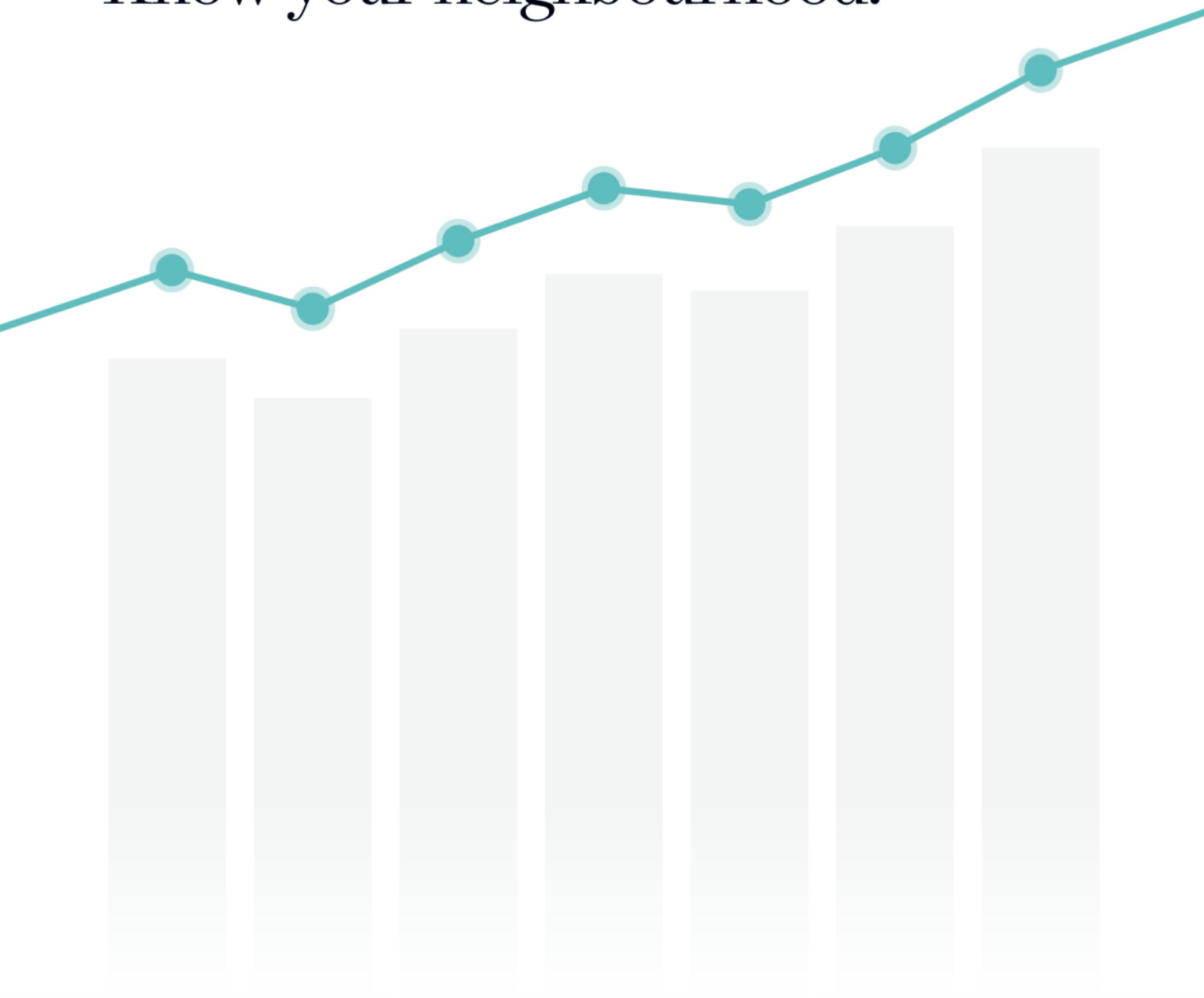


BRUNSWICK EAST



# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$1.35m**

Quarterly Price Change

**0.37% ↑**

## Median Unit Price\*

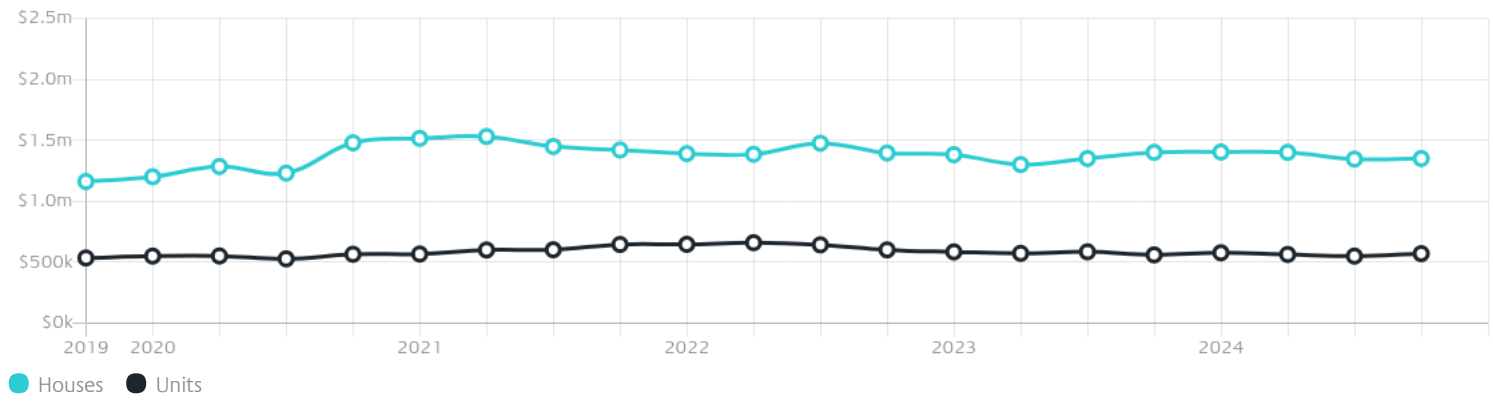
Median

**\$570k**

Quarterly Price Change

**3.63% ↑**

## Quarterly Price Change\*



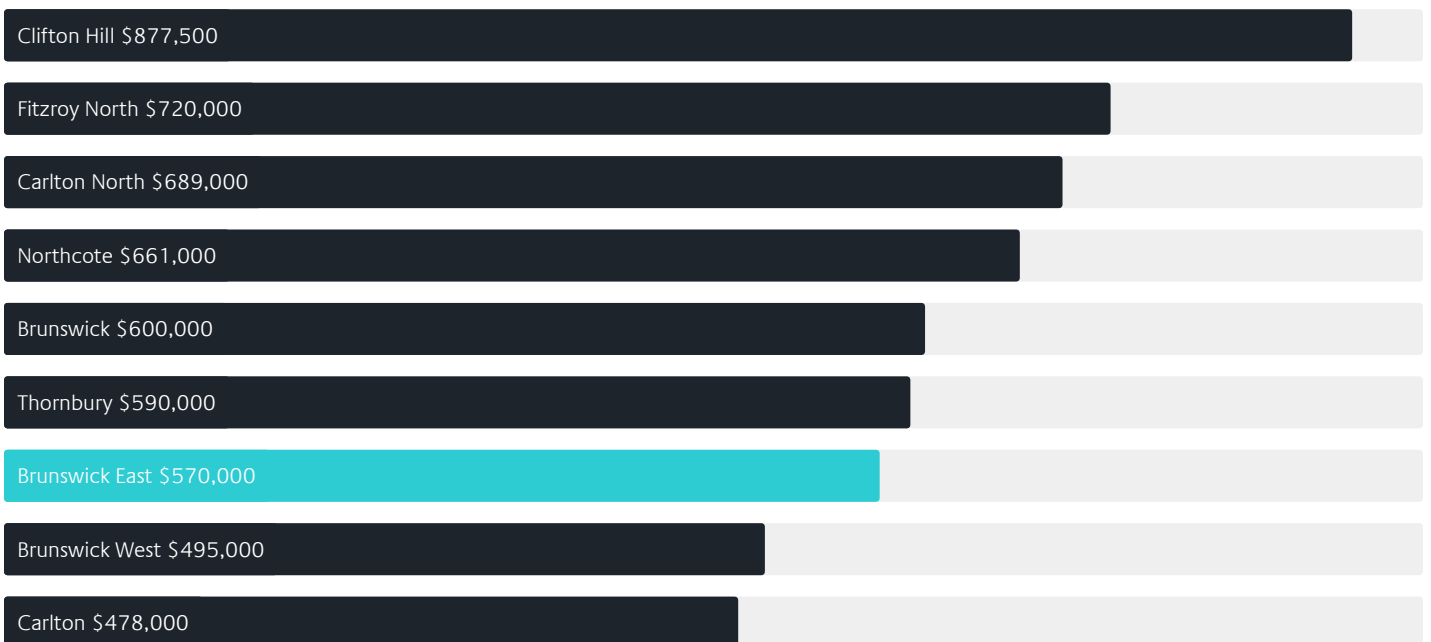
# Surrounding Suburbs

---

## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

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



● Auction 29%  
● Private 71%

## Auction Clearance Rate<sup>\*</sup>

72.73%

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

35 days

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

6.6 years

# Insights

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



● Houses 23% ● Units 77%

## Ownership<sup>^</sup>



● Owned Outright 20% ● Mortgaged 29% ● Rented 51%

## Population<sup>^</sup>

13,279

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

\$795

## Population Growth<sup>^</sup>

15.43%

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

3.04%

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













33 years

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













2 people

# Sold Properties~










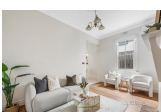


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburbinsights](https://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 4/3 Balmoral Av Brunswick East	2	Unit	\$656,500	22 Feb 2025
 1/127 Victoria St Brunswick East	3	Townhouse	\$986,000	21 Feb 2025
 21 Leyden St Brunswick East	4	House	\$2,050,000	20 Feb 2025
 513/360 Lygon St Brunswick East	1	Apartment	\$350,000	17 Feb 2025
 4 Maghull St Brunswick East	2	House	\$1,000,000	15 Feb 2025
 2/124 Victoria St Brunswick East	2	Townhouse	\$915,000	14 Feb 2025
 404/24 Barkly St Brunswick East	2	Apartment	\$671,000	12 Feb 2025
 203/65 Nicholson St Brunswick East	1	Apartment	\$525,000	11 Feb 2025
 13 Sedgman St Brunswick East	2	House	\$830,000	11 Feb 2025
 29/195-197 Lygon St Brunswick East	2	Unit	\$636,500	10 Feb 2025
 205/92-96 Albert St Brunswick East	2	Apartment	\$540,000	09 Feb 2025
 9a Clarke St Brunswick East	4	House	\$1,740,000	08 Feb 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 204/41 Miller St Brunswick East	2	Apartment	\$725,000	24 Jan 2025
 207/457-459 Lygon St Brunswick East	1	Apartment	\$410,000	23 Jan 2025
 4 Sumner St Brunswick East	3	House	\$1,620,000	23 Jan 2025
 428/22 Barkly St Brunswick East	2	Apartment	\$555,000	15 Jan 2025
 120/416 Lygon St Brunswick East	1	Apartment	\$480,000	15 Jan 2025
 6/130 Mitchell St BRUNSWICK EAST	2	Townhouse	\$850,000	02 Jan 2025
 1 Temuka Av Brunswick East	4	House	\$1,780,000	01 Jan 2025
 305/124 Nicholson St Brunswick East	1	Flat/Unit/Apartment	\$585,000	27 Dec 2024
 103/15 Brunswick Rd Brunswick East	1	Apartment	\$375,000	24 Dec 2024
 2/2 Peers St Brunswick East	3	Flat/Unit/Apartment	\$780,000	20 Dec 2024
 320/8 Lygon St Brunswick East	1	Apartment	\$372,000	19 Dec 2024
 51-53 Lygon St Brunswick East	3	House	\$2,210,000	19 Dec 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 213 / 1 Brunswick Rd Brunswick East	1	Apartment	\$338,000	19 Dec 2024
 6 / 213 Weston St Brunswick East	2	Townhouse	\$881,000	18 Dec 2024
 301 / 100 Nicholson St Brunswick East	1	Apartment	\$325,000	17 Dec 2024
 231 Glenlyon Rd Brunswick East	3	House	\$1,590,000	17 Dec 2024
 95 St Phillip St Brunswick East	3	House	\$1,300,000	16 Dec 2024
 521 / 22 Barkly St Brunswick East	1	Apartment	\$422,000	14 Dec 2024
 19a Lanark St Brunswick East	3	House	\$983,000	14 Dec 2024
 6 Dianella Wkwy Brunswick East	2	Townhouse	\$723,000	13 Dec 2024
 51 Lygon St Brunswick East	3	House	\$2,210,000	13 Dec 2024
 30 Albert St Brunswick East	3	House	\$1,205,000	12 Dec 2024
 223 Blyth St Brunswick East	3	Townhouse	\$1,075,000	11 Dec 2024
 4203 / 189 Weston St Brunswick East	1	Apartment	\$375,000	11 Dec 2024



Brunswick Office  
179 Sydney Rd, Brunswick  
03 9387 5888

[jelliscraig.com.au](http://jelliscraig.com.au)

Data is current as of PDF generation date 01/03/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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