

Suburb **INSIGHTS**

3153
BAYSWATER



Data that shapes your suburb.

**Jellis
Craig**

Property Prices

Median House Price*

Median

\$862k

Quarterly Price Change

0.81% ↑

Median Unit Price*

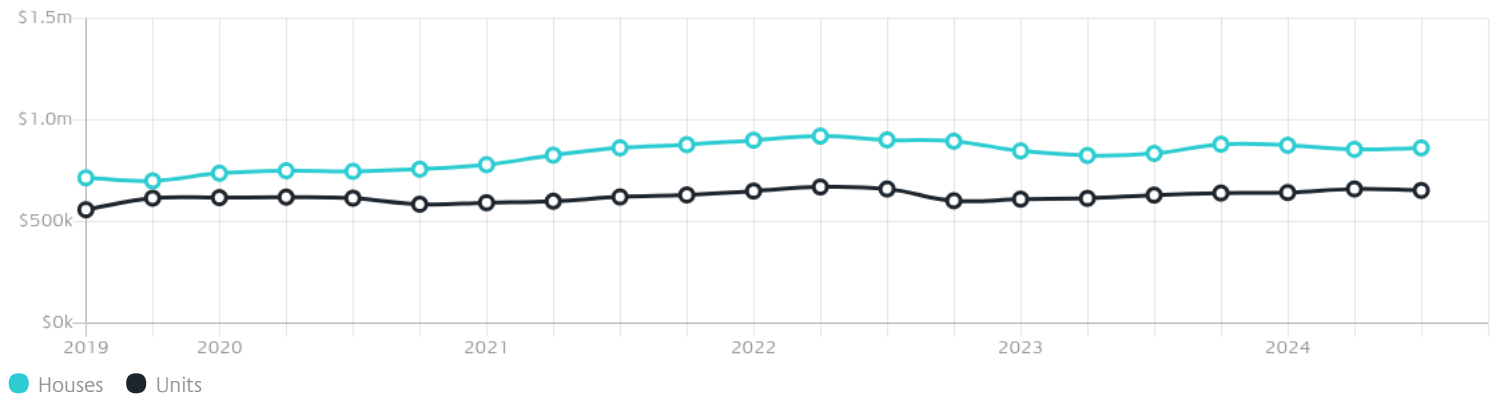
Median

\$653k

Quarterly Price Change

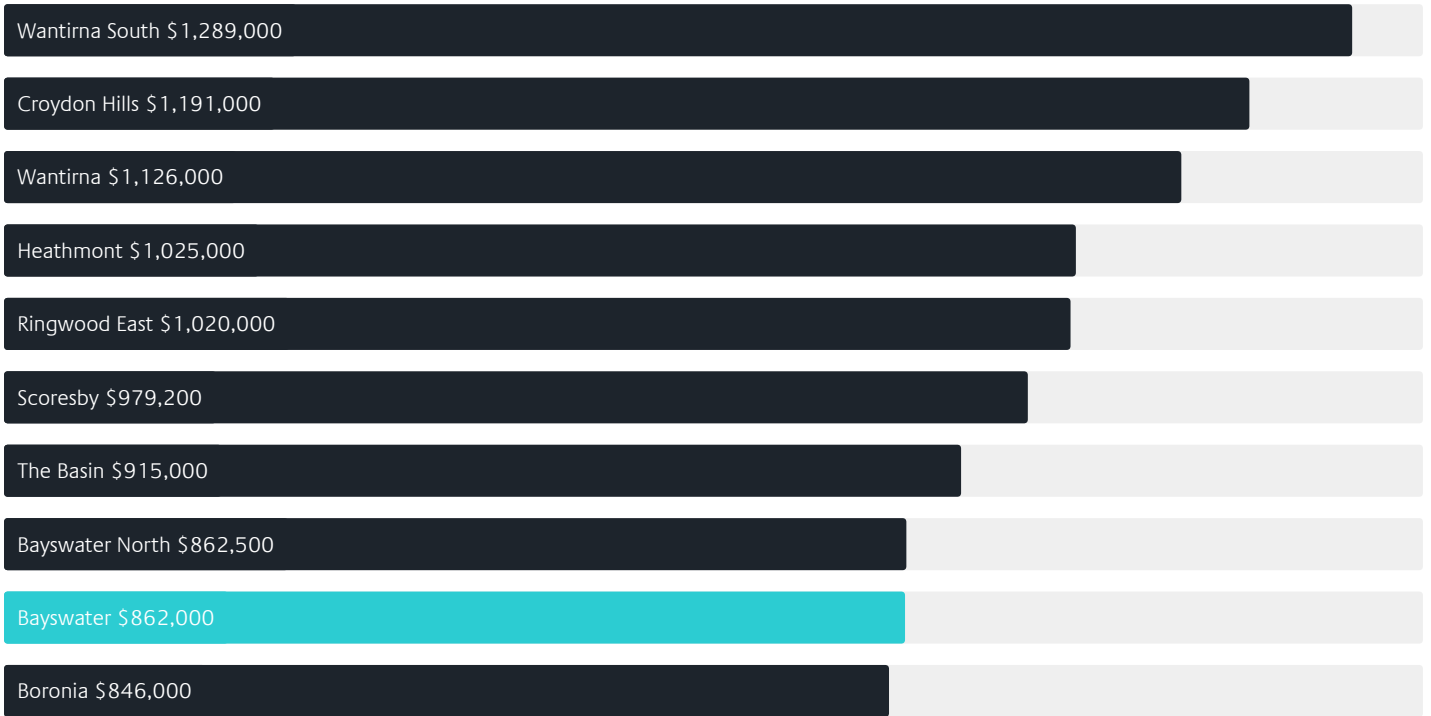
-1.06% ↓

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 65%
● Private 35%

Auction Clearance Rate^{*}

84.62%

Median Days on Market[^]

25 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^{*}

\$550

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
 19 Kingsford St Bayswater	3	House	\$865,000	13 Jan 2025
 18 Jeanette St Bayswater	4	House	\$894,000	30 Nov 2024
 2b Neilson St Bayswater	2	Townhouse	\$685,000	30 Nov 2024
 32 Begonia Av Bayswater	5	House	\$1,681,000	23 Nov 2024
 12 Kingsford St BAYSWATER	4	House	\$1,082,000	23 Nov 2024
 8 Dennis Ct Bayswater	3	House	\$885,000	23 Nov 2024
 1 Fallons Way BAYSWATER	3	House	\$825,000	20 Nov 2024
 13 Westham Cr Bayswater	3	House	\$1,000,000	16 Nov 2024
 26 Myrtle St BAYSWATER	3	House	\$850,000	15 Nov 2024
 8/631 Mountain Hwy Bayswater	1	Townhouse	\$615,000	11 Nov 2024
 1/4 Kumala Rd Bayswater	3	Unit	\$680,000	08 Nov 2024
 11/45 King St Bayswater	2	Townhouse	\$586,000	07 Nov 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 20 Suffern Av BAYSWATER	5	House	\$1,076,000	02 Nov 2024
 107/13 Highmoor Av Bayswater	2	Apartment	\$475,000	31 Oct 2024
 18 Keeler Av Bayswater	3	House	\$835,000	31 Oct 2024
 4 Amber St Bayswater	3	House	\$751,000	30 Oct 2024
 4/19 Elm St Bayswater	2	Townhouse	\$620,000	28 Oct 2024
 28 Sasses Av Bayswater	3	House	\$935,000	26 Oct 2024
 2b Mitre Cr Bayswater	2	Townhouse	\$680,000	26 Oct 2024
 30 Bonavista Rd Bayswater	3	House	\$880,750	25 Oct 2024
 1/2 Harris Gr Bayswater	2	Unit	\$525,000	23 Oct 2024
 48 Farnham Rd Bayswater	4	House	\$1,046,000	19 Oct 2024
 1/631 Mountain Hwy Bayswater	2	Townhouse	\$615,000	16 Oct 2024
 594 Mountain Hwy Bayswater	4	House	\$856,000	12 Oct 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3/2 Burton Ct BAYSWATER	3	Unit	\$731,000	12 Oct 2024
 10 Beilby St Bayswater	3	House	\$940,000	08 Oct 2024
 7 Katandra Ct Bayswater	4	House	\$920,000	05 Oct 2024
 3 Clifford St Bayswater	3	House	\$883,000	05 Oct 2024
 105/1a Highmoor Av Bayswater	2	Apartment	\$468,000	05 Oct 2024
 27a Patterson St Bayswater	2	House	\$660,000	05 Oct 2024
 30 Suffern Av Bayswater	3	House	\$998,000	03 Oct 2024
 2/43 Orange Gr Bayswater	2	Unit	\$670,000	25 Sep 2024
 1/32 Sinclair Rd Bayswater	4	Flat/Unit/Apartment	\$980,890	24 Sep 2024
 1/22 Neilson St Bayswater	2	House	\$576,000	24 Sep 2024
 2/39 Farnham Rd Bayswater	3	Unit	\$855,000	24 Sep 2024
 4/1 Bertram Rd Bayswater	2	Unit	\$675,100	23 Sep 2024



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Data is current as of PDF generation date 01/12/2024

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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