

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.46m

Quarterly Price Change

1.03% ↑

Median Unit Price*

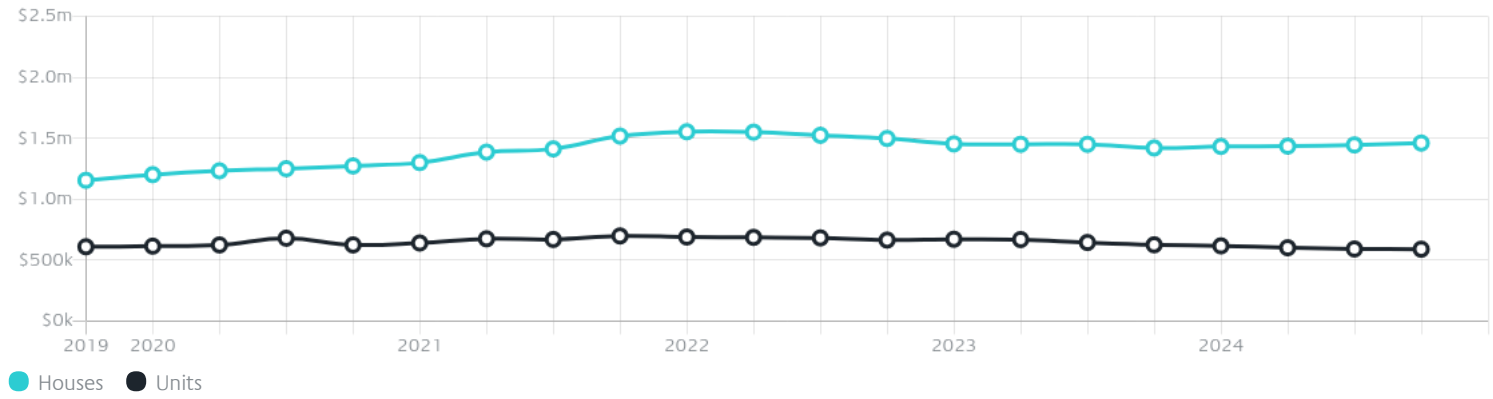
Median

\$590k

Quarterly Price Change

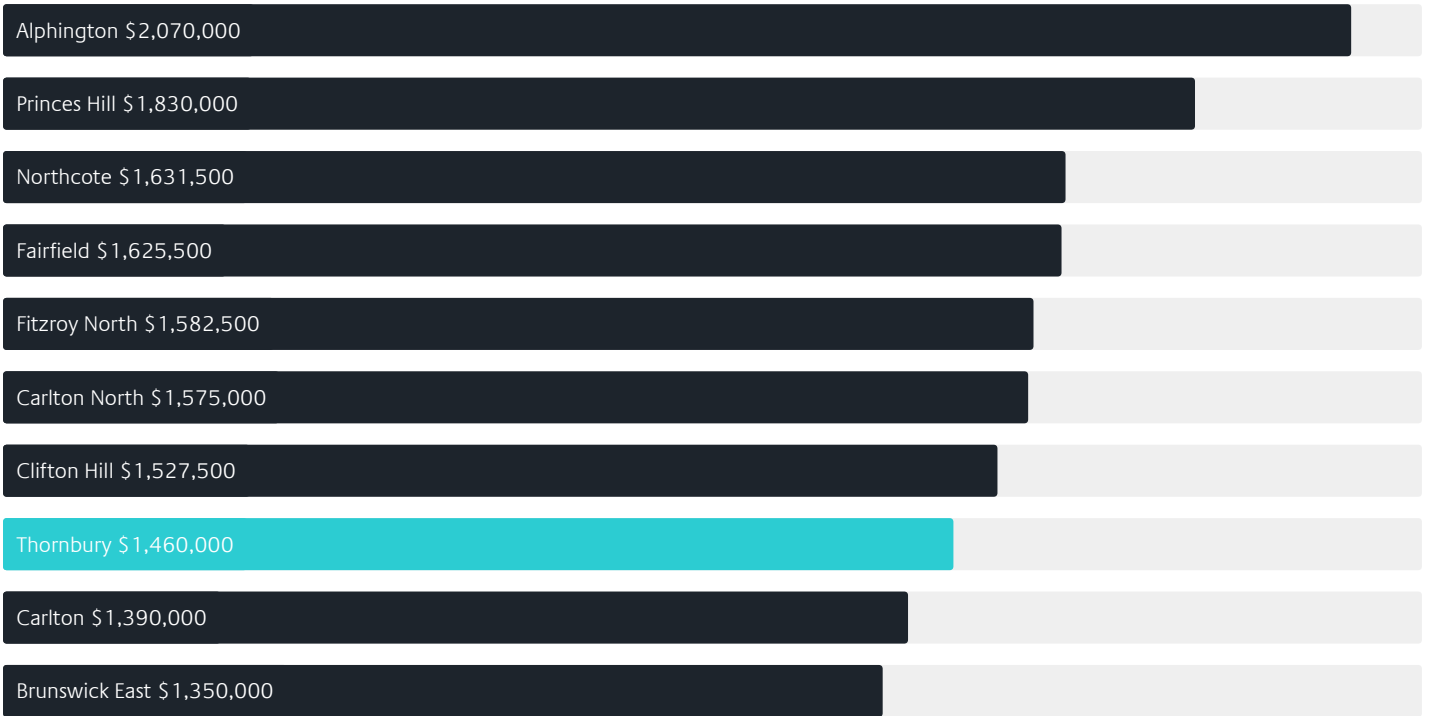
-0.33% ↓

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 61%
● Private 39%

Auction Clearance Rate^{*}

79.25%

Median Days on Market[^]

24 days

Average Hold Period^{*}

6.5 years

Insights

Dwelling Type[^]



● Houses 51% ● Units 49%

Ownership[^]



● Owned Outright 29% ● Mortgaged 31% ● Rented 39%

Population[^]

19,005

Median Asking Rent per week^{*}

\$763

Population Growth[^]

2.35%

Rental Yield^{*}

2.71%

Median Age[^]













37 years

Median Household Size[^]









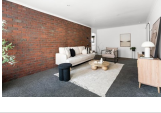



2.3 people

Sold Properties~











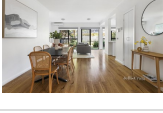

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 76 Hutton St THORNBURY	4	House	\$1,585,000	22 Dec 2024
 15/37 Woolton Av Thornbury	2	Apartment	\$574,000	18 Dec 2024
 9/73 Darebin Rd Thornbury	2	Villa	\$615,000	16 Dec 2024
 1/66 Dundas St Thornbury	2	Unit	\$560,000	16 Dec 2024
 6/24 Dundas St THORNBURY	3	Townhouse	\$910,000	14 Dec 2024
 1/49 Martin St Thornbury	4	House	\$1,600,000	12 Dec 2024
 167 Raleigh St Thornbury	3	House	\$1,550,000	12 Dec 2024
 11/53 St David St Thornbury	2	Unit	\$648,000	11 Dec 2024
 5/2 Dundas St Thornbury	2	Apartment	\$490,000	07 Dec 2024
 38 Swift St Thornbury	3	House (Previously Occupied - Detached)	\$1,900,000	06 Dec 2024
 19 Flinders St THORNBURY	3	House	\$1,996,000	04 Dec 2024
 4/31 Clapham St Thornbury	2	Unit	\$525,000	03 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 63 Speight St Thornbury	5	House	\$3,050,000	03 Dec 2024
 52 Mansfield St Thornbury	2	House	\$955,000	30 Nov 2024
 1/35 Rossmoyne St Thornbury	2	Villa	\$891,000	30 Nov 2024
 98 Shaftesbury Pde Thornbury	3	House	\$1,592,500	30 Nov 2024
 123 Rennie St Thornbury	3	House	\$1,301,000	27 Nov 2024
 2/14 Mansfield St Thornbury	2	Strata Flat - Single OYO Flat	\$645,000	26 Nov 2024
 11/14 Ballantyne St Thornbury	1	Unit	\$365,000	22 Nov 2024
 10/2 Dundas St Thornbury	2	Apartment	\$527,000	22 Nov 2024
 2/2 Smith St Thornbury	2	Villa	\$700,000	20 Nov 2024
 22/337 Station St Thornbury	1	Apartment	\$470,000	20 Nov 2024
 3/66 Collins St Thornbury	2	Unit	\$800,000	18 Nov 2024
 25 Bradley Av Thornbury	3	House	\$1,180,000	16 Nov 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 11/17 Kemp St Thornbury	1	Apartment	\$406,000	15 Nov 2024
 52 Fyffe St Thornbury	3	House	\$1,290,000	14 Nov 2024
 322 Gillies St Thornbury	5	House	\$2,400,000	12 Nov 2024
 25 Hobson St Thornbury	2	House	\$1,020,000	09 Nov 2024
 173 Collins St Thornbury	3	House	\$1,208,000	09 Nov 2024
 6/9 Kemp St Thornbury	1	Apartment	\$370,000	07 Nov 2024
 85/337 Station St THORBURY	2	Apartment	\$600,000	07 Nov 2024
 311 Victoria Rd Thornbury	3	House (Previously Occupied - Detached)	\$1,230,000	07 Nov 2024
 155a Gooch St Thornbury	4	House	\$1,950,000	06 Nov 2024
 39 Newman St Thornbury	2	House	\$1,160,000	06 Nov 2024
 5/337 Station St Thornbury	2	Unit	\$680,000	05 Nov 2024
 75 Ballantyne St Thornbury	4	House	\$1,353,000	02 Nov 2024

Jellis Craig

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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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