

JellisCraig

BLACKBURN

Suburb Report

Know your neighbourhood.



BLACKBURN SUBURB REPORT

Median House Price*

Median

\$1.63m

Quarterly Price Change

-0.27% ↓

Median Unit Price*

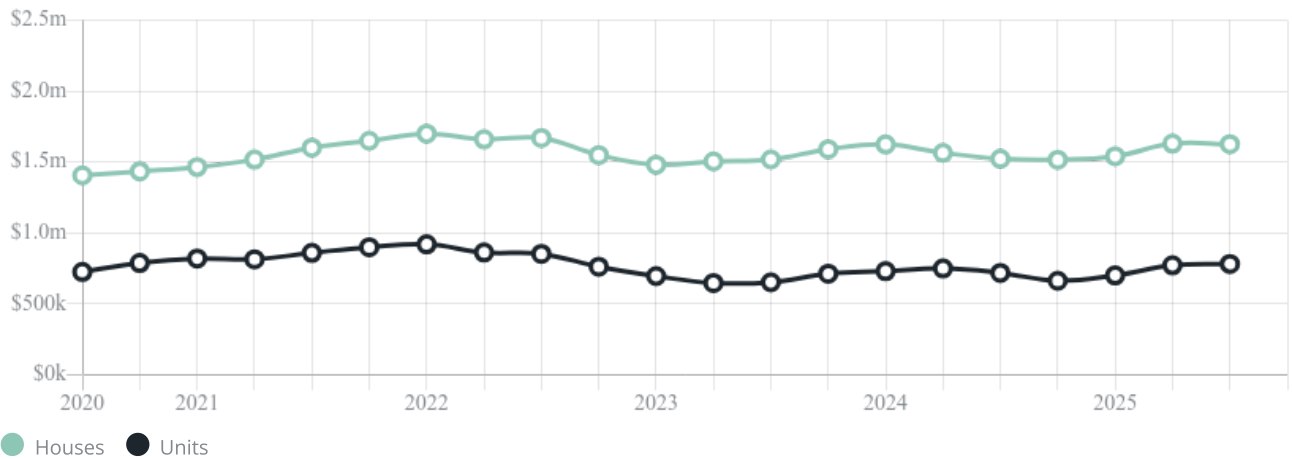
Median

\$783k

Quarterly Price Change

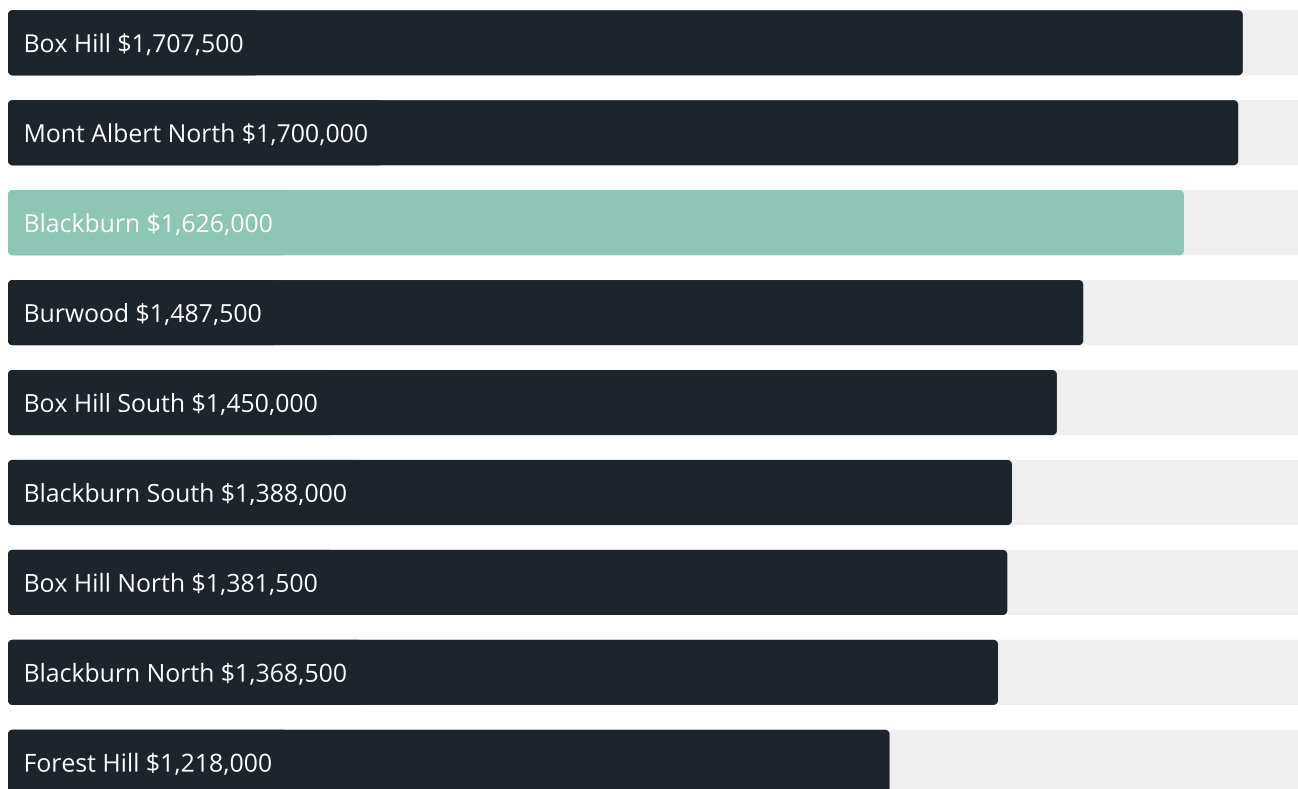
1.36% ↑

Quarterly Price Change*

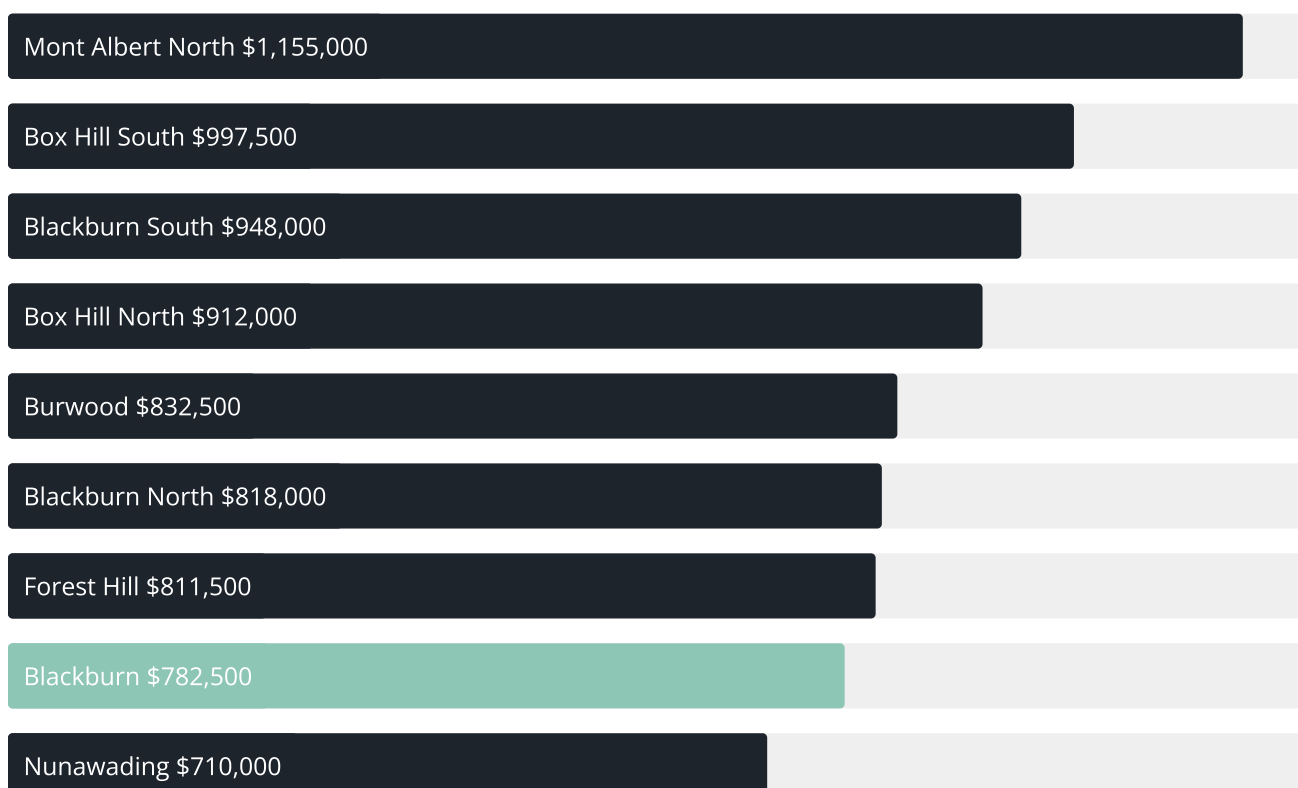


BLACKBURN SUBURB REPORT

Median House Sale Price^{*}



Median Unit Sale Price^{*}



BLACKBURN SUBURB REPORT

Sale Method*



● Auction 63%
● Private 37%

Auction Clearance Rate*

71.64%

Median Days on Market^

26 days

Average Hold Period*

7.3 years

Dwelling Type^



● Houses 66% ● Units 34%

Ownership^



● Owned Outright 42% ● Mortgaged 35% ● Rented 23%

Population^

14,478

Median Asking Rent per week*

\$650

Population Growth^

3.86%

Rental Yield*

2.29%

Median Age^




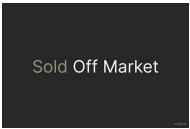






41 years

Median Household Size^











2.5 people

BLACKBURN SUBURB REPORT







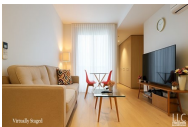



Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 9 Ernest St Blackburn	4	House	\$1,700,000	29 Nov 2025
 21 Tyrrell Av Blackburn	3	House	\$2,091,000	29 Nov 2025
 111 Lake Rd Blackburn	3	House	\$1,070,000	26 Nov 2025
 11 Almondsbury Ct Blackburn	3	House	\$1,402,500	24 Nov 2025
 6/16 Florence St Blackburn	3	Unit	\$1,615,000	22 Nov 2025
 56 Maple St Blackburn	3	House	\$1,370,000	22 Nov 2025
 10 The Ridge Blackburn	4	House	\$1,670,000	21 Nov 2025
 145 Surrey Rd Blackburn	3	House	\$1,250,000	18 Nov 2025
 15 Norway Av Blackburn	3	House	\$1,300,000	18 Nov 2025
 20 Kerr St Blackburn	5	House	\$1,652,888	17 Nov 2025

BLACKBURN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1/54 Blackburn Rd Blackburn	2	Unit	\$840,000	15 Nov 2025
 1/34 Whitehorse Rd Blackburn	4	Townhouse	\$1,300,000	15 Nov 2025
 16 Molleton St Blackburn	6	House	\$2,580,000	14 Nov 2025
 2/4 Tyrrell Av Blackburn	3	Unit	\$1,080,000	13 Nov 2025
 309/20 Queen St Blackburn	1	Apartment	\$320,000	13 Nov 2025
 6/92-94 Main St Blackburn	2	Unit	\$765,300	09 Nov 2025
 4 Francis St Blackburn	3	House	\$1,572,000	08 Nov 2025
 38 Whitehorse Rd Blackburn	14	House	\$2,025,000	07 Nov 2025
 308/20 Queen St Blackburn	1	Apartment	\$330,000	30 Oct 2025
 302/2 Queen St BLACKBURN	2	Unit	\$510,000	29 Oct 2025

BLACKBURN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 4/160-162 Surrey Rd Blackburn	2	Unit	\$900,000	27 Oct 2025
 66a Laburnum St Blackburn	2	House	\$1,001,000	25 Oct 2025
 16 Elder St Blackburn	3	House	\$1,550,000	25 Oct 2025
 27 Masons Rd Blackburn	4	House	\$1,420,000	25 Oct 2025
 23 Dickens St Blackburn	4	House	\$2,135,000	25 Oct 2025
 106/22 Blackburn Rd Blackburn	2	Apartment	\$661,000	21 Oct 2025
 112/1 Queen St Blackburn	2	Apartment	\$475,000	20 Oct 2025
 308/21 Queen St Blackburn	2	Apartment	\$520,000	19 Oct 2025
 1/168 Surrey Rd Blackburn	2	Unit	\$730,000	18 Oct 2025
 40 Wellington Av Blackburn	4	House	\$2,650,000	18 Oct 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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