

# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$1.30m**

Quarterly Price Change

**0.00% ↓**

## Median Unit Price\*

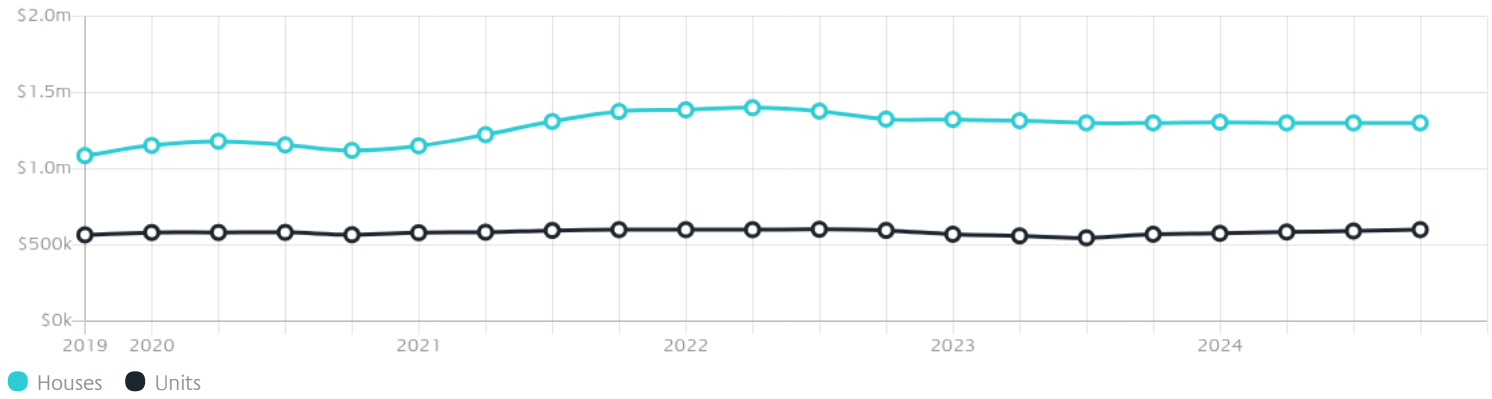
Median

**\$600k**

Quarterly Price Change

**1.47% ↑**

## Quarterly Price Change\*



# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

## Sale Method\*



● Auction 41%  
● Private 59%

## Auction Clearance Rate\*

76.92%

## Median Days on Market^

27 days

## Average Hold Period\*

7.5 years

# Insights

## Dwelling Type^



● Houses 35% ● Units 65%

## Ownership^



● Owned Outright 26% ● Mortgaged 29% ● Rented 44%

## Population^

24,896

## Median Asking Rent per week\*

\$725

## Population Growth^

1.73%

## Rental Yield\*

2.89%

## Median Age^













34 years

## Median Household Size^









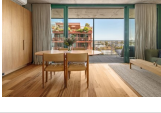
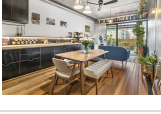


2.1 people

# Sold Properties~





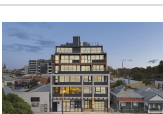

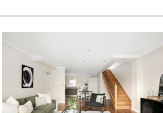
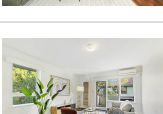
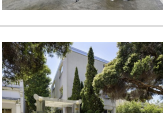
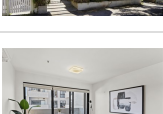
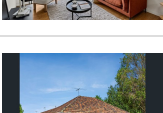
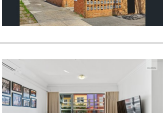
Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburbinsights](https://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 1207/288 Albert St Brunswick	2	Apartment	\$695,000	18 Jan 2025
 23 Blyth St Brunswick	4	House	\$1,295,000	13 Jan 2025
 105/17 Union St Brunswick	2	Apartment	\$560,000	13 Jan 2025
 21/178-180 Victoria St Brunswick	1	Apartment	\$432,000	09 Jan 2025
 713/601 Sydney Rd Brunswick	1	Apartment	\$347,500	07 Jan 2025
 5/221 Brunswick Rd Brunswick	2	Townhouse	\$710,000	03 Jan 2025
 42 Lyle St Brunswick	3	House	\$1,050,000	31 Dec 2024
 185 Victoria St Brunswick	2	House	\$960,000	31 Dec 2024
 101/6 Black St Brunswick	2	Unit	\$710,000	23 Dec 2024
 16/74 Tinning St Brunswick	3	Townhouse	\$1,220,000	21 Dec 2024
 302/15 Breese St Brunswick	2	Apartment	\$570,000	19 Dec 2024
 201/8 Michael St Brunswick	1	Apartment	\$500,100	18 Dec 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 201/93-95 Holmes St Brunswick	2	Apartment	\$470,000	14 Dec 2024
 33 George St Brunswick	2	Townhouse	\$890,000	12 Dec 2024
 5/376-378 Barkly St Brunswick	2	Apartment	\$590,000	12 Dec 2024
 2/41 Mackenzie St Brunswick	2	Unit	\$765,000	12 Dec 2024
 1/1 Mitchell St Brunswick	2	Apartment	\$442,500	12 Dec 2024
 302/1 Wilson Av Brunswick	2	Apartment	\$785,000	12 Dec 2024
 D215/460 Victoria St Brunswick	2	Apartment	\$520,000	11 Dec 2024
 1/15 Luscombe St Brunswick	2	Villa	\$800,000	10 Dec 2024
 502/12 Duckett St Brunswick	2	Apartment	\$835,000	09 Dec 2024
 103/6 Florence St Brunswick	2	Flat/Unit/Apartment	\$520,000	09 Dec 2024
 36 Downs St Brunswick	5	House	\$1,502,000	07 Dec 2024
 3/1 Austral Av Brunswick	3	Townhouse	\$1,187,500	07 Dec 2024

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 4 Trafford St Brunswick	4	House	\$1,610,000	07 Dec 2024
 124 Albert St Brunswick	3	House	\$910,000	05 Dec 2024
 15/195 Brunswick Rd Brunswick	2	Apartment	\$660,000	05 Dec 2024
 51 Howard St Brunswick	3	House	\$1,081,000	05 Dec 2024
 202/19 Wilkinson St Brunswick	2	Apartment	\$850,500	05 Dec 2024
 126 Donald St Brunswick	3	House	\$1,427,000	05 Dec 2024
 9/4 Mitchell St Brunswick	2	Townhouse	\$700,000	04 Dec 2024
 5/2a Loyola Av Brunswick	2	Apartment	\$600,000	03 Dec 2024
 7/611 Park St Brunswick	1	Apartment	\$420,000	02 Dec 2024
 415/1 Lygon St Brunswick	2	Apartment	\$545,400	01 Dec 2024
 10/6 Garnet St Brunswick	1	Unit	\$270,000	30 Nov 2024
 2/97 Brickworks Dr Brunswick	3	Apartment	\$702,000	30 Nov 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 20/01/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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