

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

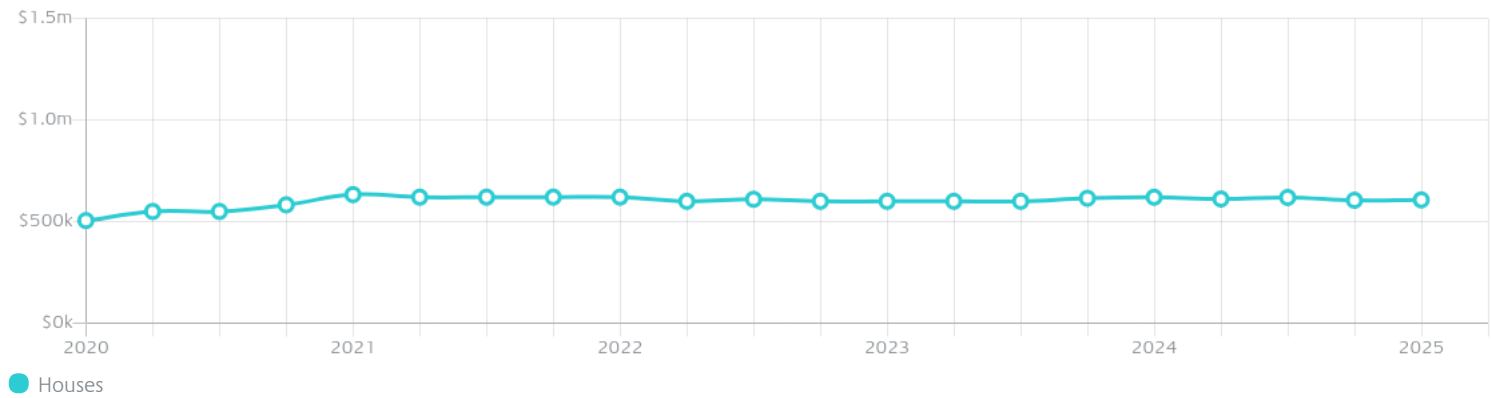
Median

\$607k

Quarterly Price Change

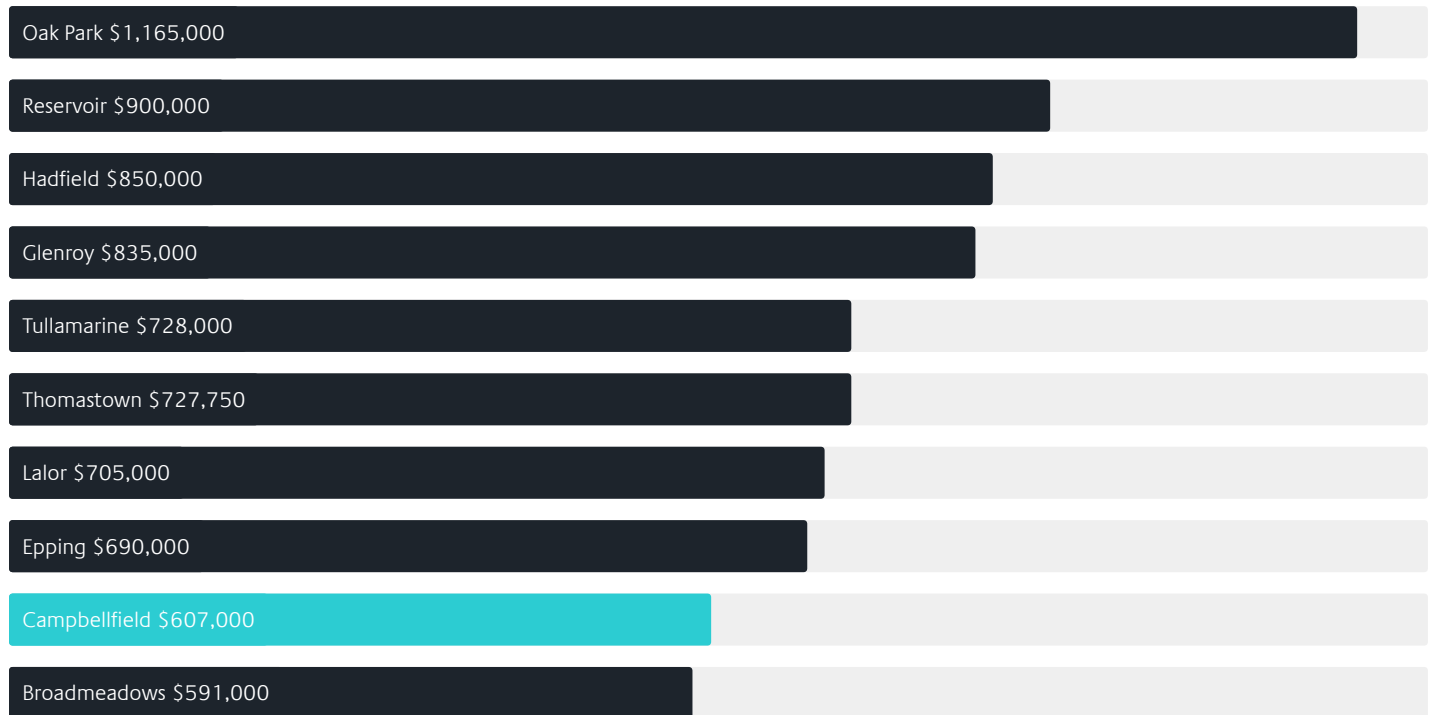
0.33% ↑

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 70%
● Private 30%

Auction Clearance Rate*

85.71%

Median Days on Market^

24 days

Average Hold Period*

4.9 years

Insights

Dwelling Type^



● Houses 85% ● Units 15%

Ownership^



● Owned Outright 49% ● Mortgaged 37% ● Rented 14%

Population^

4,977

Median Asking Rent per week*

\$500

Population Growth^

-1.56%

Rental Yield*

4%

Median Age^










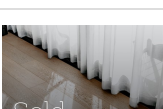


38 years

Median Household Size^











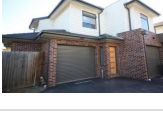

2.9 people

Sold Properties~











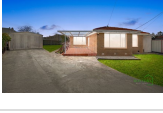

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 12 Susan Ct Campbellfield	3	House	\$607,000	03 Aug 2025
 4 Susan Ct Campbellfield	3	House	\$706,500	12 Apr 2025
 510 Mahoneys Rd Campbellfield	3	House	\$642,000	05 Apr 2025
 24 Lydia Av Campbellfield	3	House	\$805,000	05 Apr 2025
 3/148 Somerset Rd Campbellfield	3	Townhouse	\$465,000	25 Mar 2025
 7 Bright St Campbellfield	3	House	\$615,000	24 Mar 2025
 42 Norwich Cr Campbellfield	3	House	\$520,000	15 Mar 2025
 3 Albany Ct Campbellfield	3	House	\$180,000	13 Mar 2025
 8 Elmar Ct Campbellfield	3	House	\$643,000	11 Mar 2025
 5 Waratah St CAMPBELLFIELD	3	House	\$625,000	26 Feb 2025
 7 Waratah St Campbellfield	3	House	\$625,000	22 Feb 2025
 11 Campbell St Campbellfield	3	House	\$700,000	20 Feb 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 2/1713 Sydney Rd Campbellfield	2	Unit	\$368,000	20 Feb 2025
 1719 Sydney Rd Campbellfield	3	House	\$740,000	19 Feb 2025
 2 Carlisle Ct Campbellfield	3	House	\$621,000	13 Feb 2025
 7 Fern Ct Campbellfield	3	House	\$650,000	07 Feb 2025
 49 Lydia Av Campbellfield	3	House	\$700,500	01 Feb 2025
 6 Cobden St Campbellfield	3	House	\$702,000	01 Feb 2025
 58 Roebourne Cr Campbellfield	3	House	\$652,500	28 Jan 2025
 54 Sycamore Cr Campbellfield	3	House	\$595,500	21 Jan 2025
 1/13 Church St Campbellfield	1	House	\$235,000	17 Dec 2024
 78 Roebourne Cr Campbellfield	3	House	\$676,000	14 Dec 2024
 5/162 Somerset Rd Campbellfield	2	Flat/Unit/Apartment	\$383,000	12 Dec 2024
 5/148 Somerset Rd Campbellfield	2	Villa	\$415,000	03 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 40 Gentles Av Campbellfield	4	House	\$700,000	01 Dec 2024
 9 Jodie Ct CAMPBELLFIELD	3	House	\$530,000	27 Nov 2024
 61 Augusta Av Campbellfield	3	House	\$555,500	12 Nov 2024
 166 Somerset Rd Campbellfield	3	House	\$350,000	17 Oct 2024
 2 Sophia Ct Campbellfield	4	House	\$640,500	12 Oct 2024
 4 Maple Ct Campbellfield	3	House	\$610,000	08 Oct 2024
 5/180 Somerset Rd Campbellfield	2	Flat/Unit/Apartment	\$375,000	02 Oct 2024
 5/64-66 Stewart Gr Campbellfield	2	Unit	\$346,000	26 Sep 2024
 5/64 Stewart Gr Campbellfield	2	Flat/Unit/Apartment	\$346,000	26 Sep 2024
 39 Cambridge Way Campbellfield	3	House	\$640,000	21 Sep 2024
 10 Byrne Ct Campbellfield	3	House	\$600,000	14 Sep 2024
 13 Waratah St Campbellfield	3	House	\$599,000	04 Sep 2024



Brunswick Office
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jelliscraig.com.au

Data is current as of PDF generation date 01/05/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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