

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$865k

Quarterly Price Change

0.17% ↑

Median Unit Price*

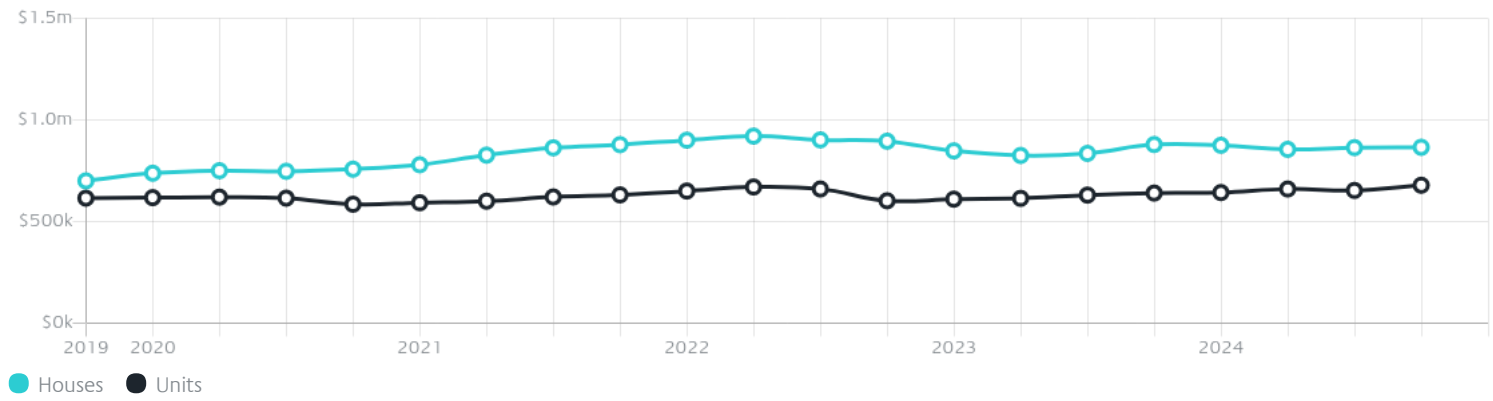
Median

\$678k

Quarterly Price Change

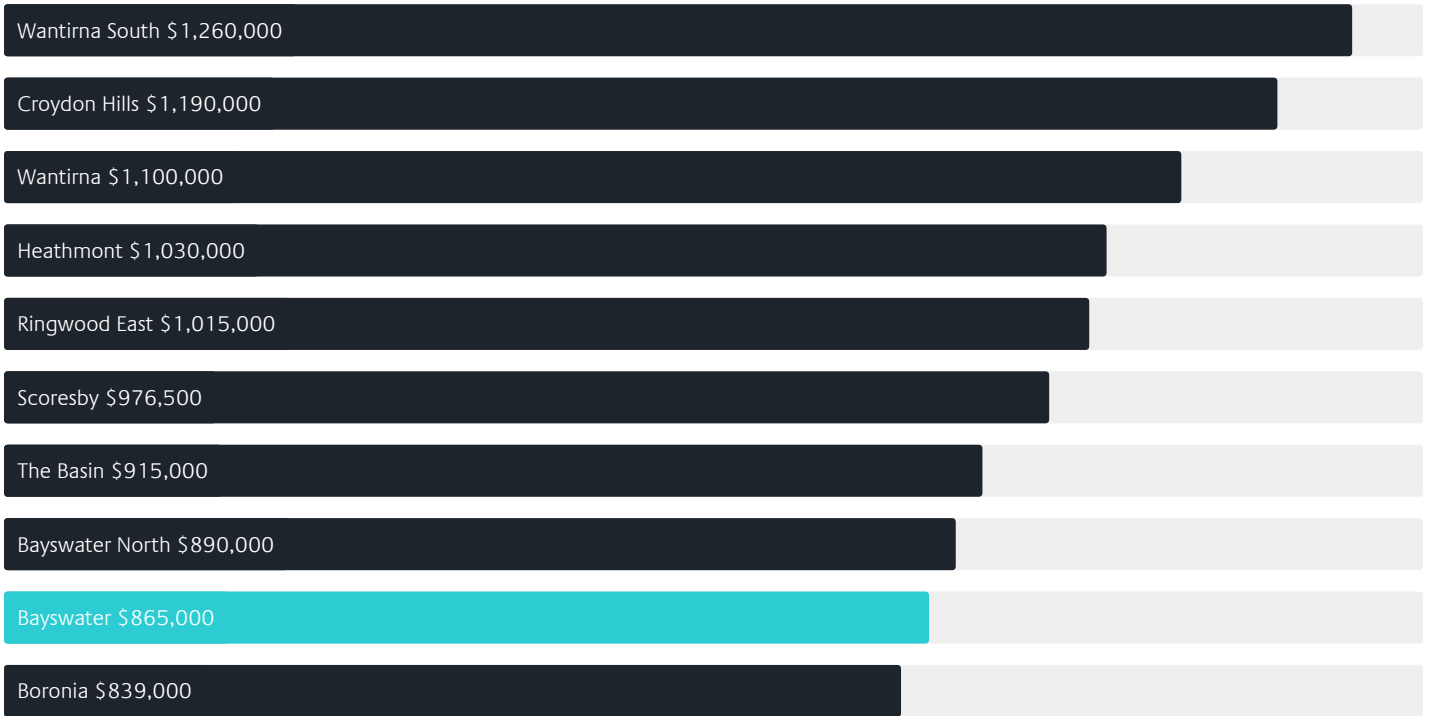
3.89% ↑

Quarterly Price Change*

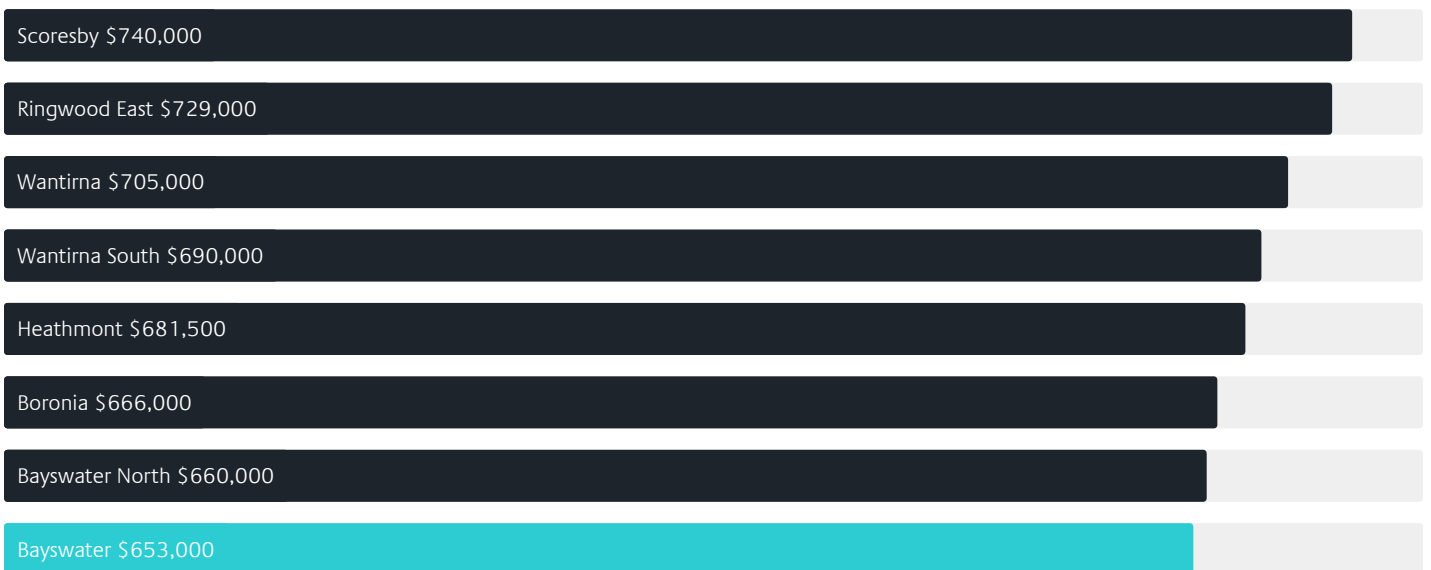


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 44%
● Private 56%

Auction Clearance Rate^{*}

87.5%

Median Days on Market[^]

29 days

Average Hold Period^{*}

6.5 years

Insights

Dwelling Type[^]



● Houses 62% ● Units 38%

Ownership[^]



● Owned Outright 30% ● Mortgaged 40% ● Rented 30%

Population[^]

12,262

Median Asking Rent per week^{*}

\$575

Population Growth[^]

4.29%

Rental Yield^{*}

3.33%

Median Age[^]













38 years

Median Household Size[^]










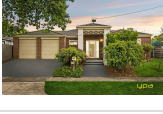
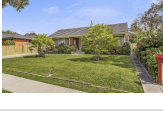

2.4 people

Sold Properties~










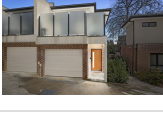


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 3/7 Railway Pde Bayswater	1	Unit	\$315,000	25 Mar 2025
 2 Mareeba Cr Bayswater	3	House	\$815,000	23 Mar 2025
 38b Victoria Rd Bayswater	3	Townhouse	\$790,000	22 Mar 2025
 2/42 Birch St Bayswater	2	Unit	\$780,000	22 Mar 2025
 10 Ernest St Bayswater	5	House	\$948,000	22 Mar 2025
 1B Orange Gr Bayswater	4	Unit	\$1,025,000	18 Mar 2025
 1/7 Weemala Ct Bayswater	3	Unit	\$752,000	15 Mar 2025
 4 Bernard St Bayswater	5	House	\$1,180,000	15 Mar 2025
 87 Orange Gr Bayswater	4	House	\$725,000	13 Mar 2025
 5/31 High St Bayswater	2	Townhouse	\$600,000	13 Mar 2025
 29 Margaret Av Bayswater	4	House	\$920,000	13 Mar 2025
 4/7 King St Bayswater	2	Unit	\$530,000	06 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 2/3 Ash Gr Bayswater	2	Unit	\$645,000	06 Mar 2025
 12/641 Mountain Hwy Bayswater	3	Unit	\$640,000	05 Mar 2025
 1/14 Neilson St Bayswater	3	Unit	\$831,000	05 Mar 2025
 568 Mountain Hwy Bayswater	3	House	\$775,000	04 Mar 2025
 18 Mareeba Cr Bayswater	3	House	\$830,000	04 Mar 2025
 570 Mountain Hwy Bayswater	3	House	\$775,000	04 Mar 2025
 31 Susan St Bayswater	3	House	\$371,500	04 Mar 2025
 36 Pine Rd BAYSWATER	4	House	\$956,000	01 Mar 2025
 1/31 Kumala Rd Bayswater	4	House	\$1,205,000	01 Mar 2025
 2/7 Willison St Bayswater	3	House	\$870,000	27 Feb 2025
 12 Pine Rd Bayswater	2	House	\$810,000	24 Feb 2025
 201/5 View Rd Bayswater	2	Strata Unit/Flat	\$550,000	23 Feb 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 2b Essex Ct Bayswater	3	Townhouse	\$861,000	22 Feb 2025
 1/80 Begonia Av Bayswater	3	House	\$750,000	19 Feb 2025
 7 St Andrews Rd Bayswater	4	Townhouse	\$940,000	15 Feb 2025
 2/7 King St Bayswater	3	Apartment	\$566,000	15 Feb 2025
 5 Margaret Av Bayswater	4	House	\$1,325,000	15 Feb 2025
 2/16 View Rd Bayswater	3	Townhouse	\$607,000	15 Feb 2025
 3/24 Begonia Av Bayswater	3	Townhouse	\$851,000	12 Feb 2025
 2/24 Begonia Av Bayswater	3	Strata Unit/Flat	\$840,000	09 Feb 2025
 9a Waranga Rd Bayswater	3	House	\$902,000	08 Feb 2025
 3/3-5 Alwyn St Bayswater	2	Townhouse	\$510,000	07 Feb 2025
 2/13 Sasses Av Bayswater	2	Unit	\$555,000	28 Jan 2025
 3/8 Elm St Bayswater	2	Townhouse	\$550,000	25 Jan 2025



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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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