

JellisCraig

BLACKBURN

Suburb Report

Know your neighbourhood.



BLACKBURN SUBURB REPORT

Median House Price*

Median

\$1.64m

Quarterly Price Change

6.09% ↑

Median Unit Price*

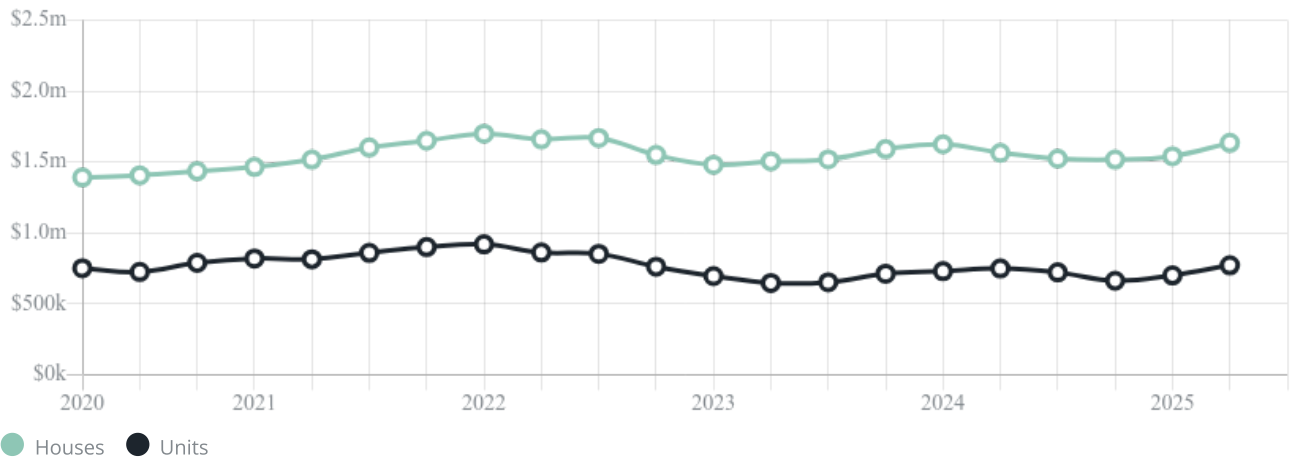
Median

\$772k

Quarterly Price Change

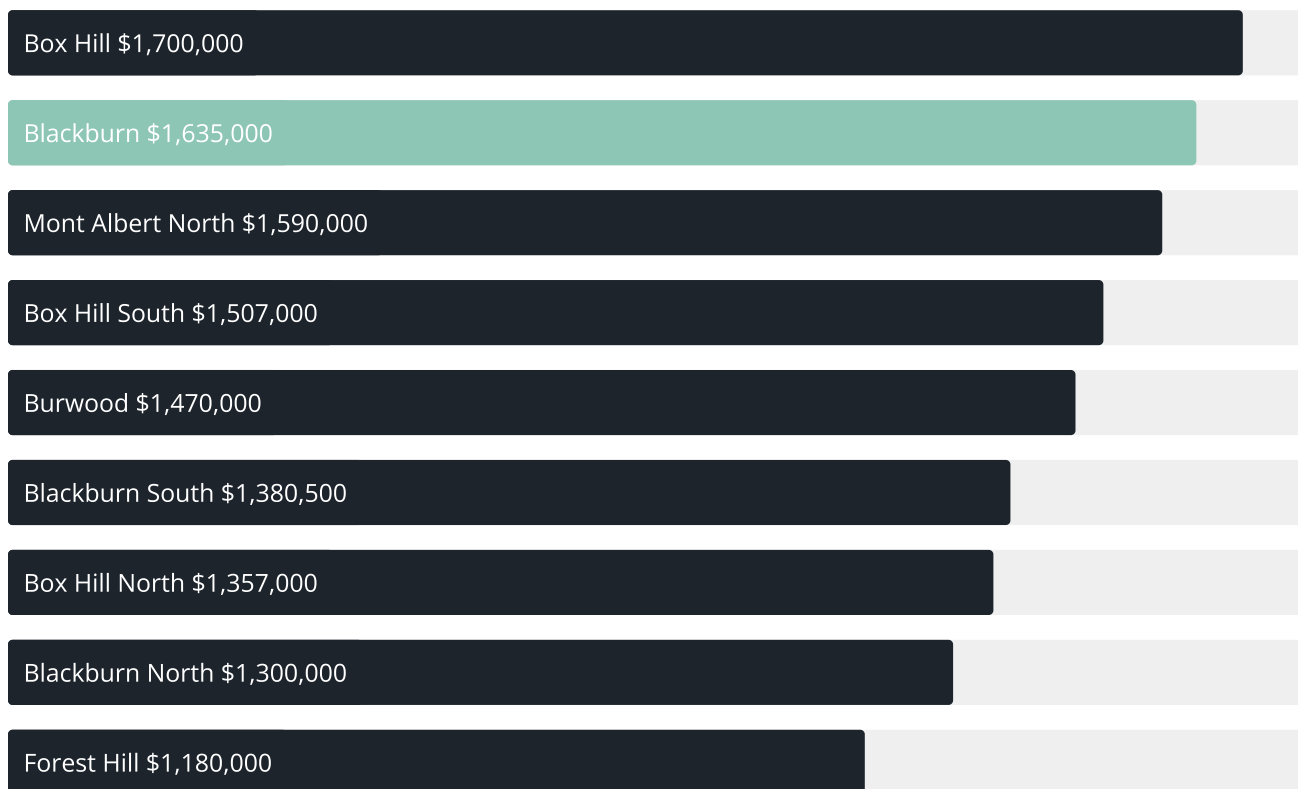
10.12% ↑

Quarterly Price Change*

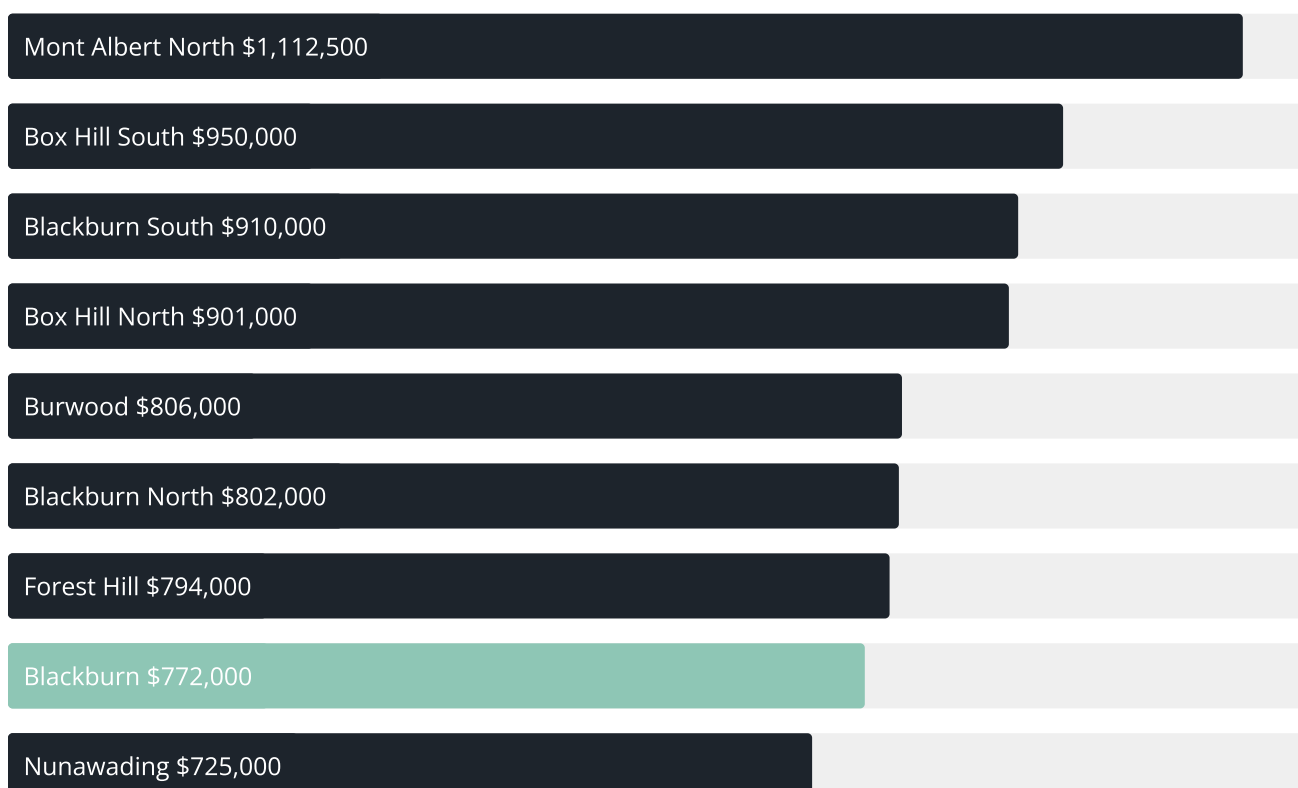


BLACKBURN SUBURB REPORT

Median House Sale Price*



Median Unit Sale Price*



BLACKBURN SUBURB REPORT

Sale Method^{*}Auction Clearance Rate^{*}

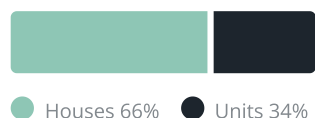
81.25%

Median Days on Market[^]

26 days

Average Hold Period^{*}

7.3 years

Dwelling Type[^]Ownership[^]Population[^]

14,478

Median Asking Rent per week^{*}

\$620

Population Growth[^]

3.86%

Rental Yield^{*}

2.29%

Median Age[^]




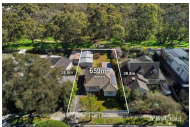






41 years

Median Household Size[^]











2.5 people

BLACKBURN SUBURB REPORT






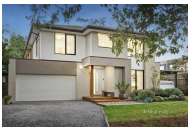




Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 5/5 Pakenham St Blackburn	2	Unit	\$735,000	25 Sep 2025
 403/394-398 Middleborough Rd Blackburn	1	Apartment	\$310,000	24 Sep 2025
 69 Central Rd Blackburn	3	House	\$1,460,000	20 Sep 2025
 26 Clifton St Blackburn	3	House	\$1,815,000	20 Sep 2025
 2/100 Main St Blackburn	2	Unit	\$745,000	17 Sep 2025
 12 Oliver Av Blackburn	4	House	\$2,035,000	17 Sep 2025
 5/18 Queen St Blackburn	1	Apartment	\$367,500	16 Sep 2025
 33 Pakenham St Blackburn	4	House	\$1,565,000	15 Sep 2025
 84 Laurel Gr.S Blackburn	3	House	\$1,760,000	13 Sep 2025
 2/14 Hillside Cr Blackburn	3	Unit	\$1,043,500	13 Sep 2025

BLACKBURN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 222 Springfield Rd Blackburn	2	House	\$1,284,000	13 Sep 2025
 1/20a Halley St Blackburn	4	House	\$1,625,000	09 Sep 2025
 2/149 Surrey Rd Blackburn	2	Unit	\$890,000	06 Sep 2025
 2/16 Gardenia St Blackburn	3	House	\$1,389,000	06 Sep 2025
 101/18 Whitehorse Rd Blackburn	2	Apartment	\$454,000	06 Sep 2025
 26a Esdale St Blackburn	3	House	\$1,190,000	06 Sep 2025
 203/1 Sergeant St Blackburn	1	Apartment	\$410,000	04 Sep 2025
 602/162 Whitehorse Rd Blackburn	3	Apartment	\$900,000	02 Sep 2025
 1/26 Springfield Rd Blackburn	3	House	\$865,000	01 Sep 2025
 3/5 Clare St Blackburn	2	Townhouse	\$745,000	30 Aug 2025

BLACKBURN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 5 Luke Av Blackburn	4	House	\$1,720,000	30 Aug 2025
 14 Elder St Blackburn	1	House	\$1,490,000	28 Aug 2025
 116/21 Queen St Blackburn	1	Subdivided Flat - Single OYO Flat	\$380,000	28 Aug 2025
 407/20 Queen St Blackburn	1	Apartment	\$335,000	25 Aug 2025
 201/300 Middleborough Rd Blackburn	2	Apartment	\$420,000	25 Aug 2025
 2 Oliver Av Blackburn	5	House	\$2,000,000	20 Aug 2025
 4/19-21 Railway Rd Blackburn	2	Unit	\$518,818	18 Aug 2025
 2/162 Springfield Rd Blackburn	3	Townhouse	\$1,260,000	16 Aug 2025
 26 Halley St Blackburn	5	House	\$2,010,000	16 Aug 2025
 8 Amery Av Blackburn	5	House	\$1,460,000	16 Aug 2025



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jellisraig.com.au

Data is current as of PDF generation date 01/10/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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