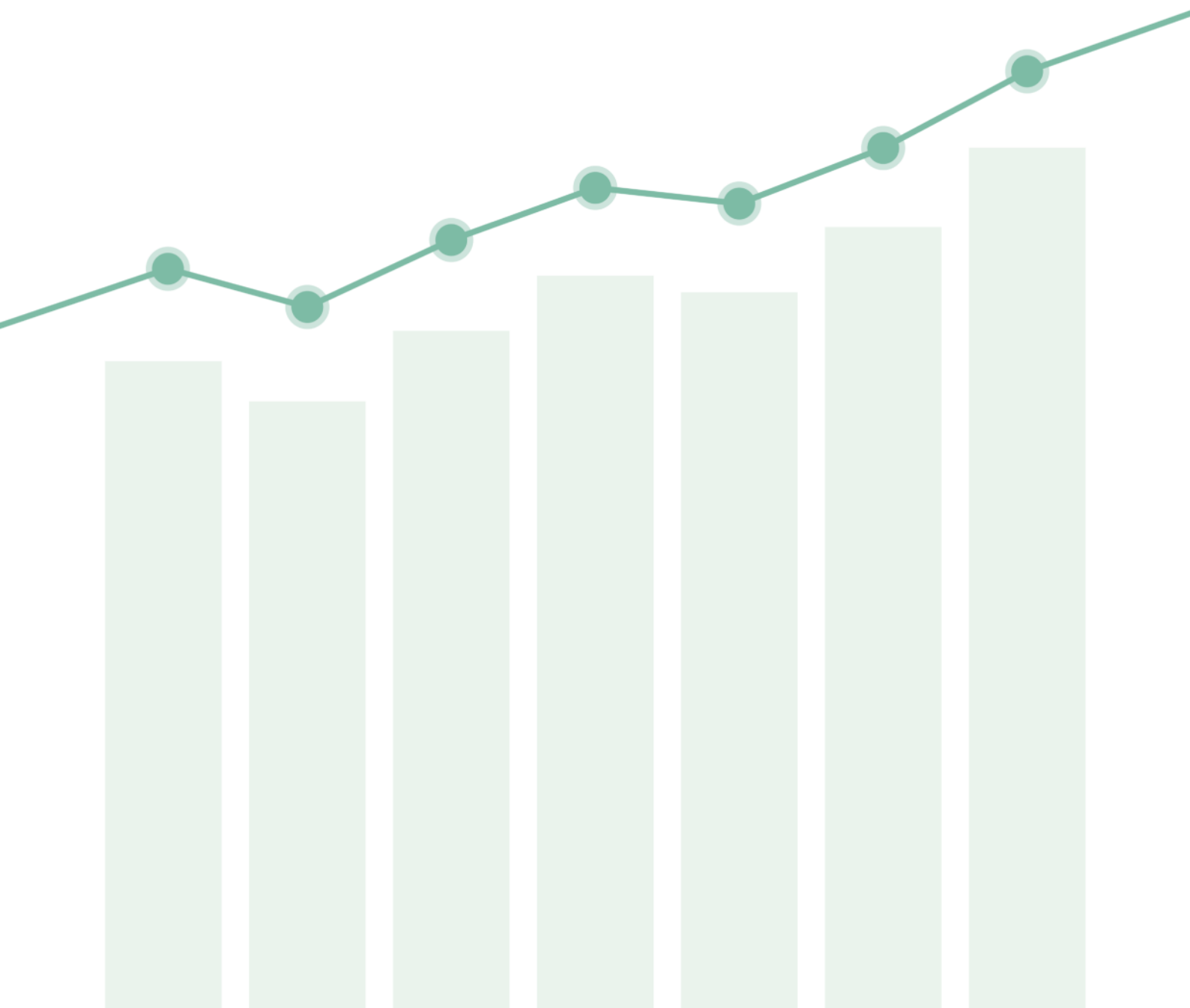


JellisCraig

BLACKBURN NORTH

Suburb Report

Know your neighbourhood.



BLACKBURN NORTH SUBURB REPORT

Median House Price*

Median

\$1.37m

Quarterly Price Change

5.26% ↑

Median Unit Price*

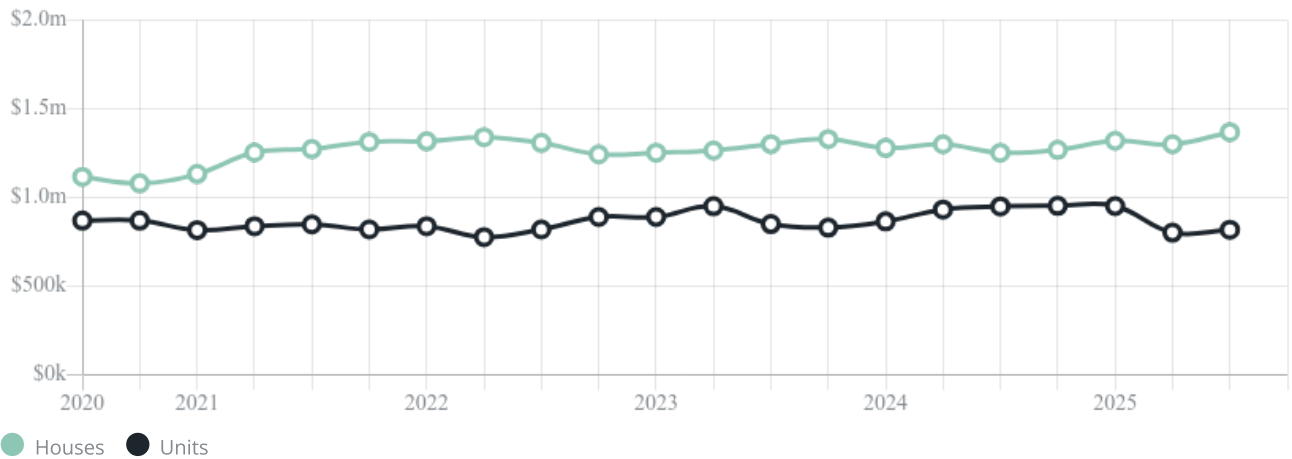
Median

\$818k

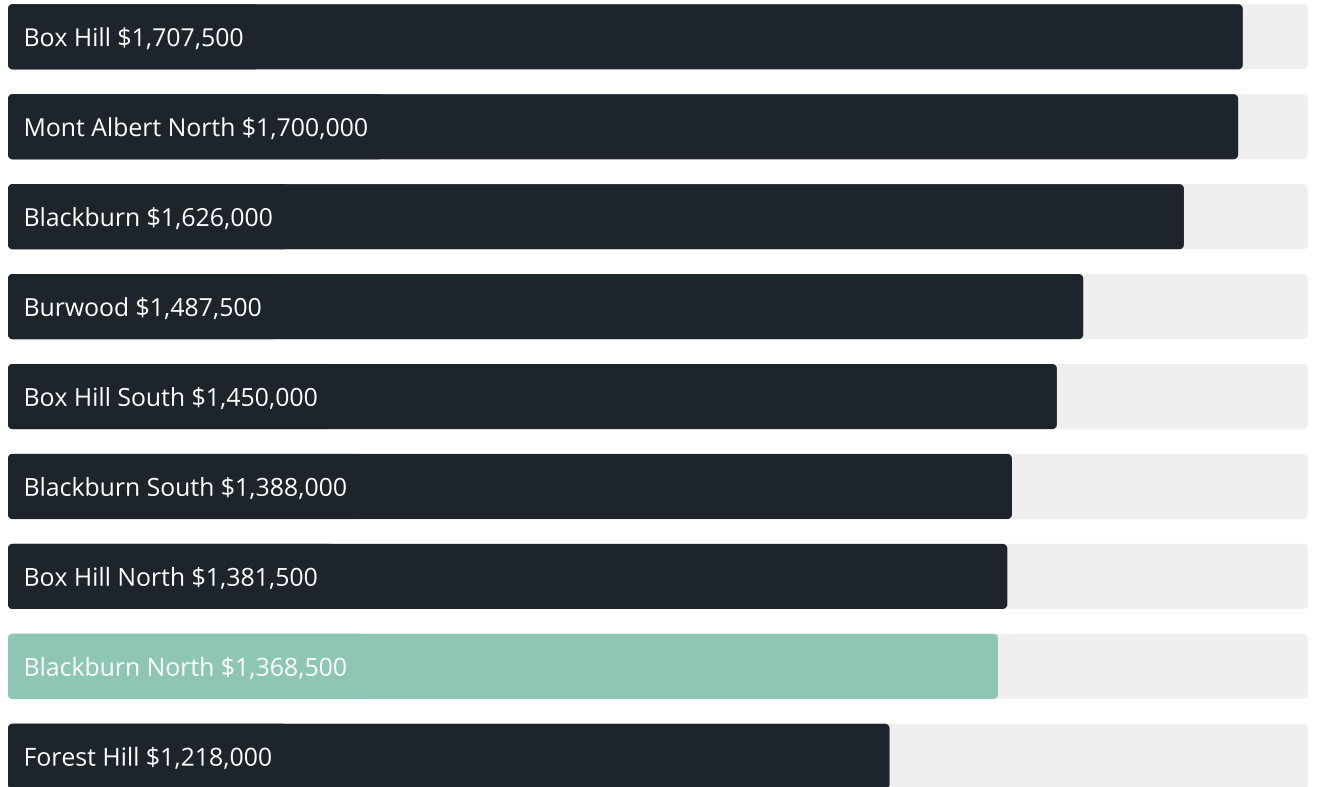
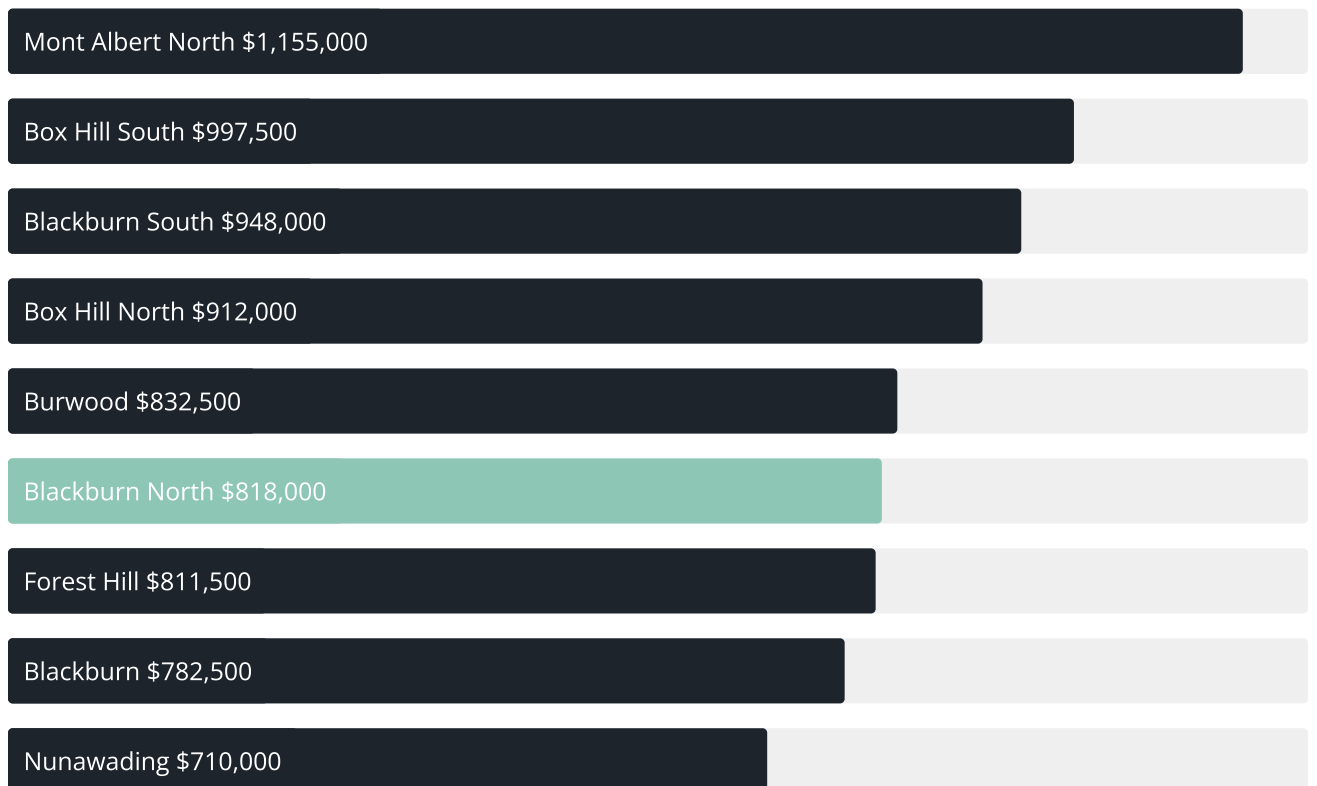
Quarterly Price Change

1.99% ↑

Quarterly Price Change*



BLACKBURN NORTH SUBURB REPORT

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

BLACKBURN NORTH SUBURB REPORT

Sale Method*



● Auction 98%
● Private 3%

Auction Clearance Rate*

92.31%

Median Days on Market^

26 days

Average Hold Period*

8.4 years

Dwelling Type^



● Houses 83% ● Units 17%

Ownership^



● Owned Outright 40% ● Mortgaged 41% ● Rented 18%

Population^

7,627

Median Asking Rent per week*

\$680

Population Growth^

2.57%

Rental Yield*

2.49%

Median Age^











39 years

Median Household Size^











2.8 people

BLACKBURN NORTH 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 jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 2a Douglas St Blackburn North	3	Townhouse	\$1,298,000	29 Nov 2025
 38 Bridgeford Av Blackburn North	4	House	\$1,550,000	22 Nov 2025
 23 Primrose St Blackburn North	4	House	\$1,670,000	22 Nov 2025
 2 Fithie St Blackburn North	3	House	\$1,140,000	21 Nov 2025
 120 Surrey Rd Blackburn North	3	House	\$1,453,500	16 Nov 2025
 4 Primula St Blackburn North	3	House	\$1,280,000	15 Nov 2025
 7 Grosvenor St Blackburn North	3	House	\$1,300,500	01 Nov 2025
 2/22 Wilton St Blackburn North	3	Unit	\$1,025,000	29 Oct 2025
 1 Devon Dr Blackburn North	4	House	\$1,820,000	25 Oct 2025
 18 Charlton St Blackburn North	3	House	\$1,512,000	25 Oct 2025

BLACKBURN NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2 Lulworth St Blackburn North	4	House	\$2,188,000	25 Oct 2025
 2 Kent Cl Blackburn North	4	House	\$1,650,000	25 Oct 2025
 71 Shafer Rd Blackburn North	3	Townhouse	\$1,430,000	25 Oct 2025
 2/165 Springfield Rd Blackburn North	3	Unit	\$990,000	22 Oct 2025
 4 Norfolk St Blackburn North	6	House	\$1,535,000	18 Oct 2025
 17 Majtli St Blackburn North	3	House	\$1,540,000	18 Oct 2025
 2/62 Caroline Cr Blackburn North	3	Unit	\$870,000	18 Oct 2025
 65a Surrey Rd Blackburn North	2	Strata Unit/Villa Unit/Townhouse	\$870,000	13 Oct 2025
 147 Springfield Rd Blackburn North	3	House	\$1,275,000	11 Oct 2025
 13 Sheila St Blackburn North	4	House	\$1,385,000	11 Oct 2025

BLACKBURN NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3/35 Middlefield Dr Blackburn North	3	Unit	\$885,000	04 Oct 2025
 1a Chapman St Blackburn North	2	House	\$858,000	04 Oct 2025
 2b Junction Rd Blackburn North	3	House	\$1,370,000	04 Oct 2025
 24 Jessie St Blackburn North	3	House	\$1,388,000	20 Sep 2025
 67 Surrey Rd Blackburn North	3	Townhouse	\$821,207	19 Sep 2025
 4/117 Surrey Rd Blackburn North	2	Unit	\$669,000	18 Sep 2025
 31 Hibiscus Rd Blackburn North	3	House	\$1,535,000	13 Sep 2025
 1/21 Caroline Cr Blackburn North	3	House	\$888,000	13 Sep 2025
 4 Brendale Av Blackburn North	3	House	\$1,070,500	06 Sep 2025
 11 Julie St Blackburn North	3	House	\$1,370,000	06 Sep 2025



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166 Whitehorse Road, Blackburn
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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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