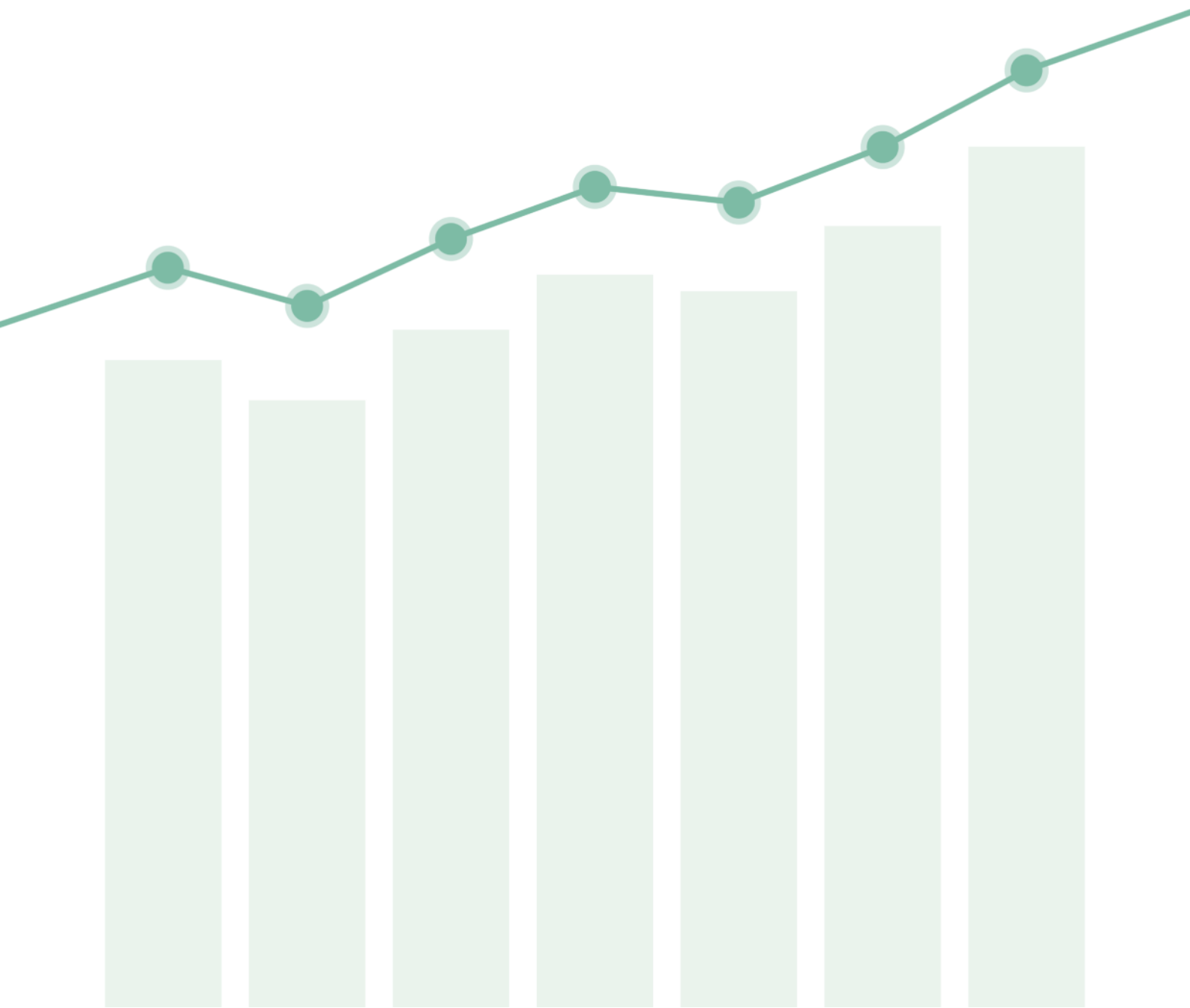


JellisCraig

BAYSWATER NORTH

Suburb Report

Know your neighbourhood.



BAYSWATER NORTH SUBURB REPORT

Median House Price*

Median

\$899k

Quarterly Price Change

1.81% ↑

Median Unit Price*

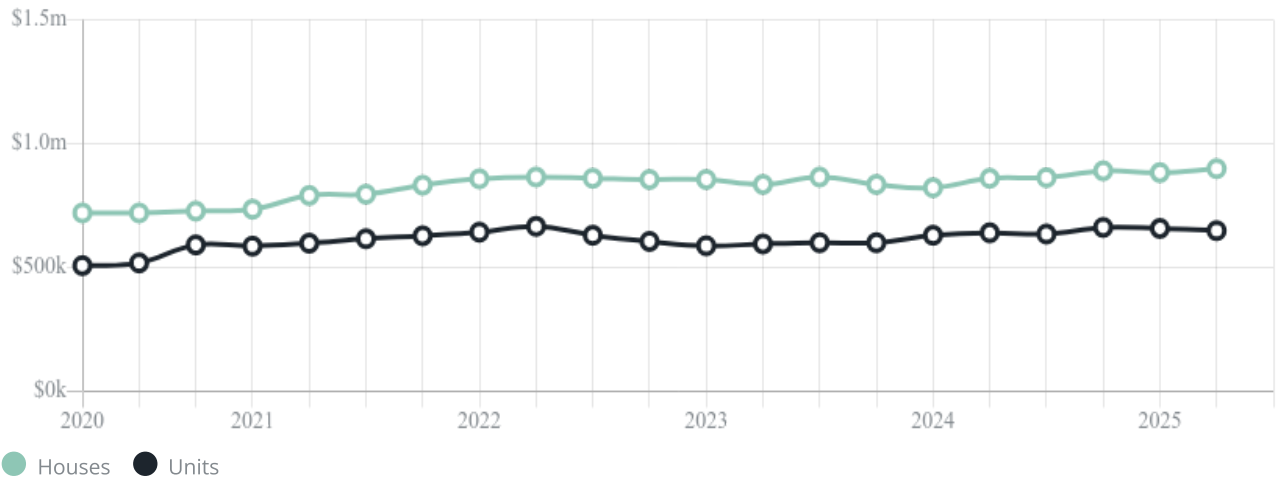
Median

\$649k

Quarterly Price Change

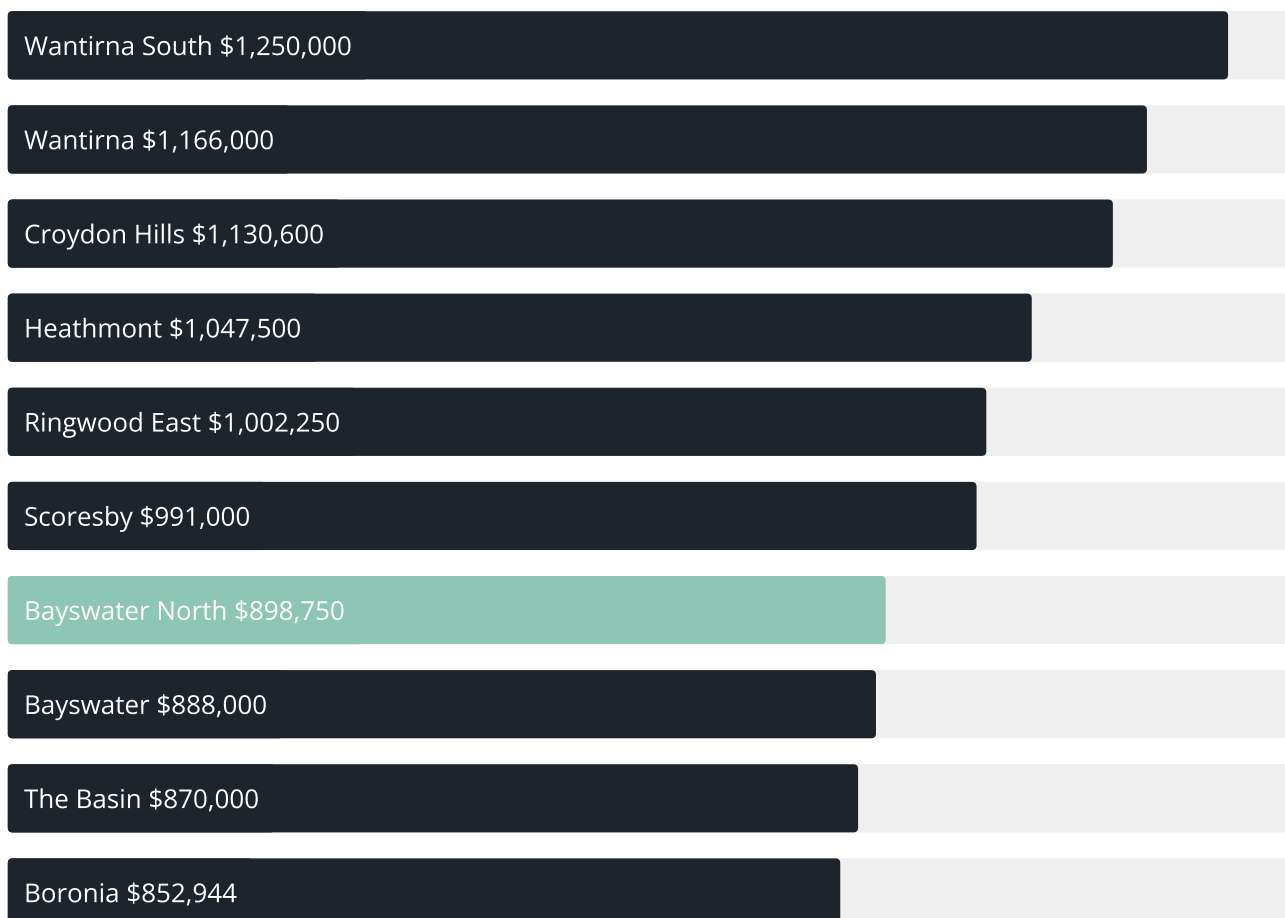
-1.36% ↓

Quarterly Price Change*



BAYSWATER NORTH SUBURB REPORT

Median House Sale Price*



Median Unit Sale Price*



BAYSWATER NORTH SUBURB REPORT

Sale Method*



● Auction 23%
● Private 77%

Auction Clearance Rate*

84.62%

Median Days on Market^

26 days

Average Hold Period*

6.7 years

Dwelling Type^



● Houses 80% ● Units 20%

Ownership^



● Owned Outright 30% ● Mortgaged 49% ● Rented 21%

Population^

9,014

Median Asking Rent per week*

\$600

Population Growth^

2.56%

Rental Yield*

3.55%

Median Age^


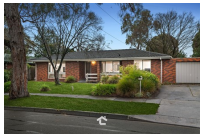








38 years

Median Household Size^











2.5 people

BAYSWATER NORTH 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 jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 3/14 White Av Bayswater North	4	Townhouse	\$840,000	19 Jul 2025
 6 Stafford Ct Bayswater North	3	House	\$895,000	15 Jul 2025
 47 Home St Bayswater North	4	House	\$1,090,000	11 Jul 2025
 2/357 Bayswater Rd Bayswater North	2	Unit	\$635,000	10 Jul 2025
 8/275 Canterbury Rd Bayswater North	2	Unit	\$605,000	09 Jul 2025
 4 Byrne Rd Bayswater North	4	House	\$950,000	05 Jul 2025
 15 Skye Ct Bayswater North	3	House	\$901,000	03 Jul 2025
 3/8 Dunlop Av Bayswater North	3	Townhouse	\$760,000	01 Jul 2025
 20/20-24 Hamilton Rd Bayswater North	2	Unit	\$620,000	01 Jul 2025
 11 Aylesbury Av Bayswater North	3	House	\$742,000	28 Jun 2025

BAYSWATER NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3/9-11 Elmhurst Rd Bayswater North	2	Unit	\$640,000	23 Jun 2025
 14 Kyamba Ct Bayswater North	6	House	\$1,211,000	21 Jun 2025
 8/197 Bayswater Rd Bayswater North	3	Townhouse	\$805,000	20 Jun 2025
 2/15 Wattle Rd Bayswater North	2	Townhouse	\$760,000	19 Jun 2025
 20 Wattle Rd Bayswater North	4	House	\$1,152,000	14 Jun 2025
 2/346 Bayswater Rd Bayswater North	2	Unit	\$485,000	14 Jun 2025
 11 Toolimerin Av Bayswater North	3	House	\$883,000	12 Jun 2025
 9 Wonthulong Dr Bayswater North	4	House	\$925,000	12 Jun 2025
 8/14 Branch Rd Bayswater North	2	Unit	\$690,000	05 Jun 2025
 28 Jennings Rd Bayswater North	4	House	\$920,000	04 Jun 2025

BAYSWATER NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 6 Joyce Ct BAYSWATER NORTH	3	House	\$740,000	01 Jun 2025
 12 Wimborne Ct Bayswater North	4	House	\$1,220,500	31 May 2025
 3/13 Hamilton Rd Bayswater North	3	Unit	\$691,500	30 May 2025
 4/37 Elmhurst Rd Bayswater North	2	Unit	\$612,000	26 May 2025
 26/26-32 Elmhurst Rd Bayswater North	2	Unit	\$600,000	26 May 2025
 18/37-41 Glen Park Rd Bayswater North	3	Unit	\$679,000	23 May 2025
 44 Baker Rd Bayswater North	4	House	\$1,080,000	21 May 2025
 8/235 Canterbury Rd Bayswater North	2	Townhouse	\$620,000	20 May 2025
 18/191 Bayswater Rd Bayswater North	2	House	\$825,000	19 May 2025
 34/26-32 Elmhurst Rd Bayswater North	2	Unit	\$604,000	17 May 2025



Ringwood Office
90 Maroondah Hwy, Ringwood
03 9870 6211

jellisraig.com.au

Data is current as of PDF generation date 01/08/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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