

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

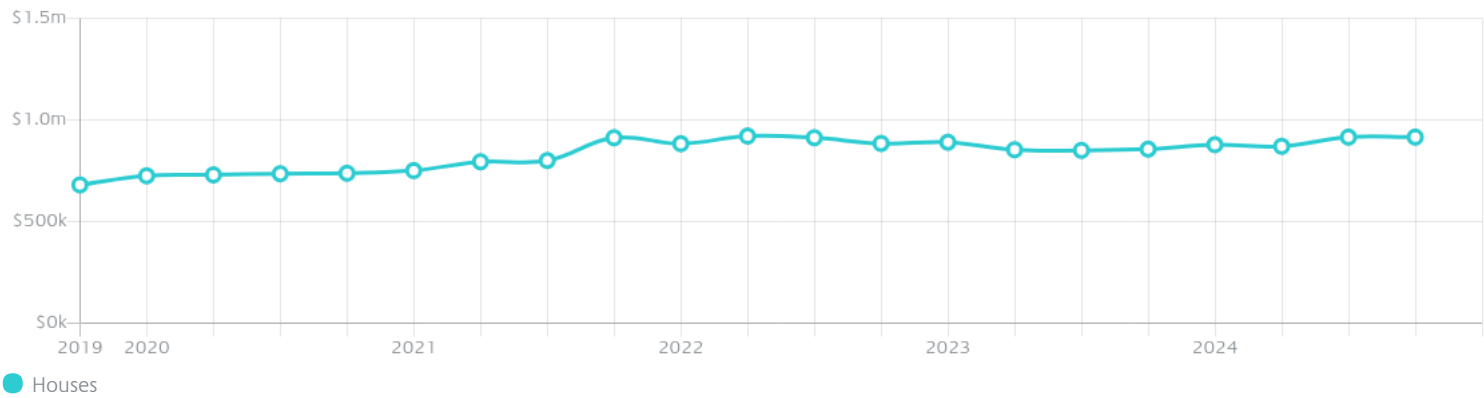
Median

\$915k

Quarterly Price Change

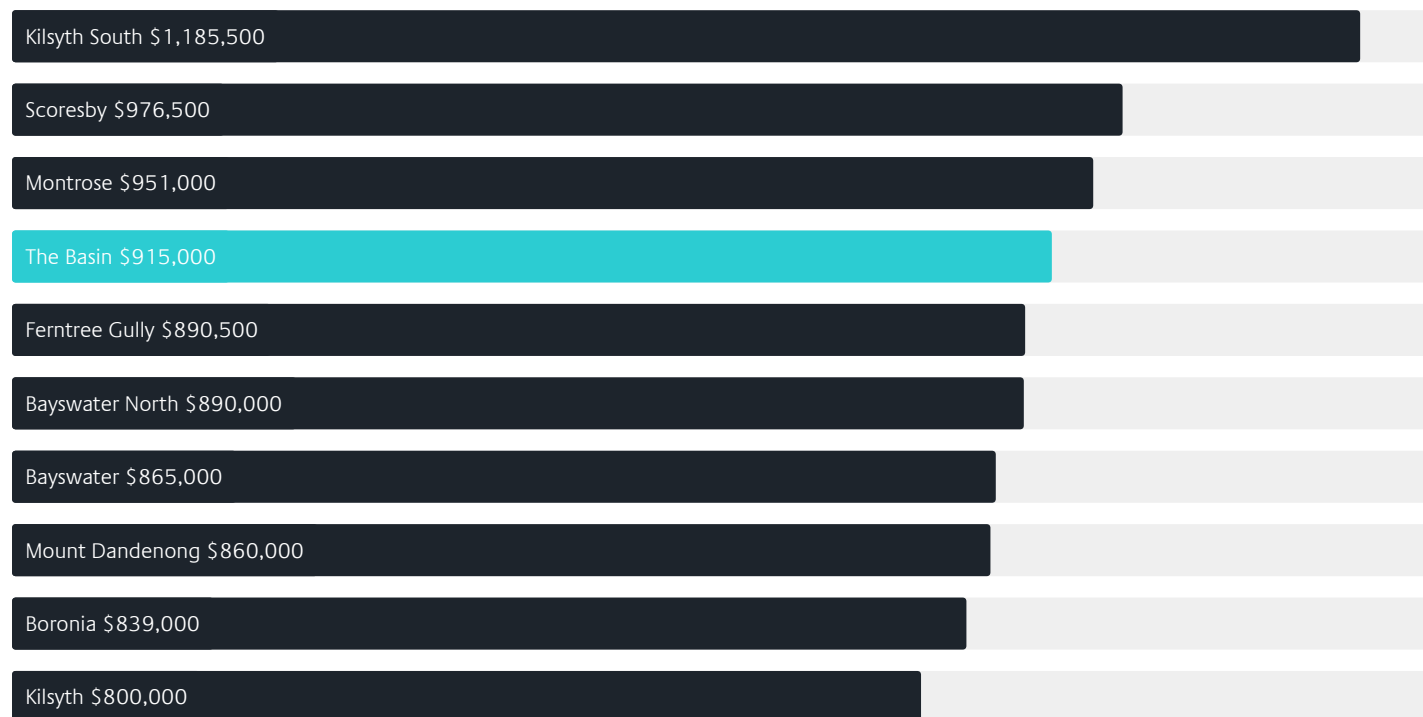
0.00% ↓

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 42%
● Private 58%

Auction Clearance Rate*

100%

Median Days on Market^

23 days

Average Hold Period*

6.6 years

Insights

Dwelling Type^



● Houses 95% ● Units 5%

Ownership^



● Owned Outright 38% ● Mortgaged 55% ● Rented 7%

Population^

4,497

Median Asking Rent per week*

\$570

Population Growth^

1.83%

Rental Yield*

3.13%

Median Age^








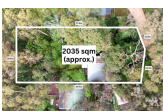




40 years

Median Household Size^













2.7 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
 1/1250 Mountain Hwy The Basin	3	House	\$716,000	21 Dec 2024
 53 Bayview Cr The Basin	4	House	\$915,000	07 Dec 2024
 8 Rome Beauty Av The Basin	3	House	\$812,000	07 Dec 2024
 6 Cleve Av The Basin	3	House	\$805,000	21 Nov 2024
 23 Stuart St The Basin	4	House	\$1,065,000	21 Nov 2024
 17/49 Democrat Dr The Basin	3	Unit	\$772,000	16 Nov 2024
 8 Doongalla Rd THE BASIN	5	House	\$1,320,000	30 Oct 2024
 51-53 Government Rd The Basin	3	House	\$562,000	24 Oct 2024
 1/48 Arcadia Av The Basin	2	Flat/Unit/Apartment	\$619,000	22 Oct 2024
 47 Democrat Dr The Basin	3	House	\$850,000	21 Oct 2024
 3 Verbena Av The Basin	3	House	\$942,000	19 Oct 2024
 45 Government Rd The Basin	4	House	\$850,000	14 Oct 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 20b Augusta Rd The Basin	4	House	\$1,190,000	10 Oct 2024
 20 Augusta Rd THE BASIN	4	House	\$1,190,000	10 Oct 2024
 50 Arcadia Av The Basin	3	House	\$983,000	02 Oct 2024
 11 Government Rd The Basin	3	House	\$635,000	25 Sep 2024
 1206 Mountain Hwy The Basin	4	House	\$899,000	23 Sep 2024
 1 Camelia Cr The Basin	4	House	\$788,800	21 Sep 2024
 1208 Mountain Hwy The Basin	3	House	\$995,000	20 Sep 2024
 46 Arcadia Av The Basin	3	House	\$835,000	15 Sep 2024
 13 Lorna Ct The Basin	3	Land	\$650,000	14 Sep 2024
 46 Democrat Dr The Basin	3	House	\$1,020,000	31 Aug 2024
 8 View Rd The Basin	4	House	\$1,072,000	24 Aug 2024
 28 Academy Dr The Basin	5	House	\$1,195,000	24 Aug 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 36 Inverness Av The Basin	3	House	\$800,000	23 Aug 2024
 6 Claremont Av The Basin	4	House	\$871,000	22 Aug 2024
 43 Liverpool Rd The Basin	3	House	\$833,000	16 Aug 2024
 4 Festival Pl The Basin	3	House	\$950,000	01 Aug 2024
 75 Claremont Av The Basin	5	House	\$1,170,000	31 Jul 2024
 39 Waratah Av The Basin	3	House	\$845,000	31 Jul 2024
 31 Conyers St The Basin	2	House	\$610,000	15 Jul 2024
 26 Verbena Av The Basin	5	House	\$950,000	15 Jul 2024
 56 Arcadia Av The Basin	3	House	\$815,000	02 Jul 2024
 16 Toorak Av The Basin	2	House	\$673,500	01 Jul 2024
 24 Old Forest Rd The Basin	3	House	\$660,000	29 Jun 2024
 24 Claremont Av The Basin	3	House	\$762,000	11 Jun 2024



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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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