



Batesford

Suburb Report



Your connection to property insights



JellisCraig

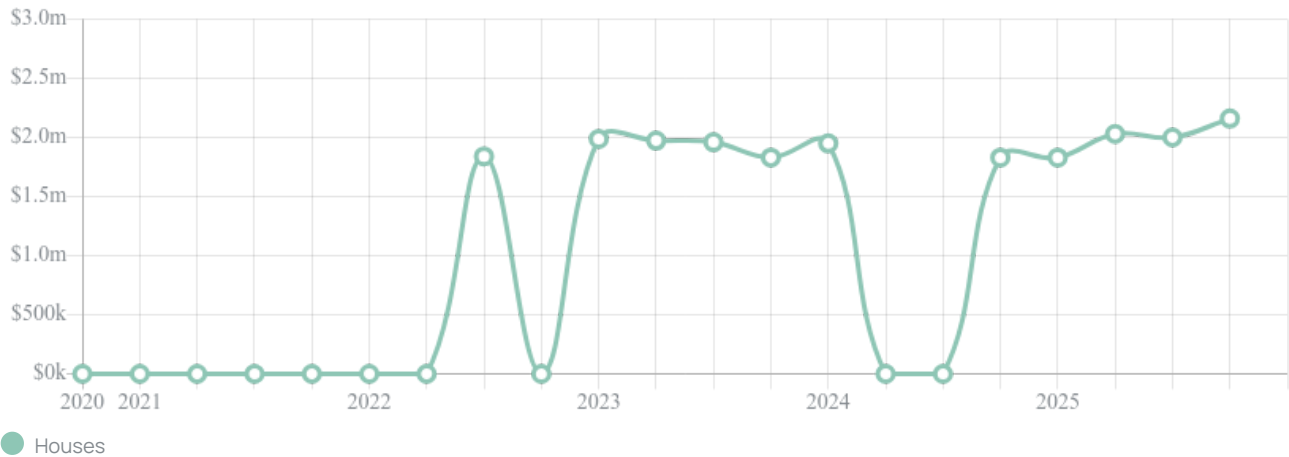
BATESFORD SUBURB REPORT

Median house price¹

Median
\$2.16m

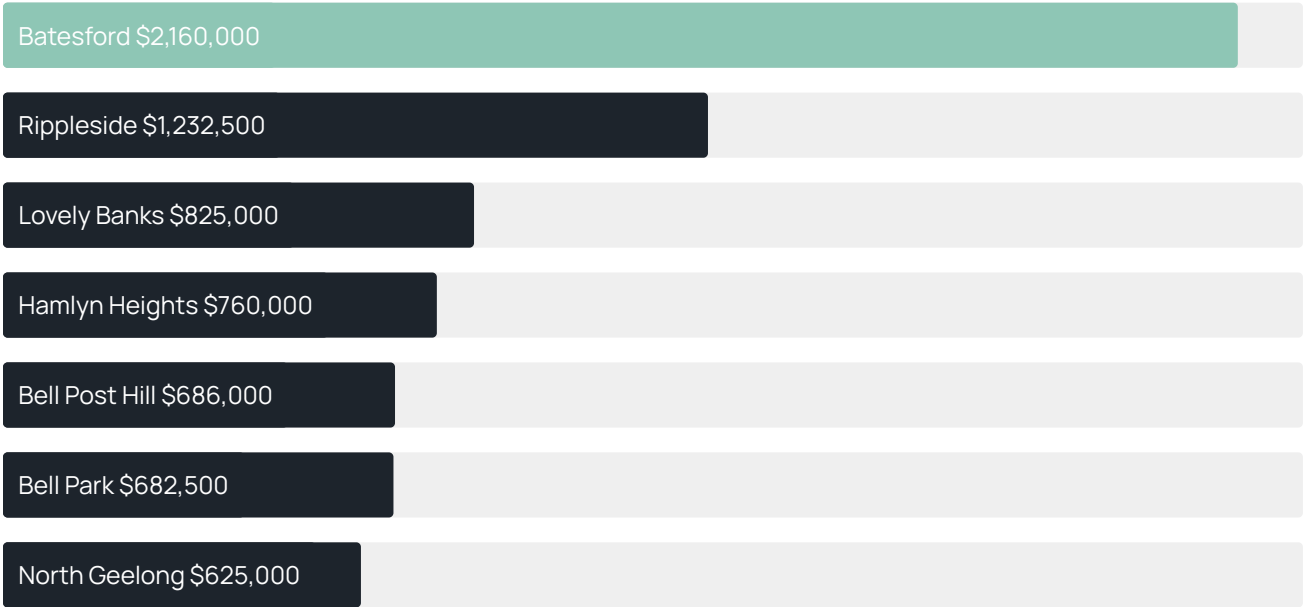
Quarterly price change
8.00% ↑

Quarterly price change¹



BATESFORD SUBURB REPORT

Median house price¹



Median unit price¹



Sale method²

● Private 100%

Average hold period¹

2.0 years

Dwelling type⁵

● Houses 99% ● Units 1%

Ownership⁵

● Owned outright 41% ● Mortgaged 57% ● Rented 2%

Population⁵

1,141

Median asking rent¹

\$600 per week

Median age⁵

39 years

Rental yield¹

3.86%










Median household size⁵

3.3 people

BATESFORD SUBURB REPORT

Recent Batesford sales

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/suburb-reports

Address	Bedrooms	Type	Price	Sold
 40 Shepherd Rd Batesford	4	House	\$2,225,000	30 Sep 2025
 10 Ross Rd Batesford	3	House	\$1,711,500	13 Sep 2025
 35 Millpond La Batesford	0	Land	\$850,000	13 Aug 2025
 37 Vigneron Av Batesford	5	House	\$2,100,000	04 Jun 2025
 8 Dinnys La Batesford	5	House	\$2,390,000	28 May 2025
 86 Dog Rocks Rd Batesford	4	House	\$2,200,000	25 May 2025
 20 Fleurs La Batesford	6	House	\$1,690,000	06 Mar 2025
 94 Shepherd Rd Batesford	4	House	\$2,200,000	05 Mar 2025
 40 Lynnburn Rd Batesford	4	House	\$2,280,000	27 Feb 2025



Jellis Craig Geelong
205 Pakington Street, Geelong West
(03) 5222 7772

Jellis Craig acknowledges and pays our respects to the Bunurong People, the Wadawurrung People, the Dja Dja Wurrung People and the Wurundjeri People as the Traditional Owners and original custodians of the lands on which Jellis Craig operates.

Data is current as of PDF generation date 13/02/2026

- 1 Property Data Online, updated quarterly for the past 12 months
- 2 Property Data Online, updated daily for the past 12 months
- 3 Property Data Online, updated daily for the past quarter
- 4 Jellis Craig's average inspection attendance per listing (houses) over the last 12 months, updated daily
- 5 2021 Australian Census
- 6 Property Data Online, updated daily

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