

## *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$1.20m**

Quarterly Price Change

**-7.69% ↓**

## Median Unit Price\*

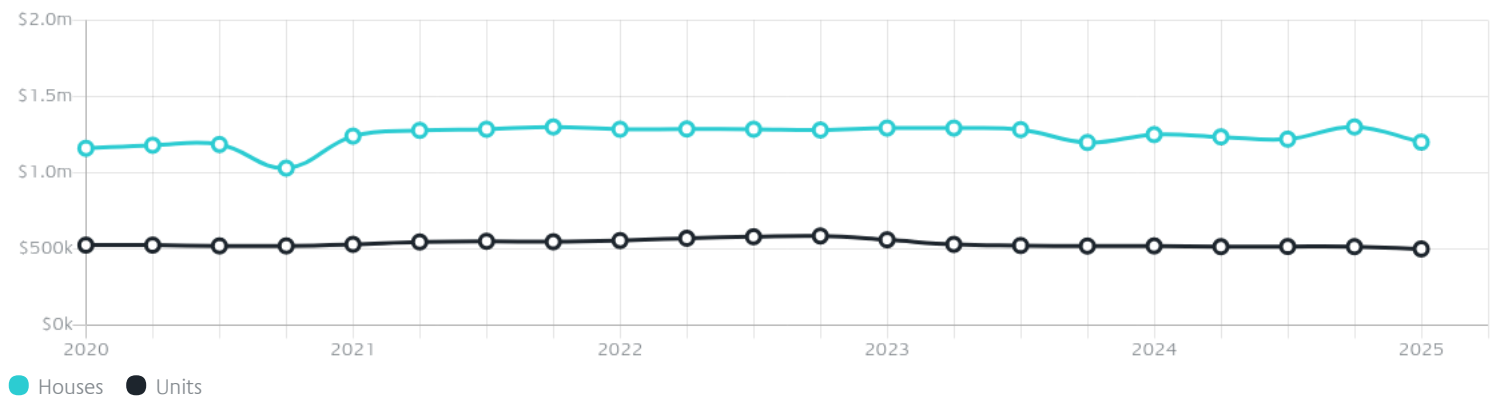
Median

**\$500k**

Quarterly Price Change

**-2.91% ↓**

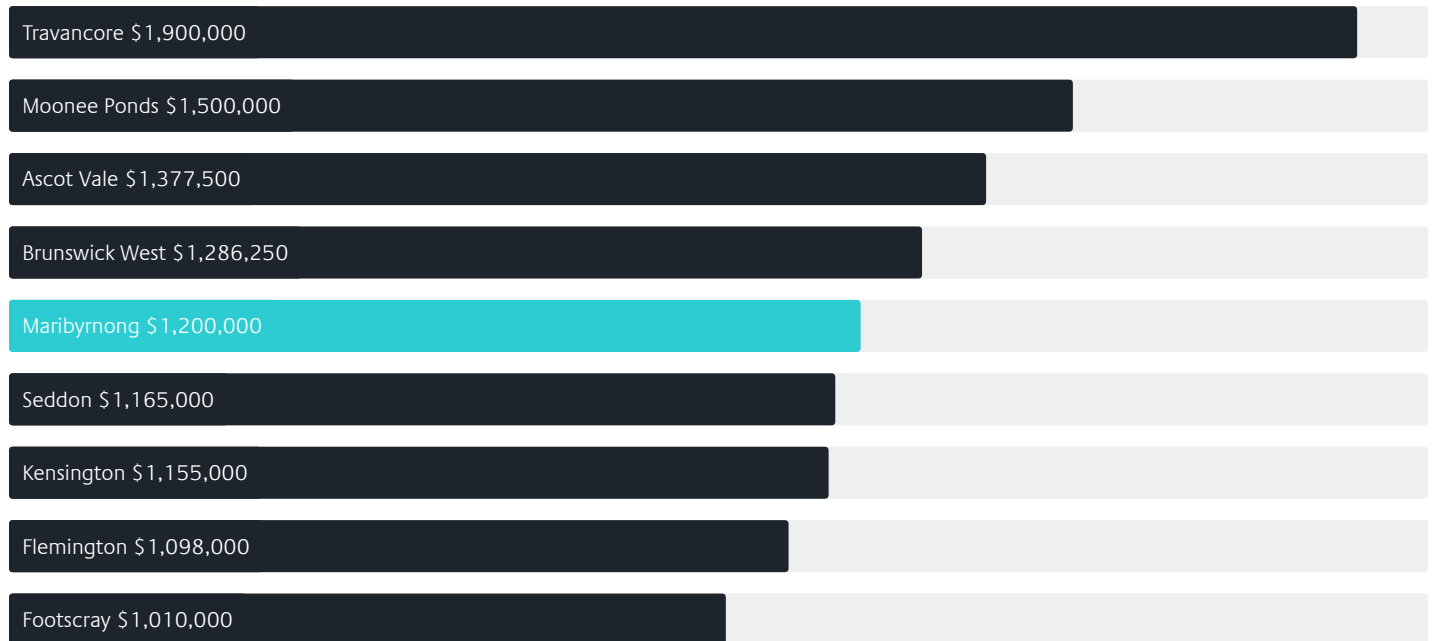
## Quarterly Price Change\*



# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

Sale Method<sup>\*</sup>



● Auction 24%  
● Private 76%

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

80%

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

33 days

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

6.8 years

## Insights

Dwelling Type<sup>^</sup>



● Houses 34% ● Units 66%

Ownership<sup>^</sup>



● Owned Outright 28% ● Mortgaged 37% ● Rented 35%

Population<sup>^</sup>

12,573

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

\$600

Population Growth<sup>^</sup>

2.92%

Rental Yield<sup>\*</sup>

2.56%

Median Age<sup>^</sup>













36 years

Median Household Size<sup>^</sup>










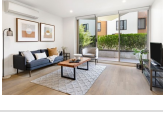
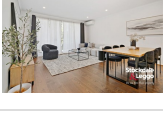

2.4 people

# Sold Properties~










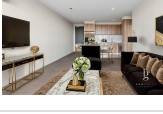
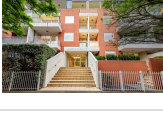

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburbinsights](https://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 2 Warrs Rd Maribyrnong	3	House	\$1,300,000	31 May 2025
 97 Village Way MARIBYRNONG	3	Townhouse	\$830,000	28 May 2025
 5/59 The Esplanade Maribyrnong	1	Apartment	\$310,000	26 May 2025
 2/38 Middle Rd Maribyrnong	2	Apartment	\$396,000	22 May 2025
 101/44 Skyline Dr Maribyrnong	1	Apartment	\$330,000	20 May 2025
 4/14 Navigator St Maribyrnong	2	Apartment	\$419,000	20 May 2025
 12 Grandview Av Maribyrnong	4	House	\$1,330,000	17 May 2025
 5/6 Newstead St Maribyrnong	2	Unit	\$372,500	16 May 2025
 106/58 La Scala Av Maribyrnong	2	Unit	\$425,000	16 May 2025
 1/11 Dale St Maribyrnong	4	House	\$1,100,000	16 May 2025
 405/45 Edgewater Blvd Maribyrnong	2	Apartment	\$520,000	14 May 2025
 311/45 Edgewater Blvd Maribyrnong	1	Apartment	\$339,000	06 May 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 1 Tamuk St Maribyrnong	5	House	\$1,325,000	03 May 2025
 103/90 La Scala Av Maribyrnong	1	Apartment	\$315,000	03 May 2025
 74 Raleigh Rd Maribyrnong	2	House	\$720,000	02 May 2025
 308/82 La Scala Av Maribyrnong	2	Strata Unit/Flat	\$545,000	02 May 2025
 11 Gatehouse Pl Maribyrnong	2	Townhouse	\$555,000	01 May 2025
 106/88 La Scala Av Maribyrnong	1	Apartment	\$340,000	24 Apr 2025
 303/80 La Scala Av Maribyrnong	2	Apartment	\$534,000	24 Apr 2025
 33/4 Wests Rd Maribyrnong	2	Apartment	\$400,000	21 Apr 2025
 2/14 Navigator St Maribyrnong	2	Apartment	\$390,000	18 Apr 2025
 209B/2 Wests Rd Maribyrnong	1	Apartment	\$340,000	17 Apr 2025
 2/4 Wests Rd Maribyrnong	3	Townhouse	\$675,000	17 Apr 2025
 108/32 La Scala Av Maribyrnong	2	Unit	\$420,000	15 Apr 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 1 / 42 Wests Rd Maribyrnong	3	Unit	\$575,000	15 Apr 2025
 404 / 4 La Scala Av Maribyrnong	3	Apartment	\$585,000	14 Apr 2025
 401 / 68 Wests Rd Maribyrnong	2	Apartment	\$416,000	14 Apr 2025
 86 Kynoch La Maribyrnong	2	Townhouse	\$599,000	12 Apr 2025
 405 / 11 Horizon Dr Maribyrnong	2	Strata Unit / Flat	\$585,000	09 Apr 2025
 504 / 88 La Scala Av Maribyrnong	2	Unit	\$755,000	07 Apr 2025
 1 / 33 Hillside Cr Maribyrnong	3	Townhouse	\$860,000	06 Apr 2025
 12 / 55 Cumberland Dr Maribyrnong	2	Apartment	\$582,500	05 Apr 2025
 41 Cornwall Pl MARIBYRNONG	2	Townhouse (Conjoined)	\$950,000	05 Apr 2025
 212 / 2 La Scala Av Maribyrnong	2	Apartment	\$410,000	04 Apr 2025
 213 / 77 Village Way Maribyrnong	2	Apartment	\$385,000	04 Apr 2025
 103 / 60 La Scala Av Maribyrnong	2	Apartment	\$400,000	04 Apr 2025



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

Data is current as of PDF generation date 01/06/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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