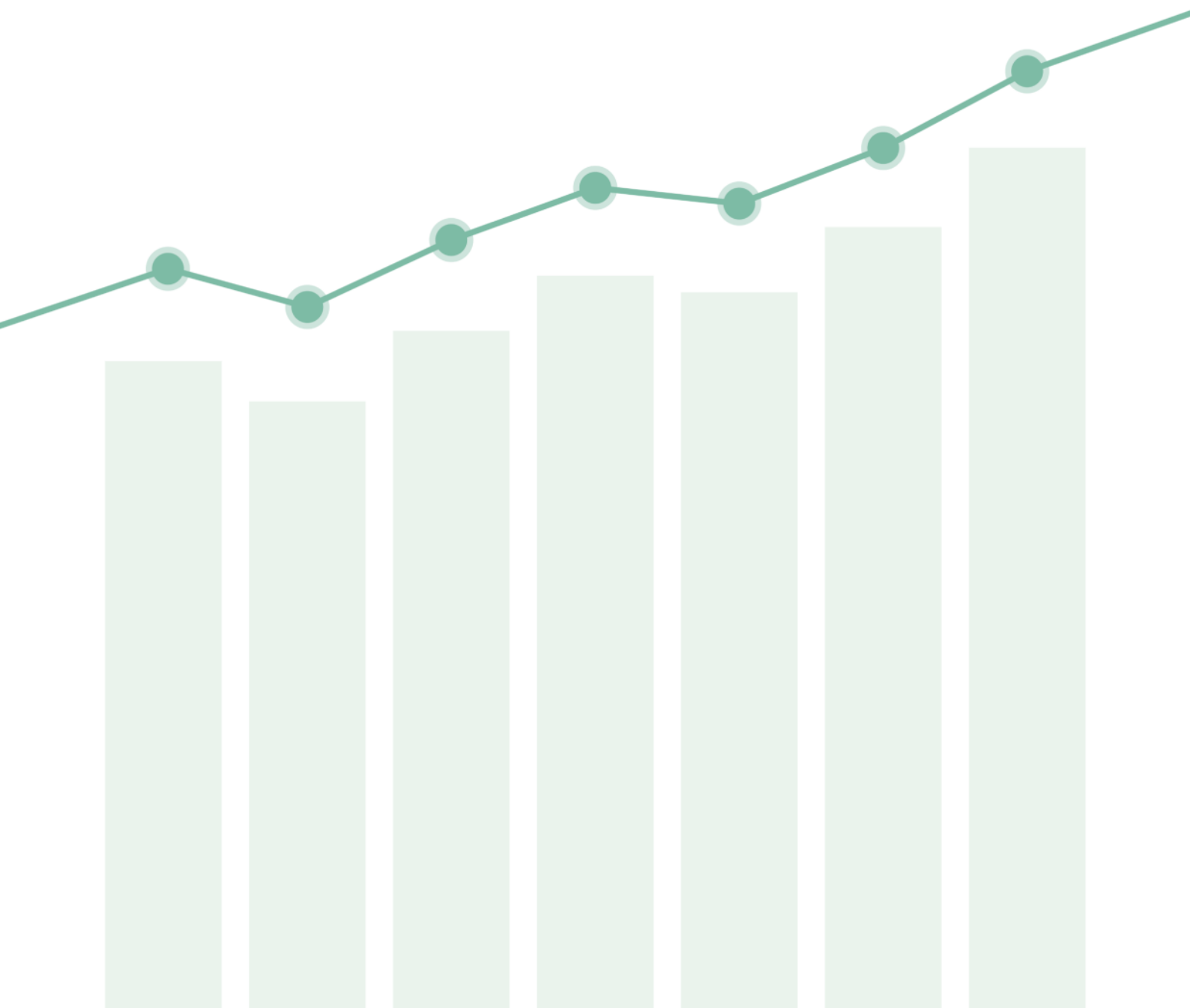


JellisCraig

FITZROY NORTH

Suburb Report

Know your neighbourhood.



FITZROY NORTH SUBURB REPORT

Median House Price*

Median

\$1.61m

Quarterly Price Change

2.55% ↑

Median Unit Price*

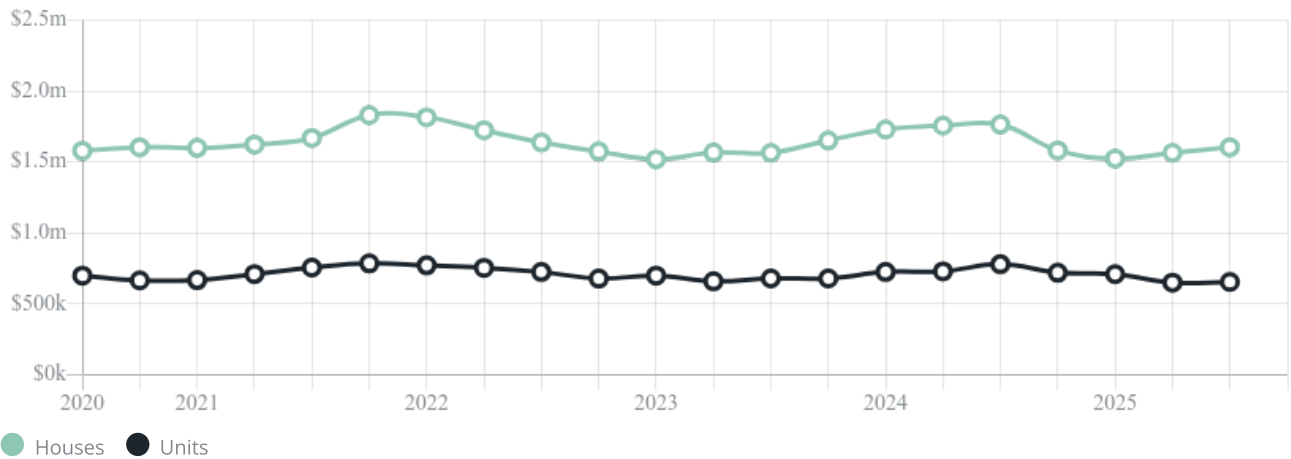
Median

\$655k

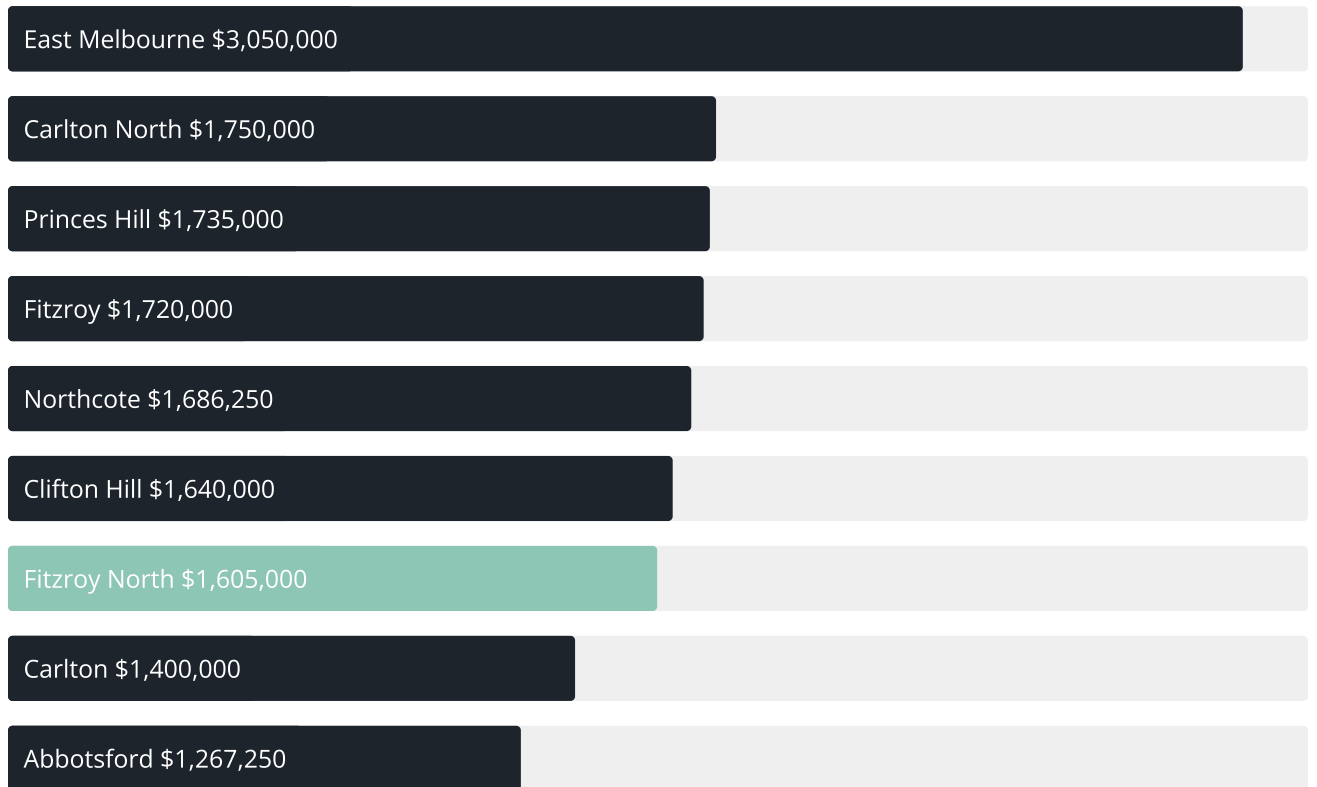
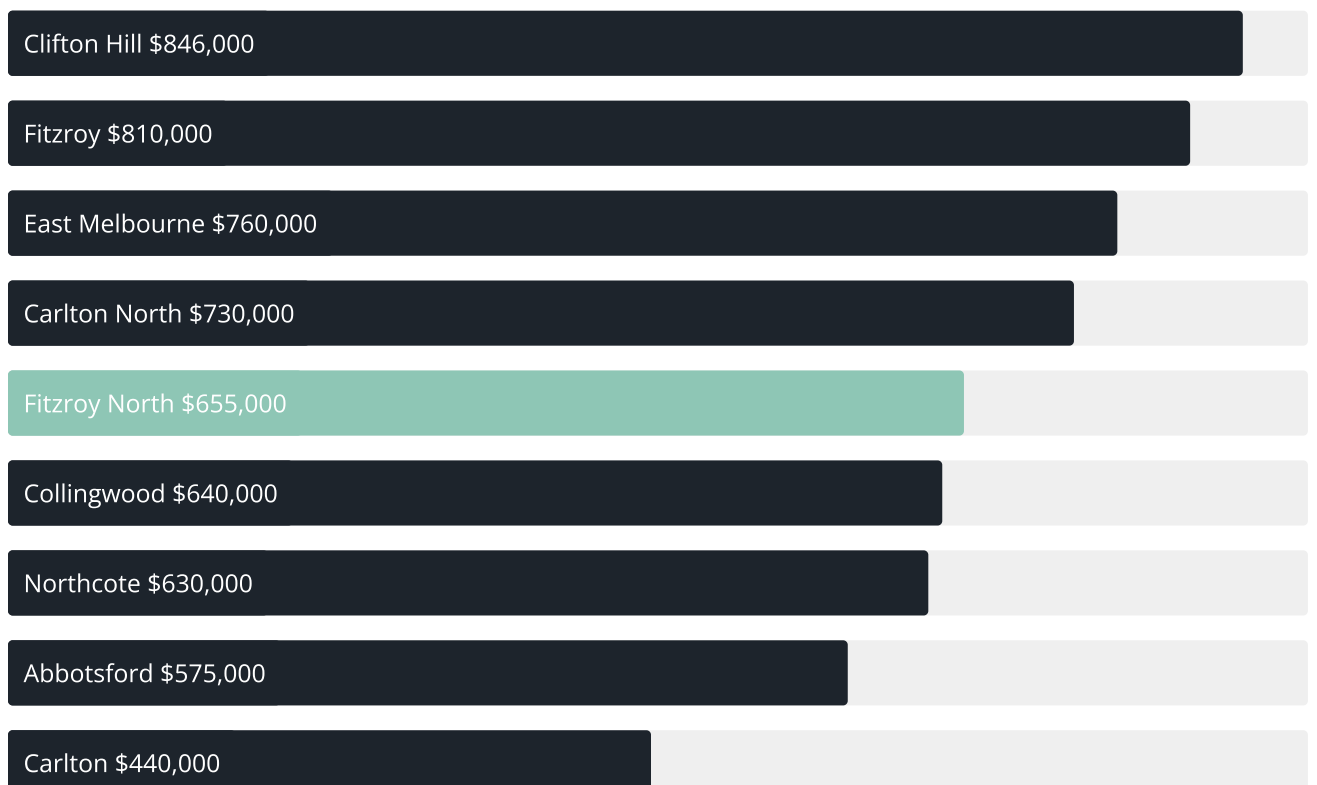
Quarterly Price Change

0.76% ↑

Quarterly Price Change*



FITZROY NORTH SUBURB REPORT

Median House Sale Price^{*}Median Unit Sale Price^{*}

FITZROY NORTH SUBURB REPORT

Sale Method*



● Auction 61%
● Private 39%

Auction Clearance Rate*

75%

Median Days on Market^

24 days

Average Hold Period*

7.9 years

Dwelling Type^



● Houses 14% ● Units 86%

Ownership^



● Owned Outright 29% ● Mortgaged 25% ● Rented 46%

Population^

12,781

Median Asking Rent per week*

\$850

Population Growth^

3.58%

Rental Yield*

2.36%

Median Age^

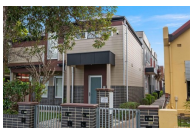
36 years

Median Household Size^

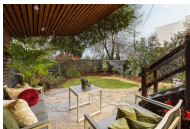
2.2 people

FITZROY NORTH 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
 7 Alister St Fitzroy North	4	House	\$3,140,000	25 Oct 2025
 56 Park St Fitzroy North	3	House	\$2,270,000	25 Oct 2025
 1/322 St Georges Rd Fitzroy North	2	Townhouse	\$925,000	21 Oct 2025
 511/4 Bik La Fitzroy North	2	Apartment	\$800,000	18 Oct 2025
 37 York St Fitzroy North	2	House	\$1,501,000	18 Oct 2025
 6 Batman St Fitzroy North	2	House	\$1,235,000	18 Oct 2025
 2/157 Holden St Fitzroy North	2	Unit	\$920,000	16 Oct 2025
 8 Birkenhead St Fitzroy North	2	House	\$1,414,000	11 Oct 2025
 9/240 Holden St Fitzroy North	2	Apartment	\$896,500	11 Oct 2025
 224/4 Bik La Fitzroy North	2	Apartment	\$660,000	06 Oct 2025

FITZROY NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 36 White St FITZROY NORTH	3	House	\$2,270,000	04 Oct 2025
 6 Laura Pl Fitzroy North	2	Townhouse	\$985,000	30 Sep 2025
 11/392 St Georges Rd Fitzroy North	2	Apartment	\$787,500	26 Sep 2025
 104/4 Bik La Fitzroy North	1	Apartment	\$340,000	25 Sep 2025
 1/22 Miller St Fitzroy North	1	Apartment	\$660,000	25 Sep 2025
 65 Delbridge St Fitzroy North	3	House	\$2,321,000	24 Sep 2025
 3/578 Nicholson St Fitzroy North	1	Apartment	\$582,500	24 Sep 2025
 2/140 Queens Pde Fitzroy North	2	Apartment	\$550,000	23 Sep 2025
 22 Woodside St Fitzroy North	2	House	\$1,605,000	20 Sep 2025
 6/199 Barkly St Fitzroy North	1	Apartment	\$400,000	18 Sep 2025

FITZROY NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 7/241 Barkly St Fitzroy North	1	Apartment	\$450,000	17 Sep 2025
 3/258 Rae St Fitzroy North	3	Strata Unit/Flat	\$860,000	16 Sep 2025
 12 Newry St Fitzroy North	2	House	\$1,495,000	13 Sep 2025
 5 Jamieson St Fitzroy North	2	House	\$1,490,000	13 Sep 2025
 364 Rae St Fitzroy North	4	House	\$1,790,000	13 Sep 2025
 4/301 St Georges Rd Fitzroy North	2	Apartment	\$900,000	11 Sep 2025
 174 Scotchmer St Fitzroy North	3	House	\$1,620,000	11 Sep 2025
 76 Michael St Fitzroy North	3	House	\$1,650,000	06 Sep 2025
 458 Nicholson St Fitzroy North	3	House	\$1,550,000	05 Sep 2025
 10/496 Brunswick St Fitzroy North	2	Subdivided Unit/Villa/Townhouse	\$645,000	04 Sep 2025



Fitzroy Office
189 Johnston Street, Fitzroy
03 8415 6100

jellisraig.com.au

Data is current as of PDF generation date 01/11/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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