



Blackburn Suburb Report

Your connection to property insights



JellisCraig

Property Prices

BLACKBURN SUBURB REPORT

Median house price¹

Median
\$1.64m

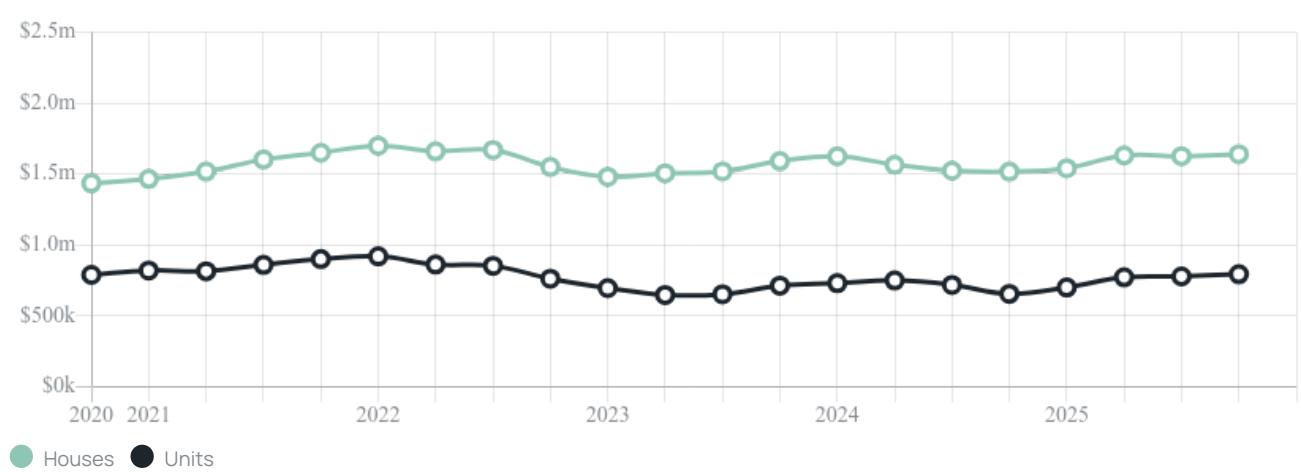
Quarterly price change
0.86% 

Median unit price¹

Median
\$794k

Quarterly price change
2.08% 

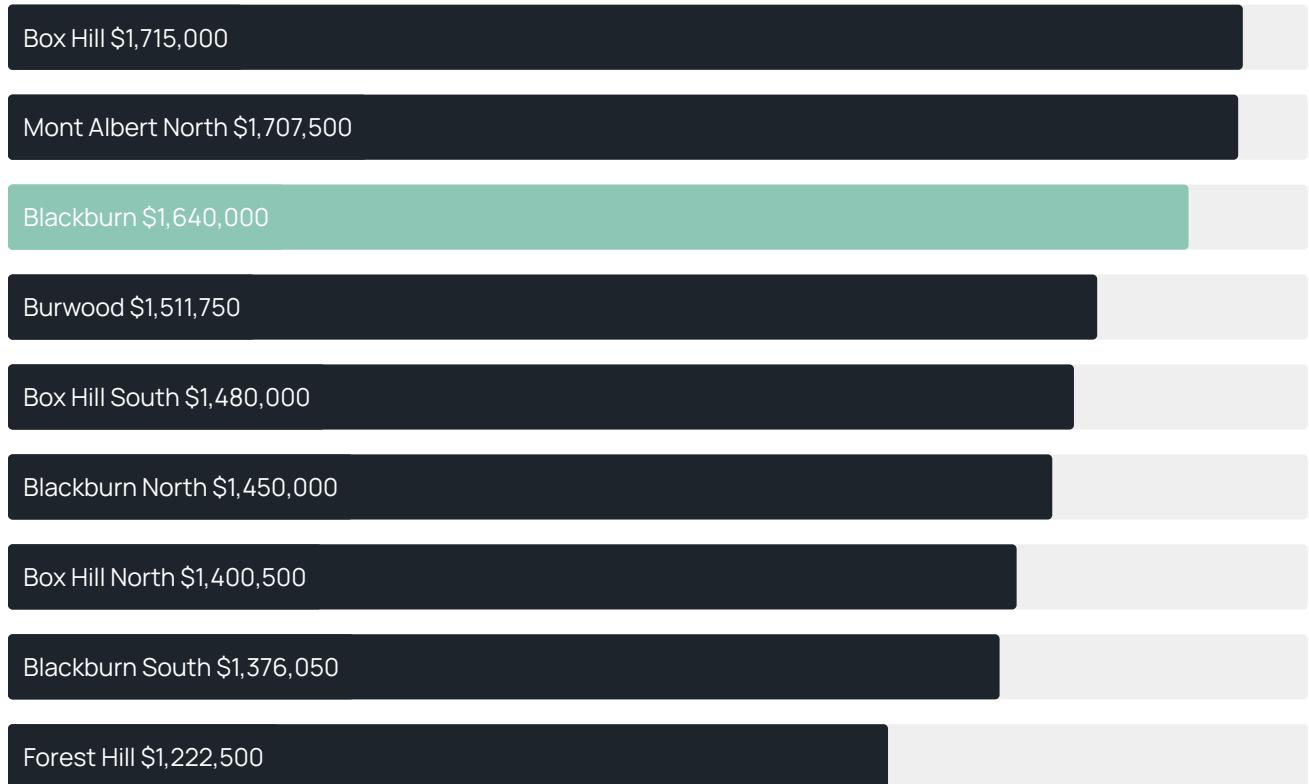
Quarterly price change¹



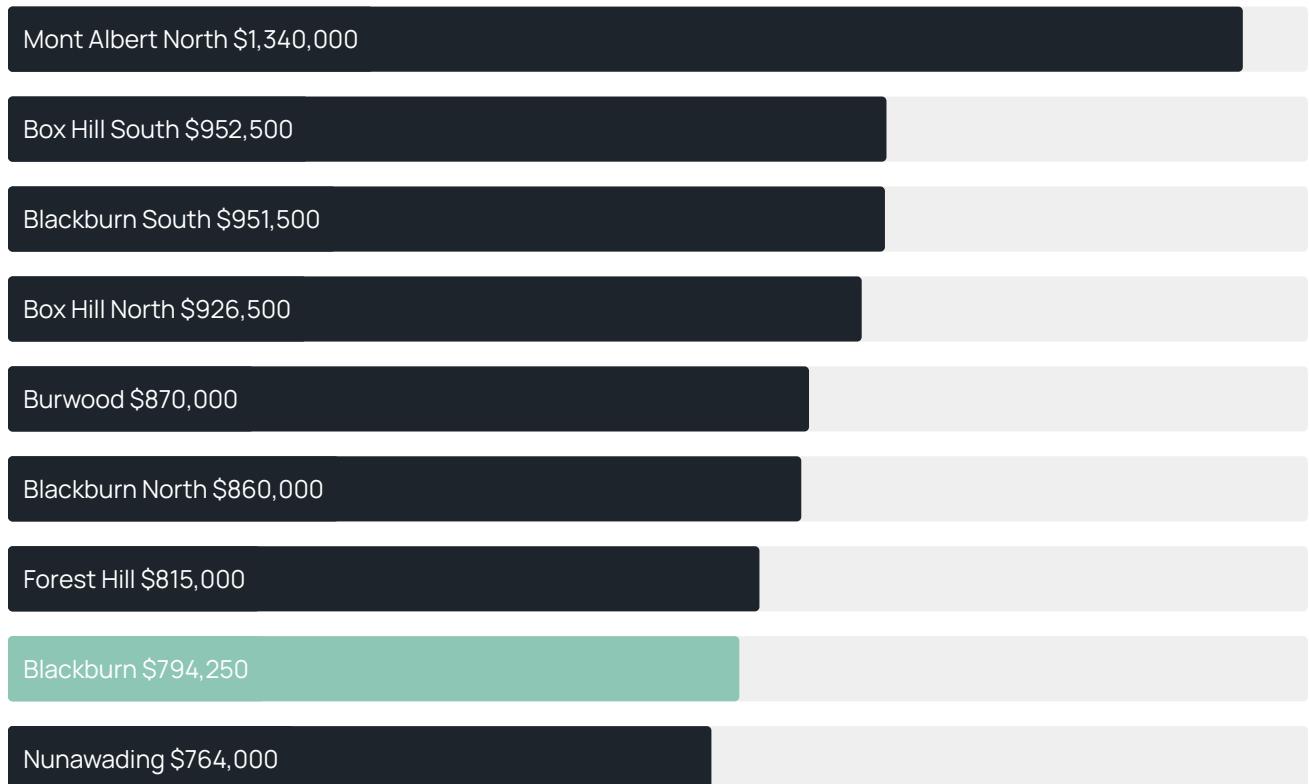
Surrounding Suburbs

BLACKBURN SUBURB REPORT

Median house price¹



Median unit price¹



Sales Snapshot

BLACKBURN SUBURB REPORT

Sale method²



● Auction 59%
● Private 41%

Auction clearance rate³

65.12%

Median days on market³

27 days

Jellis Craig average inspection attendance per listing⁴

27 groups

Average hold period¹

7.3 years

Insights

Dwelling type⁵



● Houses 66% ● Units 34%

Ownership⁵



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

Population⁵

14,478

Population growth⁵

3.86%

Median age⁵

41 years

Median asking rent¹

\$660 per week

Rental yield¹

2.29%

Median household size⁵

2.5 people

BLACKBURN SUBURB REPORT

Recent Blackburn sales

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

Address	Bedrooms	Type	Price	Sold
 6/86 Main St Blackburn	2	Unit	\$812,000	31 Jan 2026
 215/55-65 Railway Rd Blackburn	1	Apartment	\$383,000	16 Jan 2026
 101/20 Queen St Blackburn	1	Apartment	\$350,000	16 Jan 2026
 208/20 Queen St Blackburn	1	Apartment	\$345,000	15 Jan 2026
 509/160 Whitehorse Rd Blackburn	2	Apartment	\$615,000	15 Jan 2026
 1/5 Minna St Blackburn	2	Townhouse	\$955,000	02 Jan 2026
 G13/2 Queen St Blackburn	1	Apartment	\$365,000	22 Dec 2025
 8/11 John St Blackburn	2	Unit	\$622,500	20 Dec 2025
 2/13 Gardenia St Blackburn	3	Unit	\$1,410,000	20 Dec 2025
 12 Walshaw Rd Blackburn	5	House	\$1,400,000	19 Dec 2025

Sold Properties

BLACKBURN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 5 Elmhurst Rd Blackburn	3	House	\$1,000,000	17 Dec 2025
 1 Downing St Blackburn	2	House	\$1,180,000	16 Dec 2025
 2a Ernest ST Blackburn	2	House	\$885,000	16 Dec 2025
 1/169 Surrey Rd Blackburn	4	Townhouse	\$1,139,000	15 Dec 2025
 15 Acacia Av Blackburn	3	House	\$1,640,000	15 Dec 2025
 4/4 Kinkora Rd Blackburn	2	Unit	\$655,000	13 Dec 2025
 39 Goodwin St Blackburn	4	House	\$1,700,000	13 Dec 2025
 217 Canterbury Rd Blackburn	3	House	\$1,080,000	12 Dec 2025
 2/54 Gardenia St Blackburn	1	Unit	\$390,000	10 Dec 2025
 444 Middleborough Rd Blackburn	4	House	\$1,210,000	06 Dec 2025

Sold Properties

BLACKBURN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3 Ernest St Blackburn	3	House	\$1,385,000	06 Dec 2025
 1/200 Springfield Rd Blackburn	3	Townhouse	\$1,270,000	05 Dec 2025
 1/29 Wolseley Cr Blackburn	3	House	\$1,340,000	03 Dec 2025
 11A Athol Ct Blackburn	3	Unit	\$1,050,000	02 Dec 2025
 3 Elmhurst Rd Blackburn	2	House	\$1,380,000	02 Dec 2025
 108/2 Queen St Blackburn	1	Apartment	\$345,000	01 Dec 2025
 56 Gardenia St Blackburn	4	House	\$2,165,000	30 Nov 2025
 32 Alandale Ct Blackburn	4	House	\$1,620,000	29 Nov 2025
 1/76 Whitehorse Rd BLACKBURN	3	Flat/Unit/Apartment	\$990,000	29 Nov 2025
 1/101 Central Rd Blackburn	3	Unit	\$1,200,000	29 Nov 2025



Jellis Craig Whitehorse
166 Whitehorse Road, Blackburn
03 9908 5700

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 01/02/2026

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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