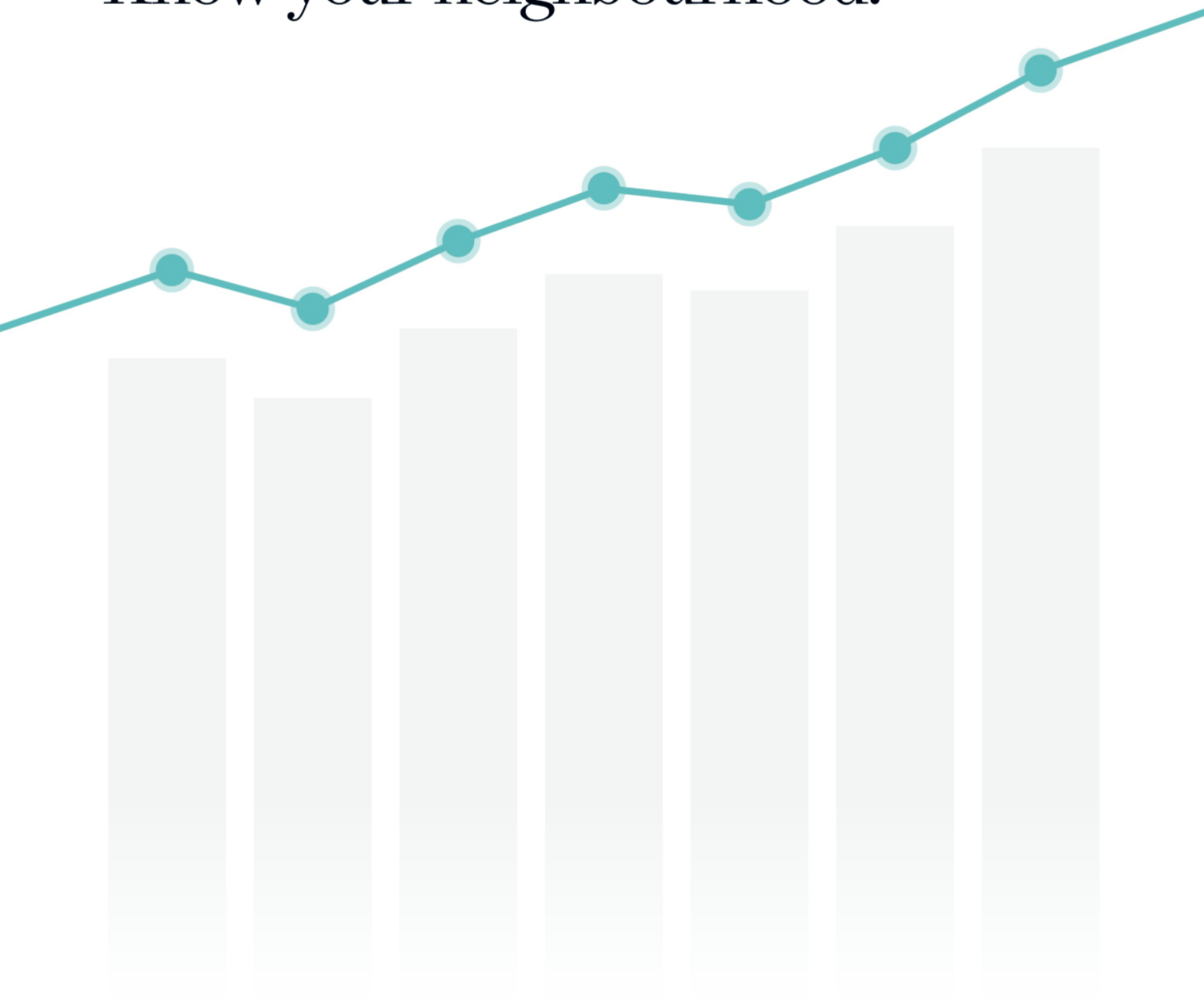


BARWON HEADS



# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$1.42m**

Quarterly Price Change

**-13.28% ↓**

## Median Unit Price\*

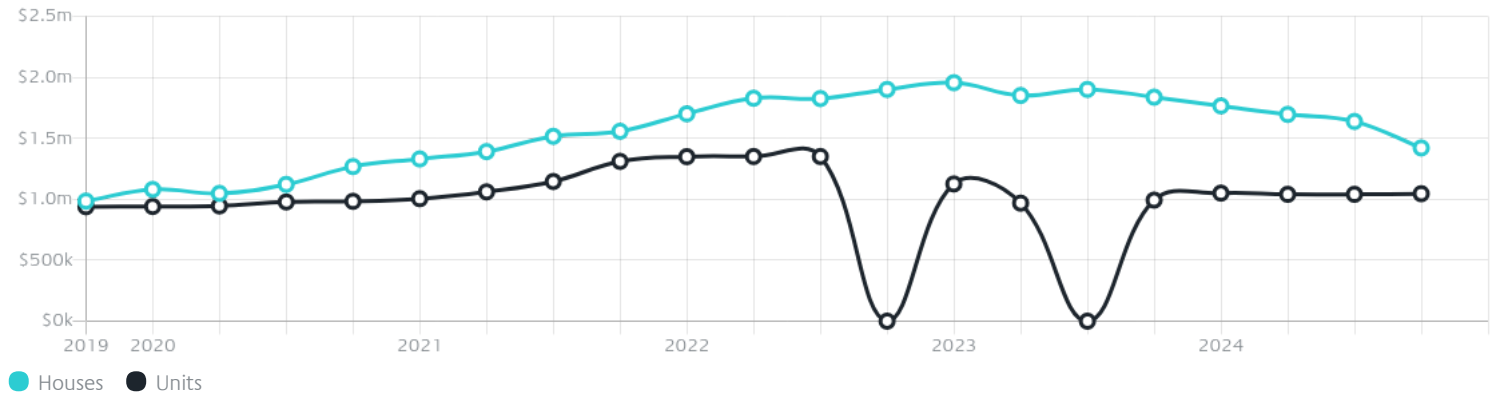
Median

**\$1.05m**

Quarterly Price Change

**0.48% ↑**

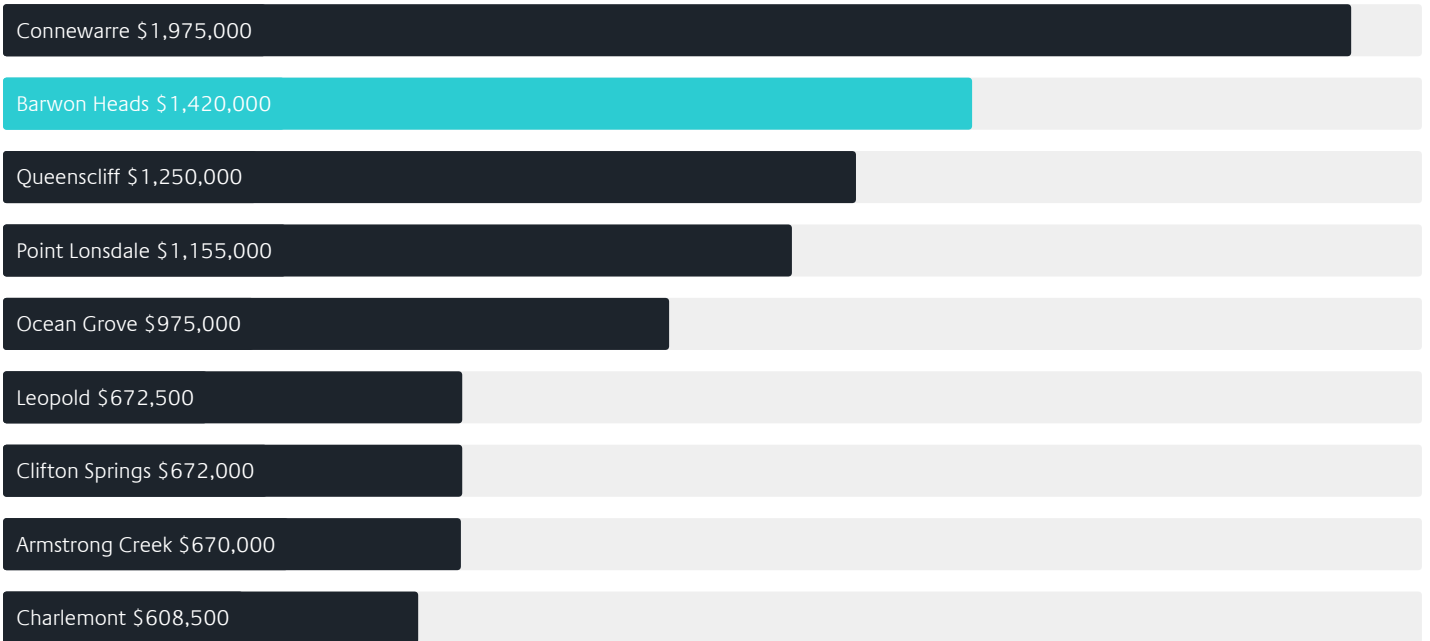
## Quarterly Price Change\*



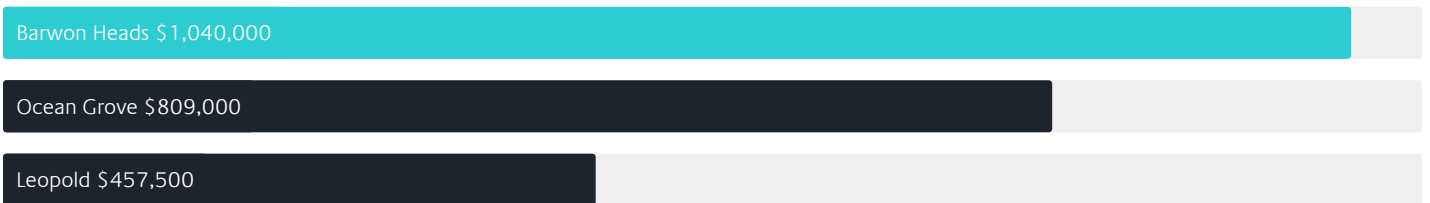
# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

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## Sale Method<sup>\*</sup>



● Private 100%

## Median Days on Market<sup>^</sup>

96 days

---

## Average Hold Period<sup>\*</sup>

5.3 years

---

# Insights

---

## Dwelling Type<sup>^</sup>



● Houses 91% ● Units 9%

## Ownership<sup>^</sup>



● Owned Outright 51% ● Mortgaged 37% ● Rented 12%

## Population<sup>^</sup>

4,353

---

## Median Asking Rent per week<sup>\*</sup>

\$663

---

## Median Age<sup>^</sup>

46 years

---

## Rental Yield<sup>\*</sup>

2.04%

---













## Median Household Size<sup>^</sup>

2.5 people













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# Sold Properties~










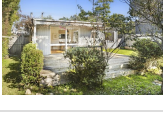
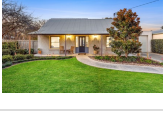

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburbinsights](http://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 5 Mulgoa Ct Barwon Heads	3	House	\$1,150,000	17 Mar 2025
 17 Cronulla Ct Barwon Heads	3	House	\$1,100,000	28 Feb 2025
 3 Ramsgate St Barwon Heads	4	House	\$2,300,000	06 Feb 2025
 24 Grandview Pde Barwon Heads	3	House	\$1,650,000	06 Feb 2025
 1 / 25 Bridge Rd Barwon Heads	3	Unit	\$810,000	04 Feb 2025
 1 / 19 Reid St BARWON HEADS	4	Townhouse	\$1,600,000	07 Jan 2025
 22 Reid St Barwon Heads	4	House	\$2,720,000	24 Dec 2024
 104 / 68 Hitchcock Av Barwon Heads	2	Apartment	\$1,130,000	19 Dec 2024
 31 Seabank Dr Barwon Heads	3	House	\$1,570,000	18 Dec 2024
 13 Black Swan Ct Barwon Heads	4	House	\$1,200,000	18 Dec 2024
 2 / 5 Bell St Barwon Heads	3	Flat / Unit / Apartment	\$1,950,000	17 Dec 2024
 5 Barwon Tce Barwon Heads	3	House	\$1,505,000	14 Dec 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 25 Knox Dr Barwon Heads	3	House	\$1,225,000	29 Nov 2024
 8 Newbay Cl Barwon Heads	3	House	\$985,000	29 Nov 2024
 4 Curlew Ct Barwon Heads	5	House	\$1,750,000	11 Nov 2024
 23 Henley St Barwon Heads	4	House	\$2,200,000	06 Nov 2024
 1/70 Stephens Pde Barwon Heads	3	House	\$2,175,000	01 Nov 2024
 28 Midden Tce Barwon Heads	5	House	\$1,850,000	30 Oct 2024
 3/69 Hitchcock Av BARWON HEADS	3	Townhouse	\$1,060,000	29 Oct 2024
 33 Noble St Barwon Heads	3	House	\$1,405,000	29 Oct 2024
 9 Jasper Av BARWON HEADS	3	House	\$1,410,000	23 Oct 2024
 47 Sheepwash Rd BARWON HEADS	1	House	\$1,200,000	21 Oct 2024
 3 Wandin Ct Barwon Heads	3	House	\$433,334	11 Oct 2024
 45 Corymbia Cirt Barwon Heads	4	House	\$955,000	11 Oct 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 4 Stephens Pde Barwon Heads	4	House	\$3,300,000	09 Oct 2024
 42 Newbay Cl Barwon Heads	3	House	\$1,200,000	09 Oct 2024
 2 Stephens Pde Barwon Heads	5	House	\$7,000,000	09 Oct 2024
 19 Wattlebird Cr Barwon Heads	4	House	\$2,050,000	07 Oct 2024
 1 Chanticleer Pl Barwon Heads	4	House	\$1,040,000	02 Oct 2024
 4 Black Swan Ct Barwon Heads	4	House	\$1,777,500	29 Sep 2024
 19 Grove Rd BARWON HEADS	4	House	\$1,500,000	19 Sep 2024
 1 / 14 Bridge Rd Barwon Heads	2	Flat / Unit / Apartment	\$583,789	09 Sep 2024
 29 Punt Rd Barwon Heads	3	House	\$1,800,000	04 Sep 2024
 1 / 4 Saratoga Av Barwon Heads	2	House	\$867,000	28 Aug 2024
 52 Taits Rd Barwon Heads	3	House	\$1,211,000	23 Aug 2024
 1 / 102 Carr St Barwon Heads	1	House	\$1,025,000	02 Aug 2024





Barwon Heads Office  
Shop 2, 68 Hitchcock Avenue, Barwon Heads, 3227  
03 9088 8968

[jelliscraig.com.au](http://jelliscraig.com.au)

Data is current as of PDF generation date 01/04/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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