



Bell Post Hill

Suburb Report



Your connection to property insights



JellisCraig

BELL POST HILL SUBURB REPORT

Median house price¹

Median

\$751k

Quarterly price change

0.07% ↑

Median unit price¹

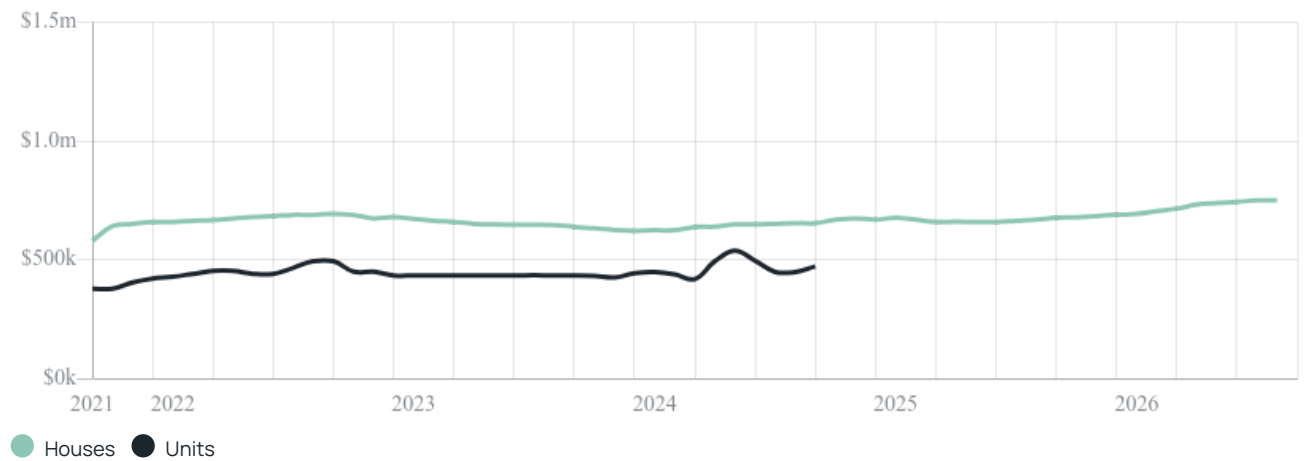
Median

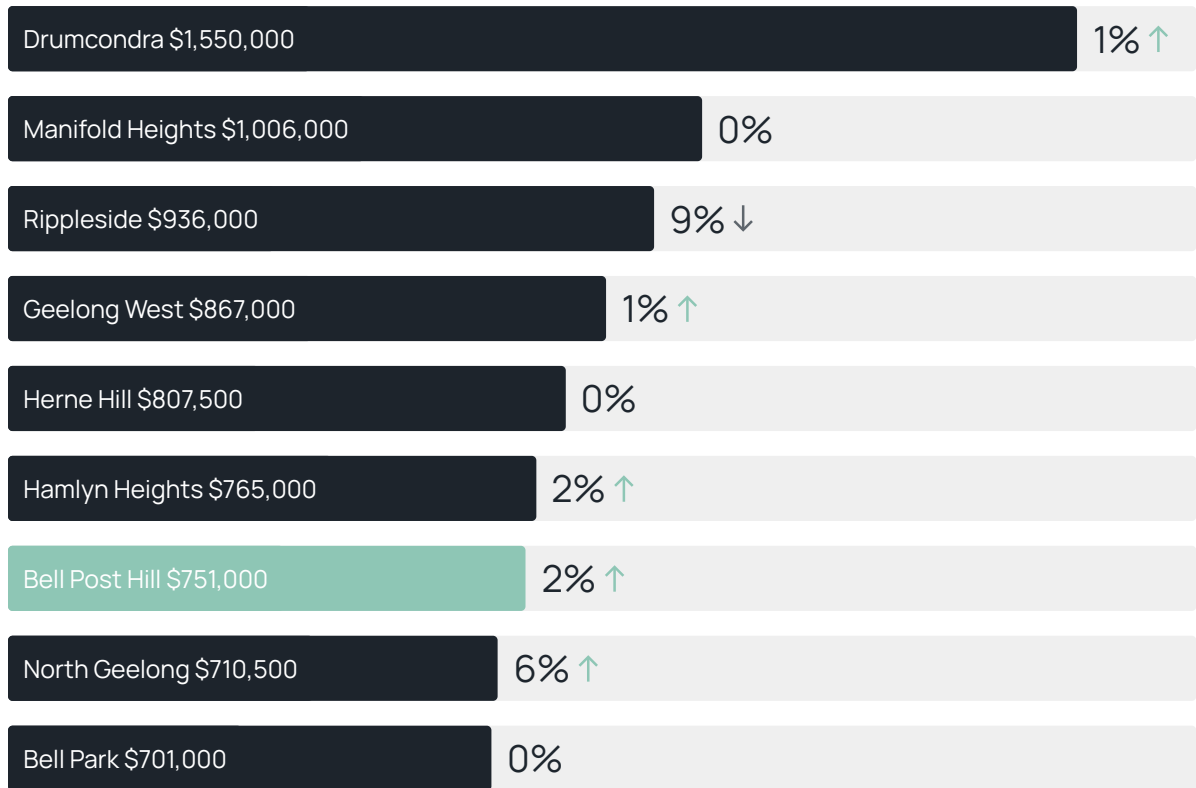
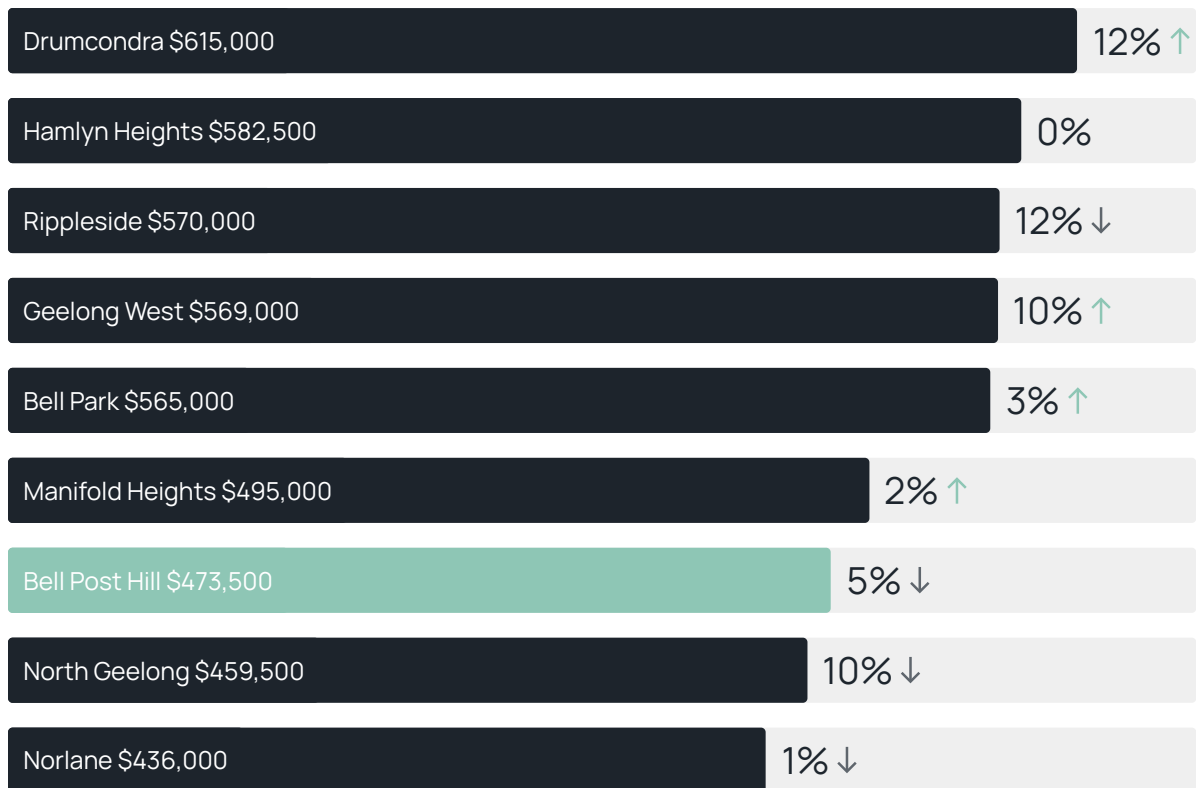
\$474k

Quarterly price change

5.22% ↑

Bell Post Hill quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²

● Auction 2%
● Private 98%

Median days on market³

House

Unit

15 days

30 days

Average hold period¹

House

Unit

10.8 years

9.1 years

Dwelling type⁵

● Houses 93% ● Units 7%

Ownership⁵

● Owned outright 44% ● Mortgaged 31% ● Rented 25%

Population⁵

5,083

Median asking rent per week¹

Unit

\$520

\$430

Median age⁵

42 years

Rental yield¹

House

Unit

4.11%

4.45%

Median household size⁵

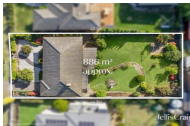
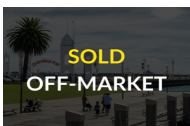
2.4 people

Recent Bell Post Hill sales²

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 Darriwill Street Bell Post Hill	3	House	\$630,000	13 Aug 2026
 2A Wolseley Grove Bell Post Hill	3	Unit	\$600,000	12 Aug 2026
 96 Fairy Street Bell Post Hill	3	House	\$750,000	28 Jul 2026
 68 Corinella Street Bell Post Hill	3	House	\$761,000	22 Jul 2026
 89 Kansas Avenue Bell Post Hill	3	House	\$700,000	15 Jul 2026
 40 Ruhamah Avenue Bell Post Hill	4	House	\$765,500	15 Jul 2026
 11 Kinlock Street Bell Post Hill	3	House	Undisclosed	13 Jul 2026
 82 Corinella Street Bell Post Hill	4	House	\$900,000	13 Jul 2026
 97 Liston Street Bell Post Hill	3	House	\$762,500	13 Jul 2026
 8 Eagleview Crescent Bell Post Hill	4	House	Undisclosed	10 Jul 2026

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Address	Bedrooms	Type	Price	Sold
 20 Kinlock Street Bell Post Hill	3	House	\$775,000	09 Jul 2026
 131 Anakie Road Bell Post Hill	3	Townhouse	\$657,500	08 Jul 2026
 19 Fairy Street Bell Post Hill	4	House	\$810,000	03 Jul 2026
 8/14-16 Wolseley Grove Bell Post Hill	1	Unit	\$295,000	26 Jun 2026
 2/98 Neil Street Bell Post Hill	3	Unit	\$660,000	15 Jun 2026
 7 Eagleview Crescent Bell Post Hill	3	House	\$775,000	10 Jun 2026
 1/17 Braund Avenue Bell Post Hill	3	Unit	\$585,000	05 Jun 2026
 74 Neil Street Bell Post Hill	5	House	\$987,500	05 Jun 2026
 3 Corinella Street Bell Post Hill	3	House	\$870,000	03 Jun 2026
 2 Ernest Street Bell Post Hill	3	House	\$770,000	26 May 2026

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Address	Bedrooms	Type	Price	Sold
 49 Rollins Road Bell Post Hill	4	House	\$810,000	22 May 2026
 3/10-12 Chatham Close Bell Post Hill	2	House	\$497,000	20 May 2026
 15 Newton Avenue Bell Post Hill	3	House	\$746,000	15 May 2026
 71 Darriwill Street Bell Post Hill	3	House	\$815,000	12 May 2026
 31 Ruhamah Avenue Bell Post Hill	4	House	\$825,000	12 May 2026
 147 Anakie Road Bell Post Hill	4	House	\$686,000	08 May 2026
 42 Ruhamah Ave Bell Post Hill	3	House	\$710,000	08 May 2026
 80 Corinella Street Bell Post Hill	3	House	\$720,000	07 May 2026
 13 Kansas Avenue Bell Post Hill	4	House	\$660,000	05 May 2026
 64 Fairy Street Bell Post Hill	3	House	\$780,000	02 May 2026



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 08/09/2026

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1. Victorian Data, updated monthly for the past 12 months
2. Victorian Data, updated daily for the past 12 months
3. Victorian Data, updated daily for the past Saturday's auctions
4. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
5. 2021 ABS Census

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