

# JellisCraig

BULLEEN

# Suburb Report

Know your neighbourhood.



BULLEEN SUBURB REPORT

Median House Price\*

Median

\$1.35m

Quarterly Price Change

2.42% ↑

Median Unit Price\*

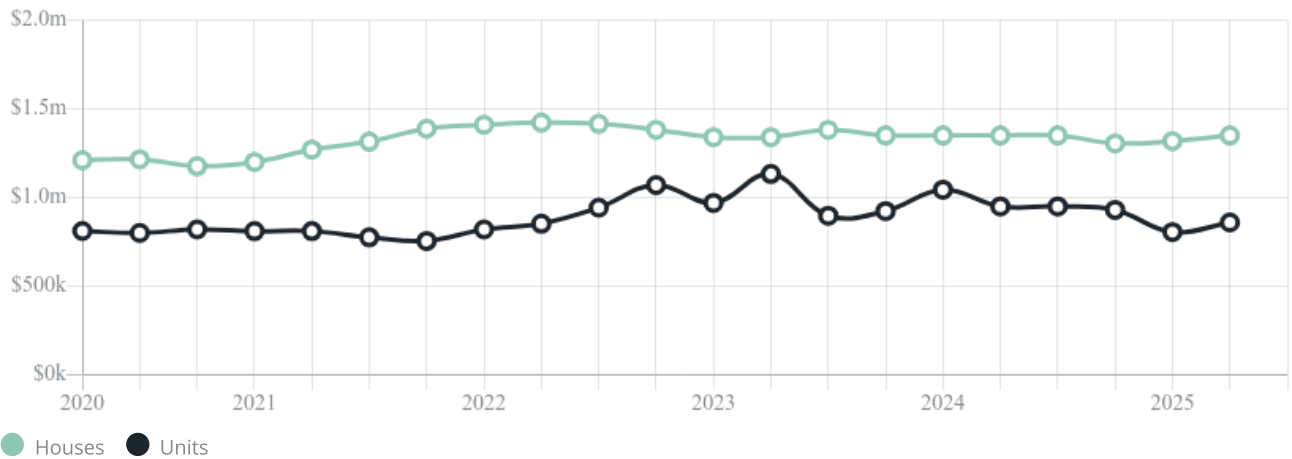
Median

\$860k

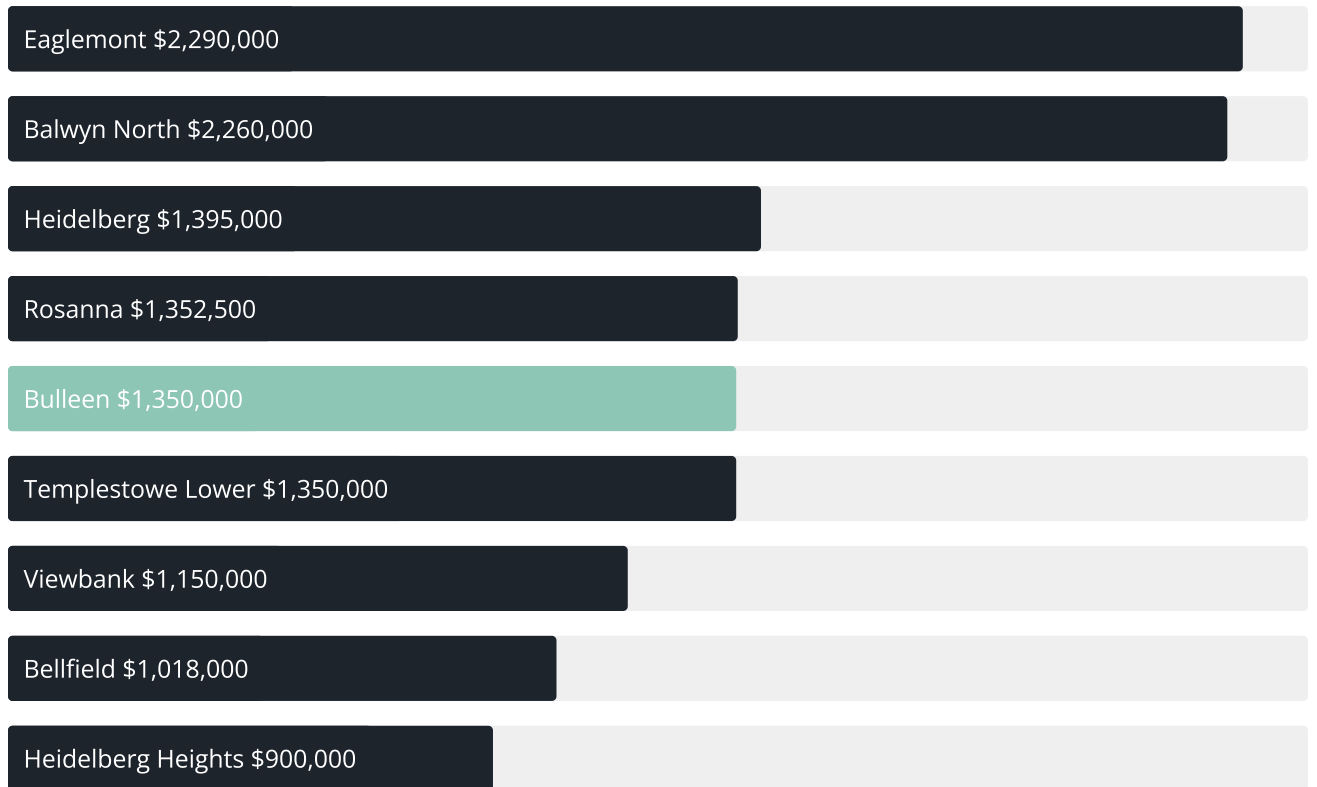
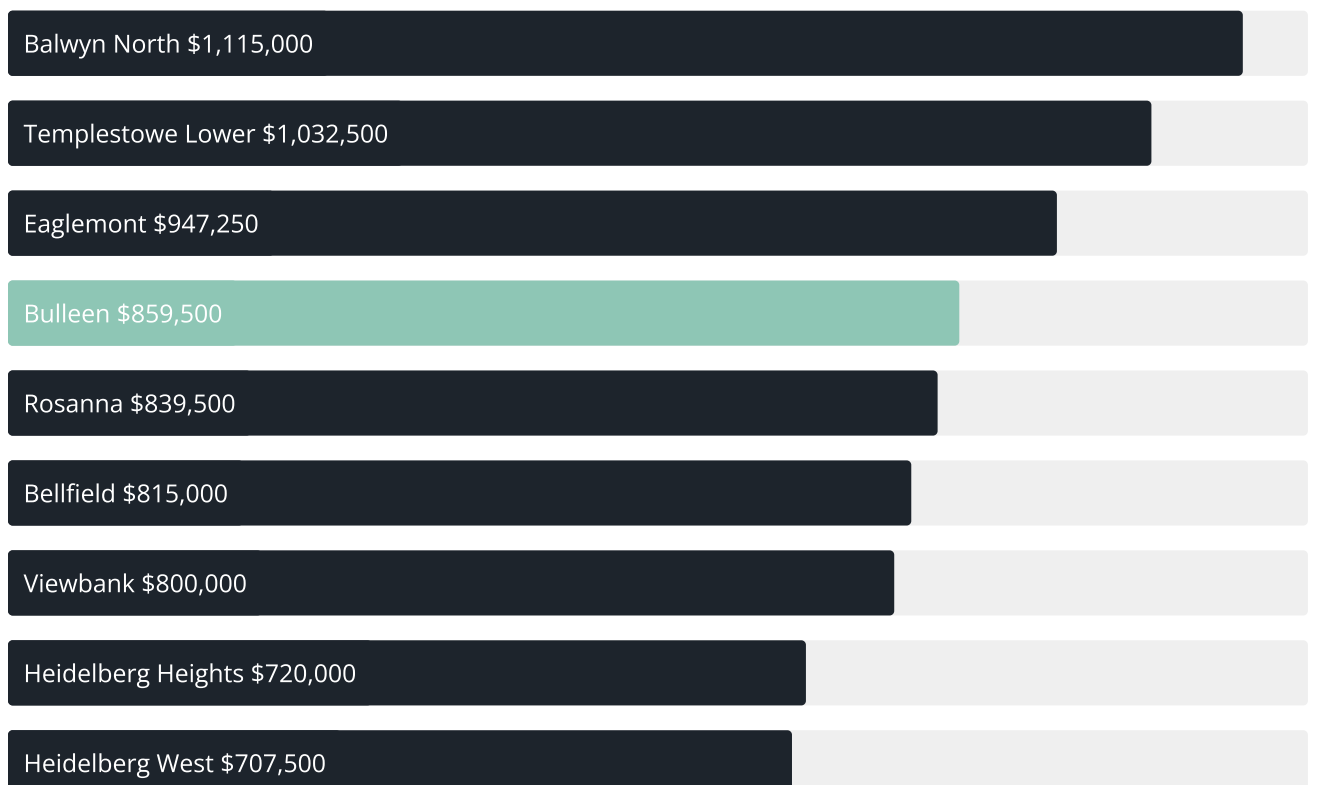
Quarterly Price Change

6.78% ↑

Quarterly Price Change\*



## BULLEEN SUBURB REPORT

Median House Sale Price<sup>\*</sup>Median Unit Sale Price<sup>\*</sup>

## BULLEEN SUBURB REPORT

## Sale Method\*



● Auction 78%  
● Private 23%

## Auction Clearance Rate\*

70.97%

## Median Days on Market^

29 days

## Average Hold Period\*

7.5 years

## Dwelling Type^



● Houses 80% ● Units 20%

## Ownership^



● Owned Outright 52% ● Mortgaged 31% ● Rented 17%

## Population^

11,219

## Median Asking Rent per week\*

\$690

## Population Growth^

3.18%

## Rental Yield\*

2.51%

## Median Age^











45 years

## Median Household Size^






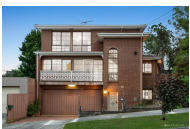




2.6 people

## BULLEEN SUBURB REPORT









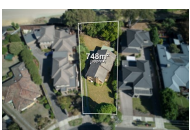

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburbinsights](https://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 205B/170 Manningham Rd Bulleen	3	Apartment	\$640,000	31 Jul 2025
 27 Nirvana Cr Bulleen	4	House	\$1,205,000	26 Jul 2025
 1 Elizabeth St Bulleen	3	House	\$1,550,000	19 Jul 2025
 2/18 Marjorie Cl Bulleen	3	Townhouse	\$1,090,000	12 Jul 2025
 60 Summit Dr Bulleen	4	House	\$1,743,500	12 Jul 2025
 1/4 Tobruk St Bulleen	3	Unit	\$1,070,000	02 Jul 2025
 3/130 Manningham Rd Bulleen	3	House	\$960,000	28 Jun 2025
 1/16 Harold St Bulleen	2	Unit	\$876,000	28 Jun 2025
 2/8 Nirvana Cr Bulleen	3	Townhouse	\$900,000	26 Jun 2025
 20 England St Bulleen	3	House	\$1,025,000	21 Jun 2025

## BULLEEN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/130 Manningham Rd Bulleen	3	Townhouse	\$920,000	20 Jun 2025
 12 Carrathool St Bulleen	4	House	\$795,000	20 Jun 2025
 4 Alfreda Av BULLEEN	4	House	\$1,260,000	19 Jun 2025
 2/36 Lindsay St Bulleen	3	Townhouse	\$1,060,000	14 Jun 2025
 5/164 Manningham Rd Bulleen	3	Apartment	\$665,000	07 Jun 2025
 23 Calderwood St Bulleen	4	House	\$1,115,000	07 Jun 2025
 38 Yarra Valley Blvd Bulleen	4	House	\$1,690,000	02 Jun 2025
 18 Helene St Bulleen	4	House	\$1,291,000	30 May 2025
 11 Gympie St Bulleen	4	House	\$1,425,000	29 May 2025
 81 Helene St Bulleen	4	House	\$1,370,000	28 May 2025

## BULLEEN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 10 Kathleen Gr Bulleen	4	House	\$1,307,500	24 May 2025
 26 Furneaux Gr Bulleen	3	House	\$1,140,000	24 May 2025
 5 Valentine St Bulleen	4	House	\$1,485,000	22 May 2025
 108/194 Manningham Rd Bulleen	1	Apartment	\$367,000	22 May 2025
 69 Golden Way Bulleen	4	House	\$1,155,000	22 May 2025
 77 Thompsons Rd Bulleen	4	House	\$1,265,000	21 May 2025
 29 Latrobe St Bulleen	4	House	\$1,420,000	17 May 2025
 54 Pinnacle Cr Bulleen	3	House	\$1,380,000	10 May 2025
 113 Willow Bnd Bulleen	3	House	\$915,000	10 May 2025
 56 Pinnacle Cr Bulleen	4	House	\$1,375,000	09 May 2025



Doncaster Office  
Level 1/1006 Doncaster Road, Doncaster  
03 8841 4888

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

Data is current as of PDF generation date 10/08/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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