

JellisCraig

THORNBURY

Suburb Report

Know your neighbourhood.



THORNBURY SUBURB REPORT

Median House Price*

Median

\$1.48m

Quarterly Price Change

1.54% ↑

Median Unit Price*

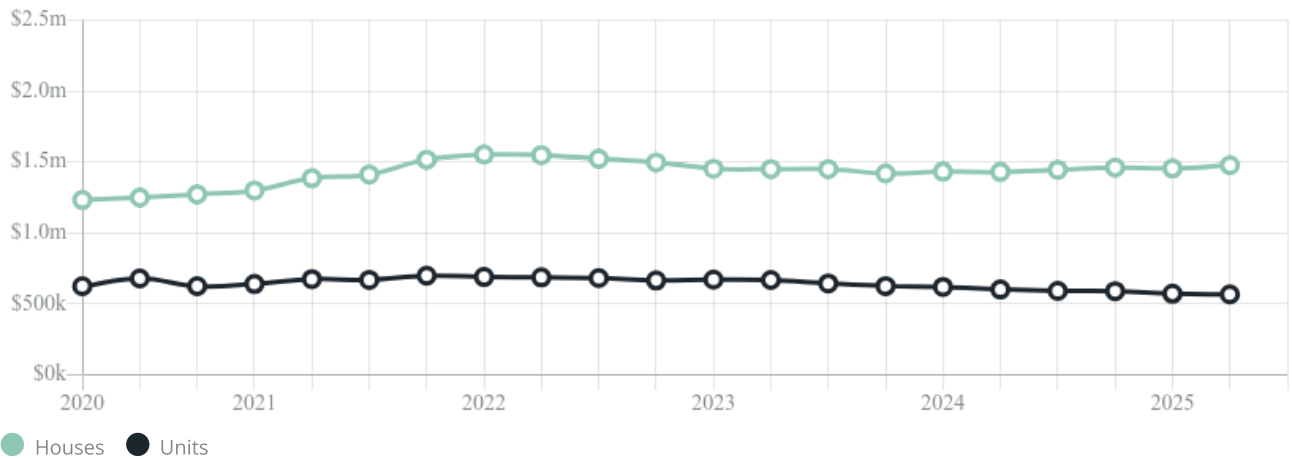
Median

\$567k

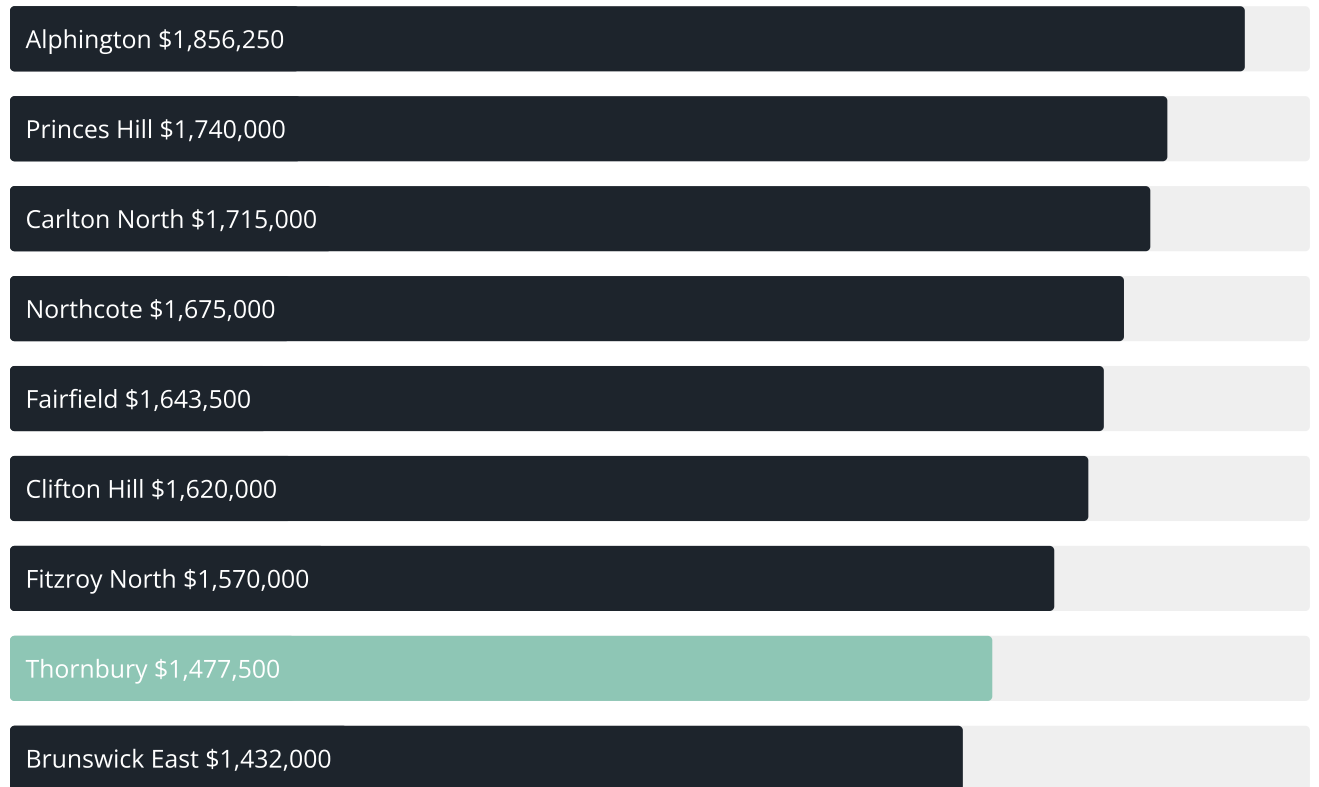
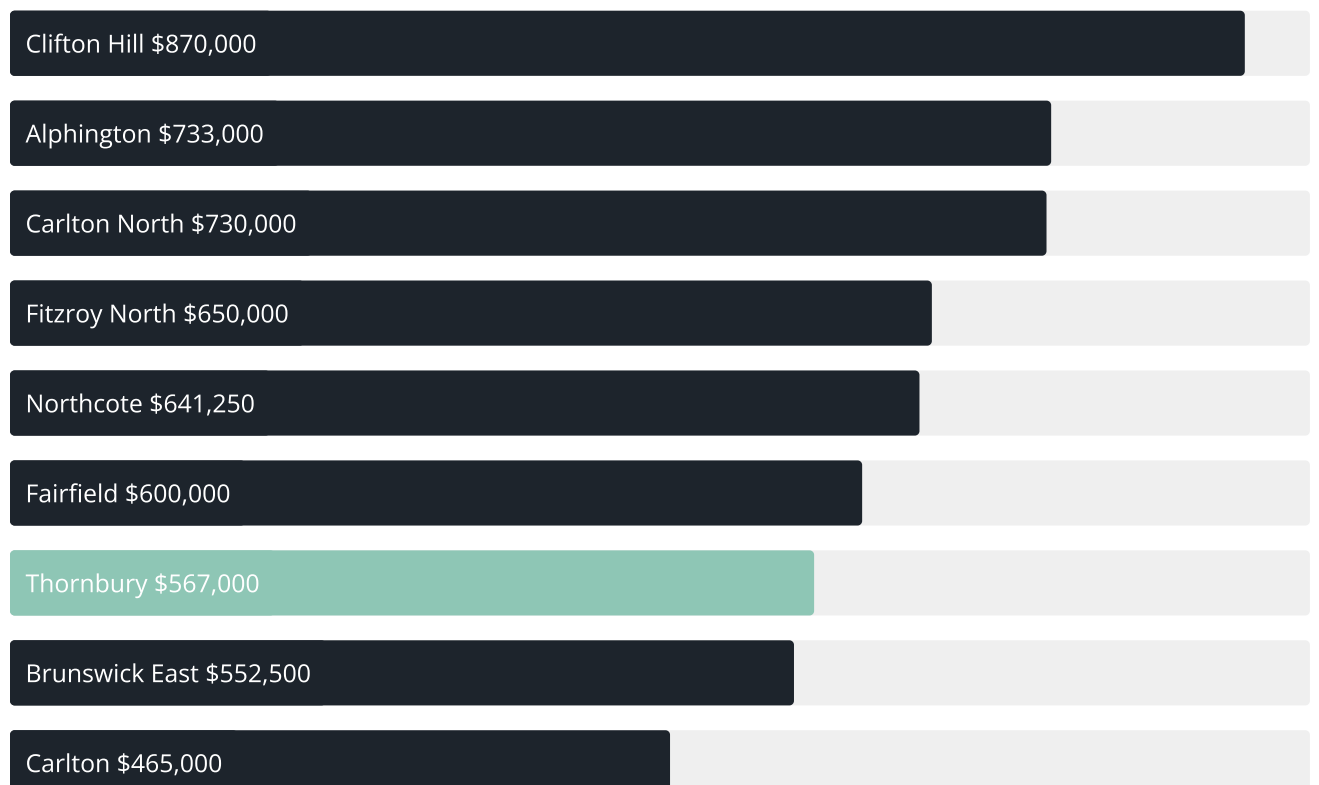
Quarterly Price Change

-0.87% ↓

Quarterly Price Change*



THORNBURY SUBURB REPORT

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

THORNBURY SUBURB REPORT

Sale Method*



● Auction 51%
● Private 49%

Auction Clearance Rate*

81.25%

Median Days on Market^

25 days

Average Hold Period*

6.5 years

Dwelling Type^



● Houses 51% ● Units 49%

Ownership^



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

Population^

19,005

Median Asking Rent per week*

\$750

Population Growth^

2.35%

Rental Yield*

2.71%

Median Age^










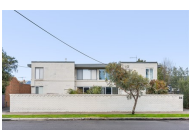
37 years

Median Household Size^






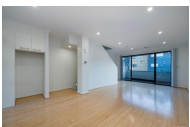




2.3 people

THORNBURY SUBURB REPORT








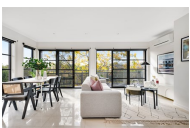


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 191B Miller St Thornbury	3	Townhouse	\$1,815,000	30 Aug 2025
 55 Mansfield St Thornbury	2	House	\$1,410,000	30 Aug 2025
 204/2a Flinders St Thornbury	1	Apartment	\$647,000	27 Aug 2025
 10 Fyffe St Thornbury	2	House	\$1,050,000	26 Aug 2025
 2/80 Woolton Av Thornbury	3	Townhouse	\$1,365,000	23 Aug 2025
 2 Kelvin Gr Thornbury	3	House	\$2,010,000	23 Aug 2025
 37 Harold St Thornbury	4	House	\$1,665,000	23 Aug 2025
 308 Victoria Rd Thornbury	2	House	\$1,300,000	23 Aug 2025
 125 Clarendon St Thornbury	3	House	\$1,605,000	21 Aug 2025
 10/86 Collins St Thornbury	1	Apartment	\$435,000	18 Aug 2025

THORNBURY SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1/79 Fyffe St Thornbury	2	Villa	\$1,040,000	16 Aug 2025
 2/59 Keon St Thornbury	1	Unit	\$582,000	15 Aug 2025
 202/2a Flinders St Thornbury	1	Apartment	\$626,000	15 Aug 2025
 3/21-23 Martin St Thornbury	2	Unit	\$590,000	13 Aug 2025
 4/14 Pender St Thornbury	3	Townhouse	\$1,240,000	12 Aug 2025
 4 Aviary Gr Thornbury	2	Townhouse	\$612,000	08 Aug 2025
 314b Rossmoyne St Thornbury	4	House	\$1,775,000	08 Aug 2025
 124 Smith St THORNBURY	2	House	\$1,054,000	04 Aug 2025
 4/13 Harold St Thornbury	1	Apartment	\$372,000	04 Aug 2025
 25 Wales St Thornbury	3	House	\$1,850,000	04 Aug 2025

THORNBURY SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 206 Clarendon St Thornbury	3	House	\$1,100,000	04 Aug 2025
 10 Hobson St Thornbury	3	House	\$1,520,000	02 Aug 2025
 74 Fyffe St THORNBURY	3	House	\$1,200,000	01 Aug 2025
 1/99 Ballantyne St Thornbury	1	Apartment	\$418,500	30 Jul 2025
 13/115 Shaftesbury Pde Thornbury	1	Apartment	\$330,000	30 Jul 2025
 4/99 Ballantyne St Thornbury	1	Apartment	\$415,000	28 Jul 2025
 127 Mansfield St Thornbury	2	House	\$1,240,000	25 Jul 2025
 14/42-44 Clarendon St Thornbury	3	Apartment	\$950,000	23 Jul 2025
 13 Alexandra St Thornbury	3	House	\$1,711,000	23 Jul 2025
 156a Mansfield St Thornbury	3	House	\$1,461,000	19 Jul 2025



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Data is current as of PDF generation date 01/09/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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