

# JellisCraig

BELL POST HILL

## Suburb Report

Know your neighbourhood.



BELL POST HILL SUBURB REPORT

Median House Price\*

Median

\$686k

Quarterly Price Change

6.35% ↑

Median Unit Price\*

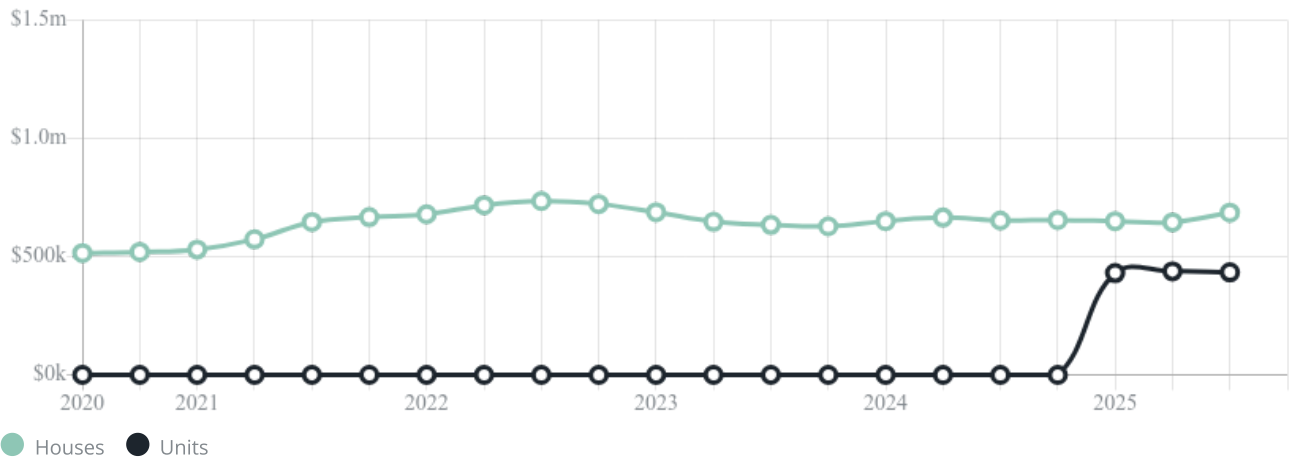
Median

\$434k

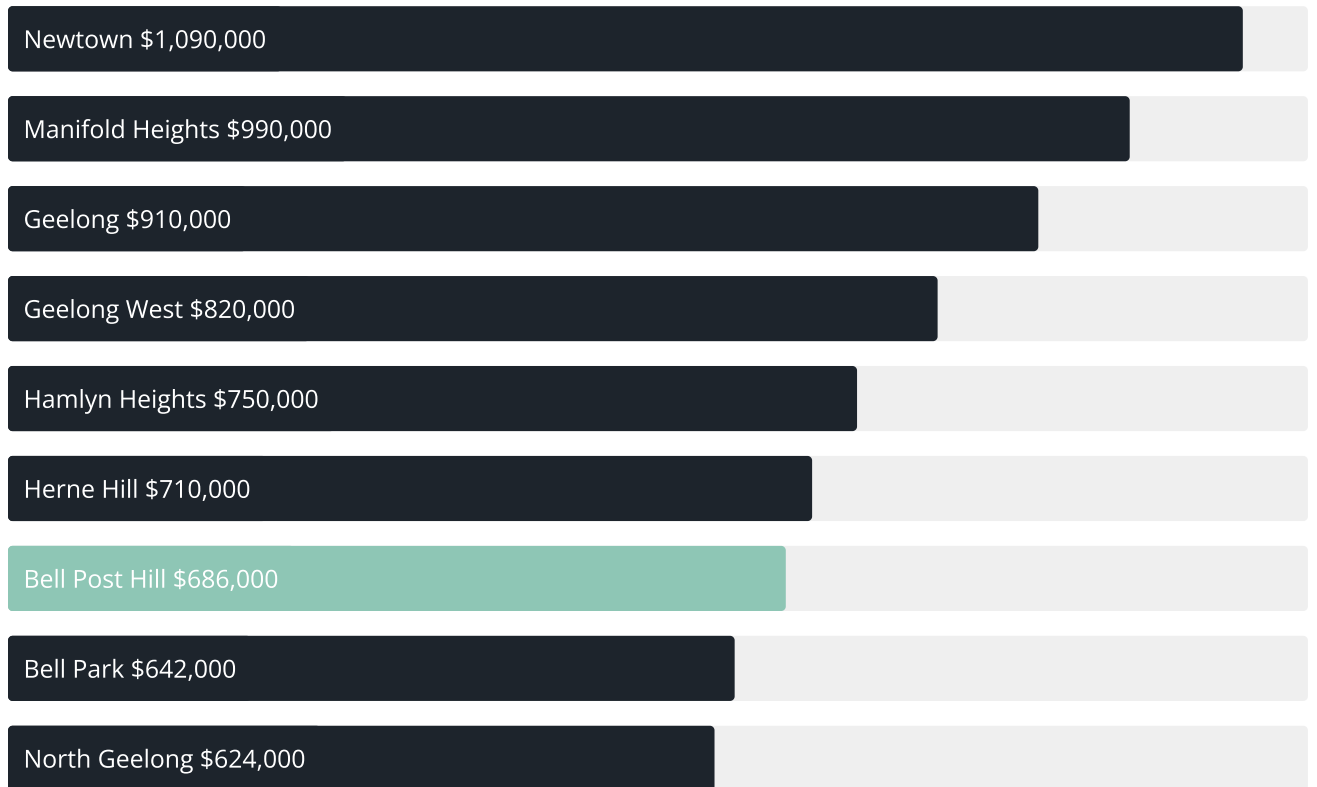
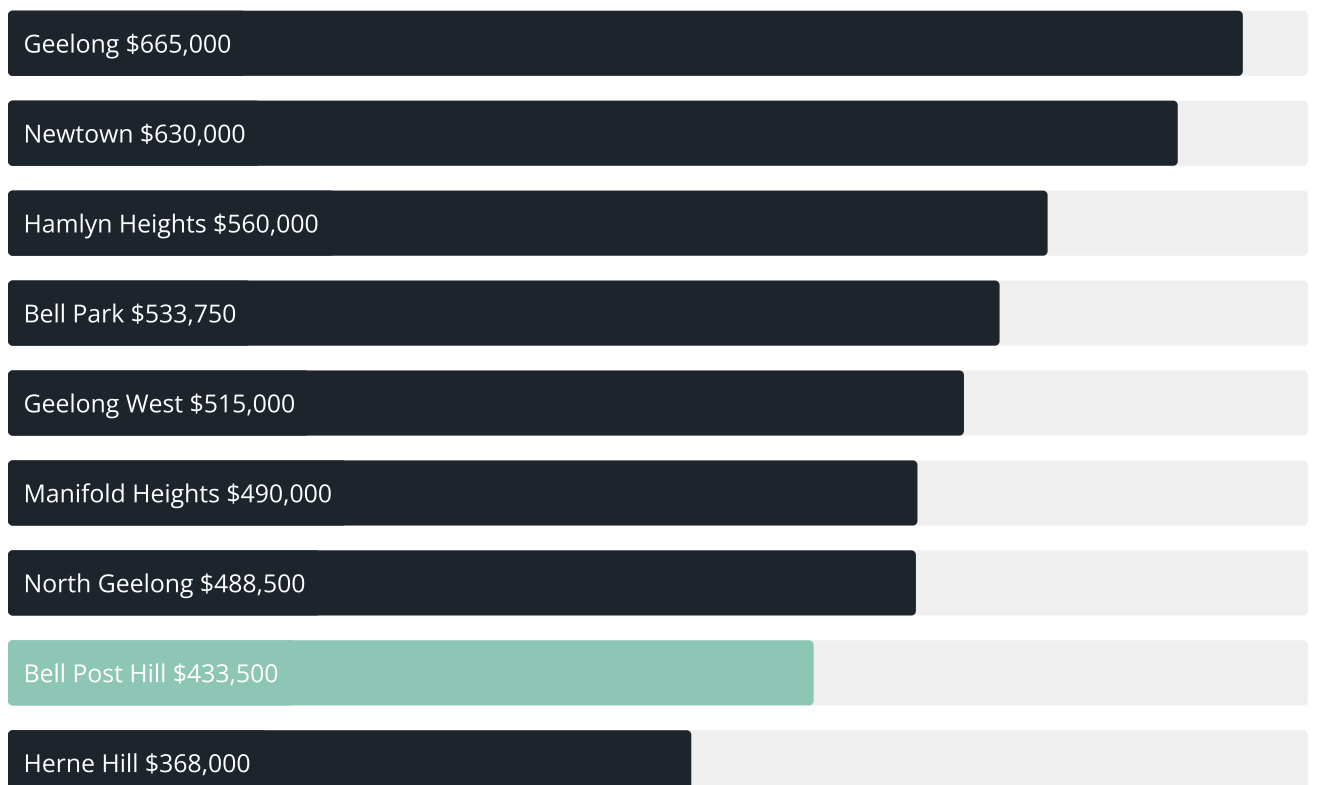
Quarterly Price Change

-1.02% ↓

Quarterly Price Change\*



## BELL POST HILL SUBURB REPORT

Median House Sale Price<sup>\*</sup>Median Unit Sale Price<sup>\*</sup>

## BELL POST HILL SUBURB REPORT

Sale Method<sup>\*</sup>

● Auction 6%

● Private 94%

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

100%

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

22 days

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

6.6 years

Dwelling Type<sup>^</sup>

● Houses 92%

● Units 8%

Ownership<sup>^</sup>

● Owned Outright 46%

● Mortgaged 32%

● Rented 21%

Population<sup>^</sup>

5,083

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

\$500

Median Age<sup>^</sup>

42 years

Rental Yield<sup>\*</sup>











3.84%

Median Household Size<sup>^</sup>











2.4 people

## BELL POST HILL 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](http://jellisicraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 2/239 Anakie Rd Bell Post Hill	2	Unit	\$450,000	06 Nov 2025
 11 Fordview Cr Bell Post Hill	4	House	\$770,000	05 Nov 2025
 199 Anakie Rd Bell Post Hill	2	House	\$560,000	04 Nov 2025
 92 Wolseley Gr Bell Post Hill	3	House	\$737,500	29 Oct 2025
 55 Ruhamah Av Bell Post Hill	3	House	\$767,500	28 Oct 2025
 35 Ernest St Bell Post Hill	4	House	\$830,000	24 Oct 2025
 16 Quinn St Bell Post Hill	4	House	\$840,995	22 Oct 2025
 139 Anakie Rd Bell Post Hill	3	House	\$620,000	24 Sep 2025
 29 Edison Rd Bell Post Hill	2	House	\$636,000	24 Sep 2025
 14 Braund Av Bell Post Hill	3	House	\$690,500	18 Sep 2025

## BELL POST HILL SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 84 Jedda St Bell Post Hill	3	House	\$725,000	12 Sep 2025
 97 Kinlock St Bell Post Hill	4	House	\$750,000	09 Sep 2025
 75 Kinlock St Bell Post Hill	3	House	\$670,000	06 Sep 2025
 6 Harris Ct Bell Post Hill	5	House	\$955,000	03 Sep 2025
 40 Avonlea Rd Bell Post Hill	4	House	\$1,421,000	01 Sep 2025
 37 Edison Rd Bell Post Hill	3	House	\$745,000	25 Aug 2025
 4 Eagleview Cr Bell Post Hill	3	House	\$980,000	19 Aug 2025
 5/70-72 Braund Av Bell Post Hill	1	Unit	\$391,000	17 Aug 2025
 40 Wolseley Gr Bell Post Hill	3	House	\$970,000	16 Aug 2025
 57 Newton Av Bell Post Hill	4	House	\$720,000	15 Aug 2025

## BELL POST HILL SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 72 Kansas Av Bell Post Hill	4	House	\$710,000	11 Aug 2025
 37 Wolseley Gr Bell Post Hill	3	House	\$675,000	08 Aug 2025
 2 Kansas Av Bell Post Hill	0	Land	\$435,000	06 Aug 2025
 13 Aintree Rd Bell Post Hill	5	House	\$820,000	01 Aug 2025
 17 Fordview Cr Bell Post Hill	4	House	\$820,000	29 Jul 2025
 94 Corinella St Bell Post Hill	3	House	\$615,000	29 Jul 2025
 79 Rollins Rd Bell Post Hill	4	House	\$692,500	29 Jul 2025
 5 Ernest St Bell Post Hill	4	House	\$730,000	29 Jul 2025
 98 Fairy St Bell Post Hill	3	House	\$711,000	29 Jul 2025
 63 Leila Cr Bell Post Hill	3	House	\$635,000	17 Jul 2025



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Data is current as of PDF generation date 01/12/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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