

## *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

\$1.44m

Quarterly Price Change

1.40% ↑

## Median Unit Price\*

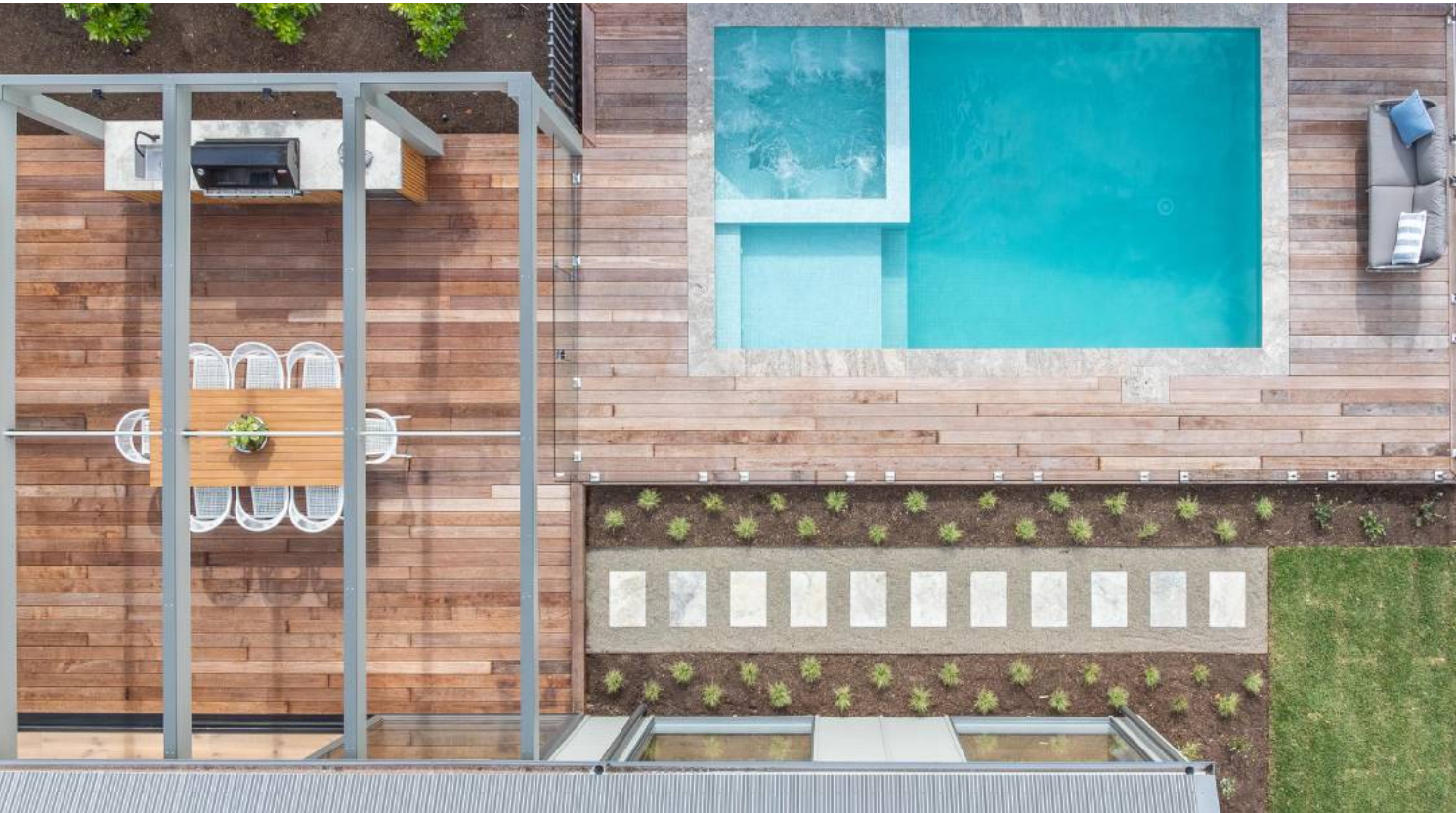
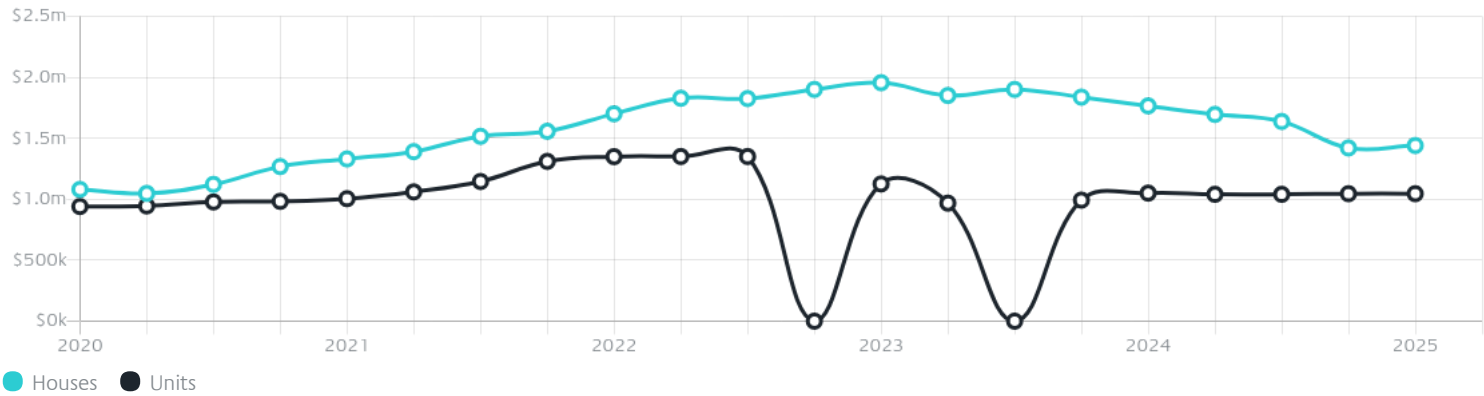
Median

\$1.05m

Quarterly Price Change

0.00% ↓

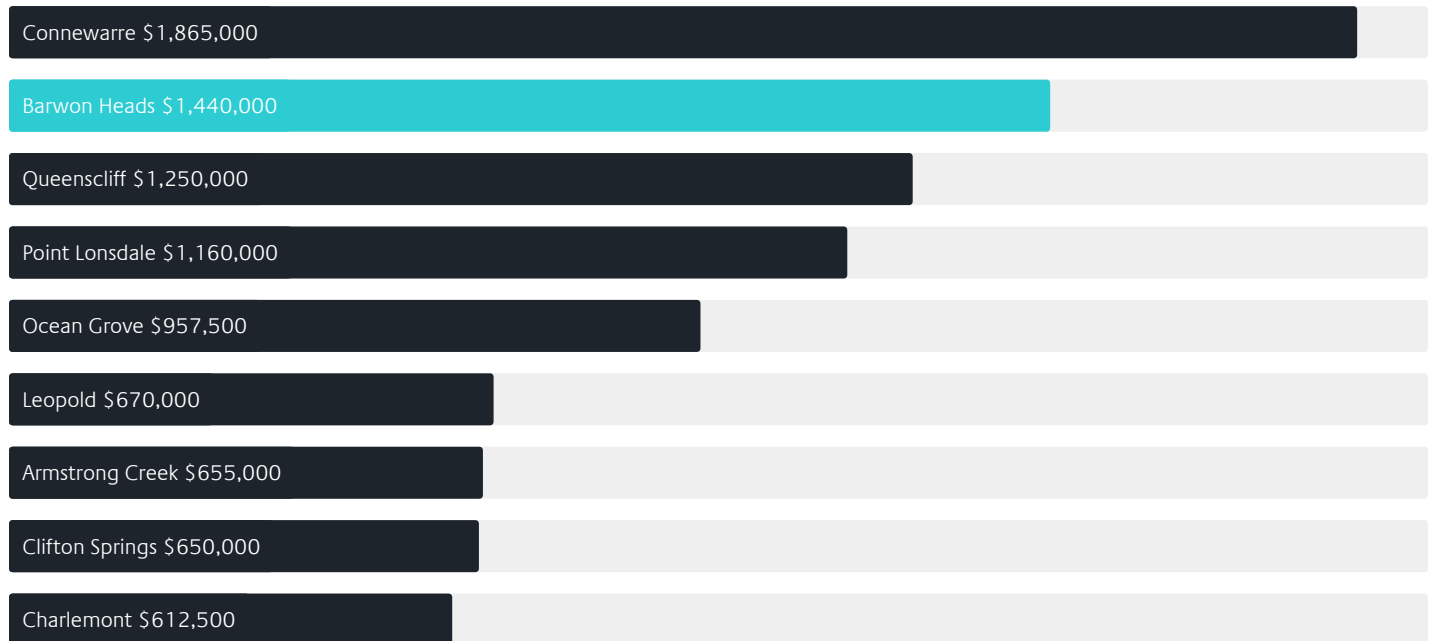
## Quarterly Price Change\*



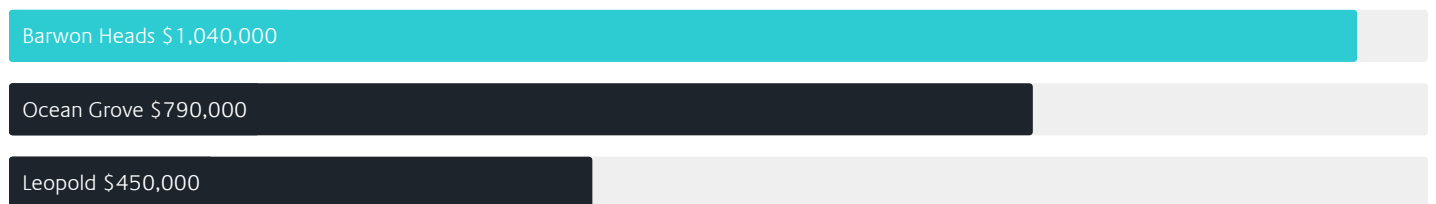
# Surrounding Suburbs

---

## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

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



● Private 100%

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

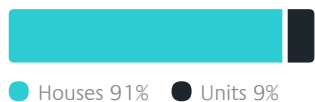
56 days

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

5.3 years

# Insights

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



## Population<sup>^</sup>

4,353

## Ownership<sup>^</sup>



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

\$650

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

46 years

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










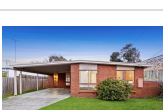

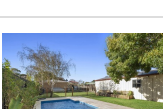
2.04%

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













2.5 people

# Sold Properties~










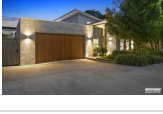


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburbinsights](https://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 3/36 Saratoga Av BARWON HEADS	4	House	\$1,470,000	25 May 2025
 13 Mulgoa Ct BARWON HEADS	4	House	\$1,440,000	23 May 2025
 13 Sheepwash Rd BARWON HEADS	3	House	\$1,240,000	22 May 2025
 21 Margate St Barwon Heads	4	House	\$1,775,000	14 May 2025
 1 Cronulla Ct Barwon Heads	2	House	\$945,000	15 Apr 2025
 25 Newbay Cl Barwon Heads	4	House	\$1,276,500	03 Apr 2025
 5 Mulgoa Ct Barwon Heads	3	House	\$1,150,000	17 Mar 2025
 33 George St Barwon Heads	3	House	\$1,743,000	12 Mar 2025
 8 Clifford Pde BARWON HEADS	2	House	\$1,430,000	06 Mar 2025
 17 Cronulla Ct Barwon Heads	3	House	\$1,100,000	28 Feb 2025
 68 Golf Links Rd Barwon Heads	3	House	\$920,000	20 Feb 2025
 15 Newbay Cl BARWON HEADS	3	House	\$1,083,500	10 Feb 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 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
 18 George St Barwon Heads	4	House	\$3,300,000	28 Jan 2025
 29 Jasper Av Barwon Heads	3	House	\$1,135,000	24 Jan 2025
 23 Heron Cr Barwon Heads	4	House	\$1,480,000	24 Jan 2025
 1/53 Hitchcock Av BARWON HEADS	4	Strata Unit/Flat	\$1,030,000	22 Jan 2025
 1/19 Reid St BARWON HEADS	4	Townhouse	\$1,600,000	07 Jan 2025
 106/68 Hitchcock Av Barwon Heads	3	Flat/Unit/Apartment	\$980,000	30 Dec 2024
 22 Reid St Barwon Heads	4	House	\$2,720,000	24 Dec 2024
 2/13 River Pde Barwon Heads	3	House	\$1,426,000	20 Dec 2024
 104/68 Hitchcock Av Barwon Heads	2	Apartment	\$1,130,000	19 Dec 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 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
 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





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 01/06/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

This publication contains data, analytics, statistics and other information supplied by PROPERTYDATAONLINE PTY LTD (PropertyData). The data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.

PropertyData relies upon data supplied by third parties and while the data is checked and reviewed, PropertyData does not warrant the accuracy or completeness of the information to the full extent permitted by the law and excludes all loss or damage howsoever arising (including through negligence) in connection with the data supplied by PropertyData. The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.