Brighton

Suburb Report

Your connection to property insights

JellisCraig

BRIGHTON SUBURB REPORT

Median house price

Median[1]

$3.16m

Monthly median price change[2]

-0.24% ↓

Median unit price

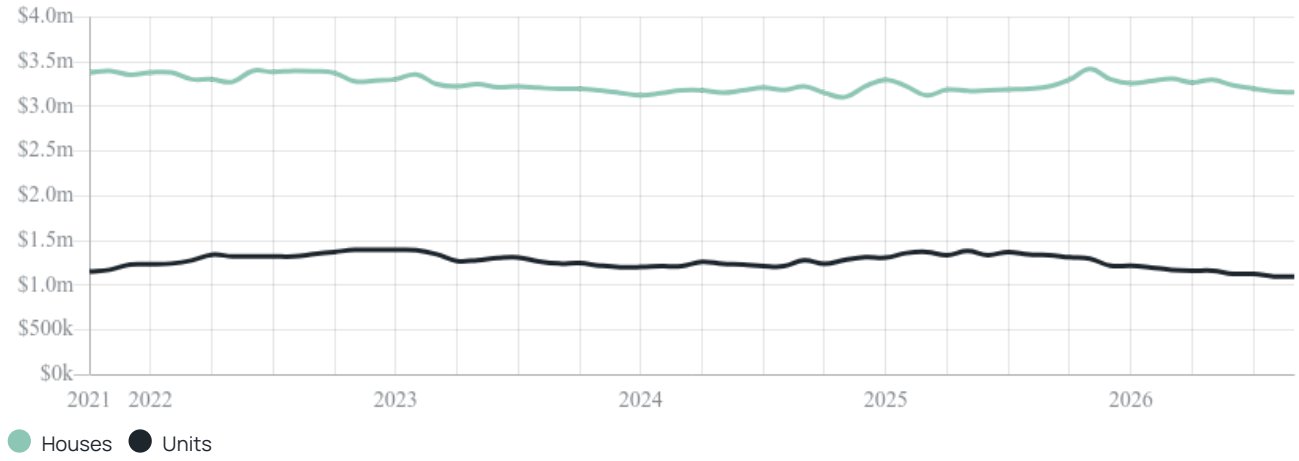
Median[1]

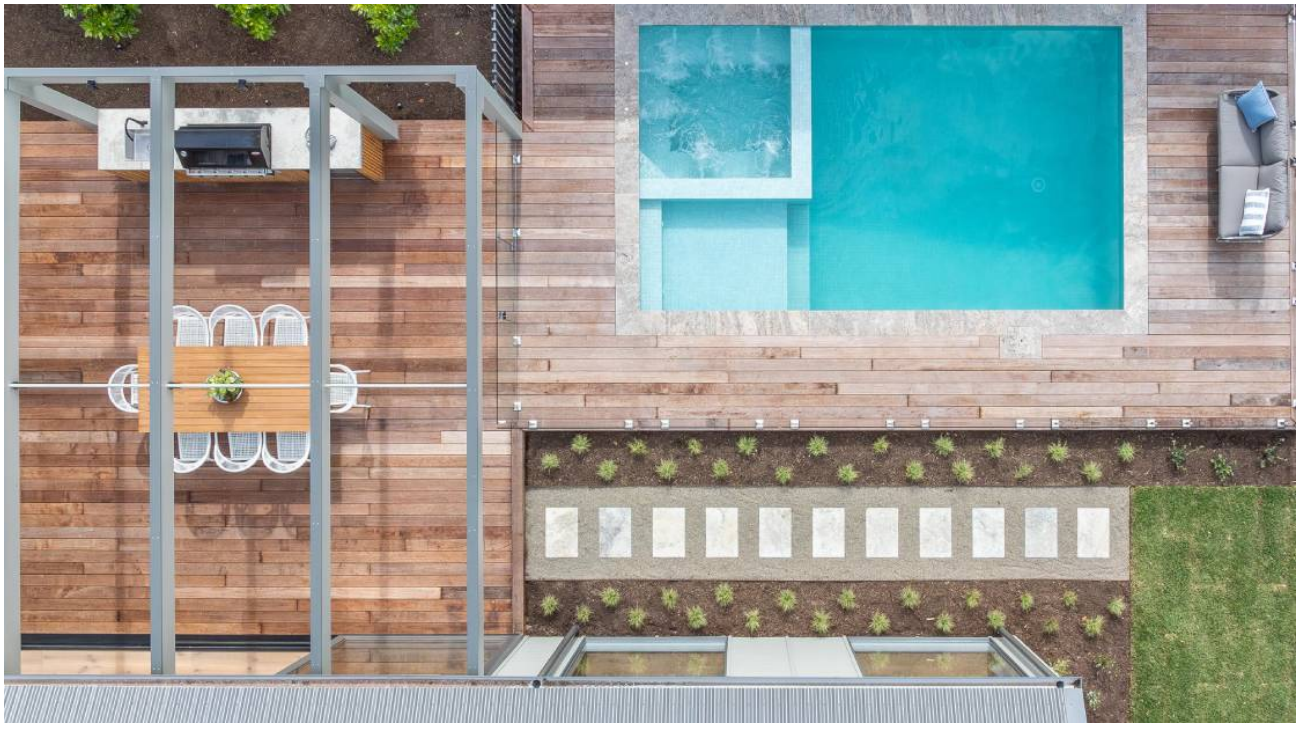
$1.10m

Monthly median price change[2]

0.00% ↓

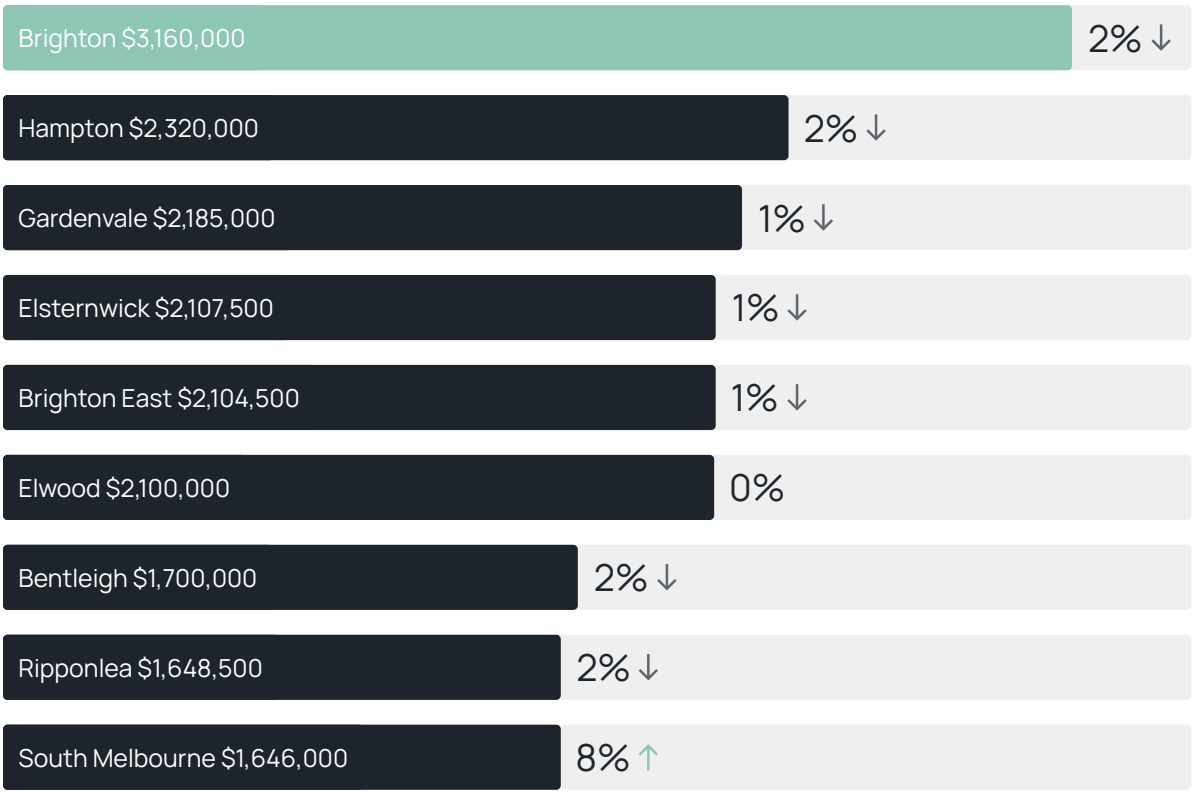
Brighton monthly median property prices[3]



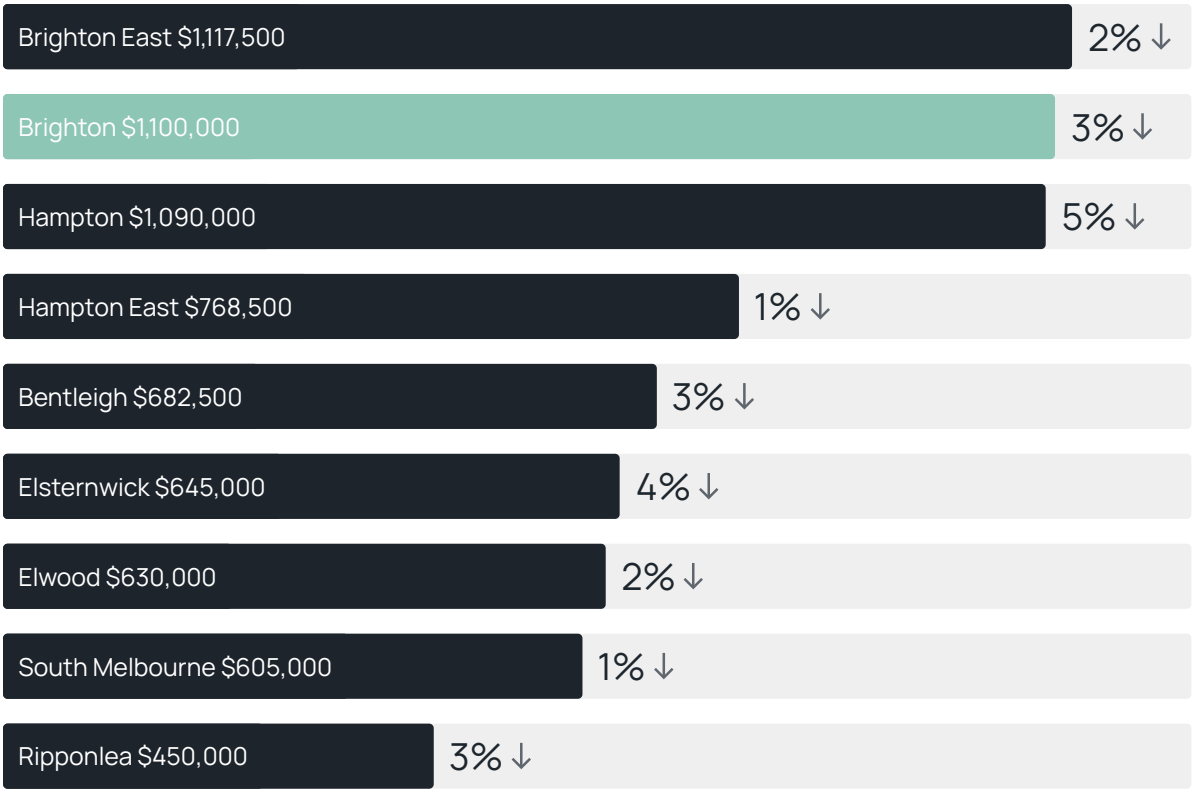


Surrounding Suburbs

Median house price[1,2]

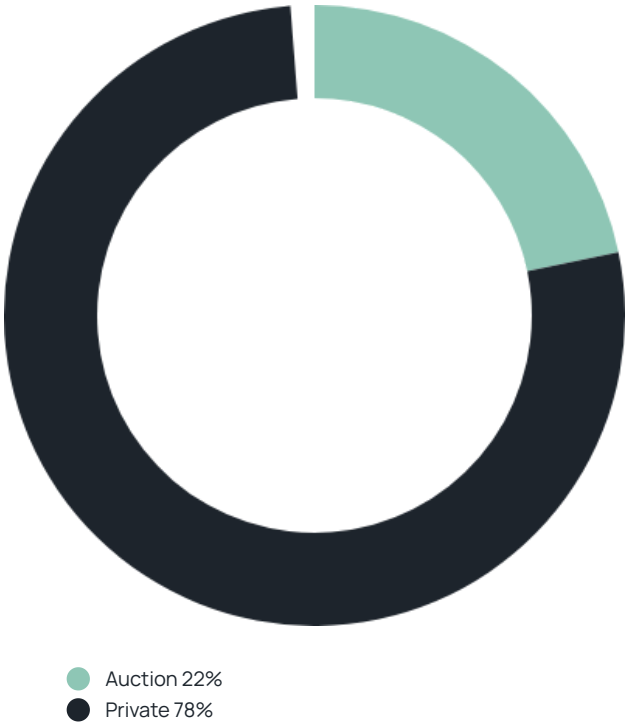


Median unit price[1,2]



Sales Snapshot

Sale method[1]



Auction clearance rate[4]

55%

Median days on market[5]

House	Unit
31 days	31 days

Jellis Craig average inspection attendance per listing[6]

31 groups

Average hold period[1]

House	Unit
13.6 years	11.4 years

Insights

Dwelling type[7]



Ownership[7]



Population[7]

23,252

Population growth[7]

0.00%

Median age[7]

48 years

Median household size[7]

2.4 people

Median asking rent per week[1]

House	Unit
$1,410	$750

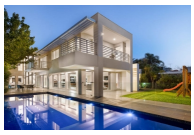
Rental yield[8]

House	Unit
2.51%	3.81%

Recent Brighton sales[5]

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
	8 Oakwood Avenue Brighton	4	House	$2,020,000	31 Oct 2026
	63 Lynch Crescent Brighton	4	House	Undisclosed	27 Oct 2026
	282 New Street Brighton	5	House	$2,900,000	26 Oct 2026
	2 Kilrush Street Brighton	4	House	$2,950,000	25 Oct 2026
	6 Sargon Grove Brighton	3	House	Undisclosed	24 Oct 2026
	48 Halifax Street Brighton	4	House	$2,530,000	22 Oct 2026
	36 Normanby Street Brighton	5	House	$7,008,000	20 Oct 2026
	28 Gray Street Brighton	4	House	Undisclosed	20 Oct 2026
	1/13 Barkly Street Brighton	3	Unit	$990,000	20 Oct 2026
	5/14 Manor Street Brighton	3	Villa	$1,750,000	18 Oct 2026

Address		Bedrooms	Type	Price	Sold
	22 St Ninians Road Brighton	3	House	$6,300,000	16 Oct 2026
	19 Barkly Street Brighton	4	House	$2,900,000	16 Oct 2026
	51 Cochrane Street Brighton	4	House	$2,195,000	14 Oct 2026
	309 St Kilda Street Brighton	6	House	$7,075,000	12 Oct 2026
	117/211 Bay Street Brighton	1	Apartment	$397,000	12 Oct 2026
	10 Exon Street Brighton	5	House	Undisclosed	12 Oct 2026
	459 New Street Brighton	3	House	$1,735,000	11 Oct 2026
	17 Cole Street Brighton	5	House	Undisclosed	10 Oct 2026
	3/382 St Kilda Street Brighton	2	Apartment	Undisclosed	09 Oct 2026
	5/202 Church Street Brighton	3	Townhouse	$1,375,000	07 Oct 2026

Sold Properties

	Address	Bedrooms	Type	Price	Sold
	15a Stewart Street Brighton	4	Townhouse	Undisclosed	06 Oct 2026
	8 Parliament Street Brighton	3	House	$2,050,000	06 Oct 2026
	104/26 Warleigh Grove Brighton	1	Apartment	$465,000	01 Oct 2026
	11/26-30 Willansby Avenue Brighton	2	Apartment	Undisclosed	30 Sep 2026
	8/109 Asling Street Brighton	3	Townhouse	$1,100,000	29 Sep 2026
	179 New Street Brighton	5	House	Undisclosed	26 Sep 2026
	2/5 Webb Street Brighton	3	Townhouse	Undisclosed	22 Sep 2026
	7 Mulgoa Street Brighton	0	Residential_land	Undisclosed	22 Sep 2026
	4/24 South Road Brighton	3	Unit	Undisclosed	21 Sep 2026
	15 Park Street Brighton	6	House	Undisclosed	19 Sep 2026

Jellis Craig Brighton
Level 1, 181 Bay Street, Brighton
03 9194 1200

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 01/11/2026

1. Rolling 12 months, updated monthly
2. Month on month median price change
3. Updated monthly
4. Prior weeks' clearance rate ending Sunday, updated daily
5. Rolling 12 months, updated daily
6. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
7. ABS 2021
8. Past month's data

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