



Brunswick East

Suburb Report



Your connection to property insights



JellisCraig

BRUNSWICK EAST SUBURB REPORT

Median house price¹

Median

\$1.47m

Quarterly price change

-2.78% ↓

Median unit price¹

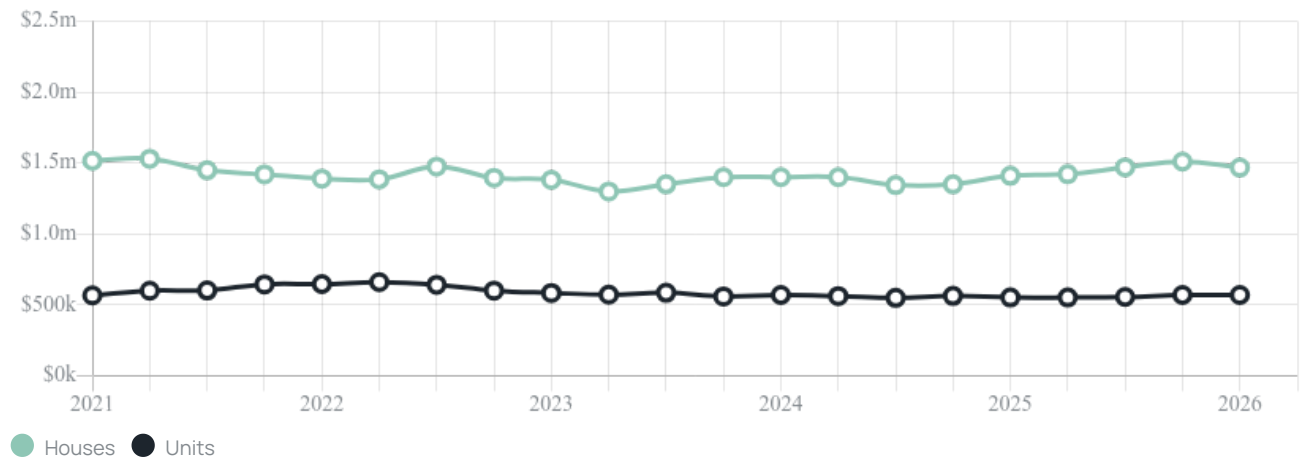
Median

\$570k

Quarterly price change

0.00% ↓

Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



● Auction 28%
● Private 72%

Auction clearance rate³

72.41%

Median days on market³

27 days

Jellis Craig average inspection attendance per listing⁴

27 groups

Average hold period¹

6.6 years

Dwelling type⁵



● Houses 23% ● Units 77%

Ownership⁵



● Owned outright 20% ● Mortgaged 29% ● Rented 51%

Population⁵

13,279

Median asking rent¹

\$800 per week

Population growth⁵

15.43%

Rental yield¹

3.04%

Median age⁵

33 years











Median household size⁵

2 people











BRUNSWICK EAST SUBURB REPORT

Recent Brunswick East 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
 8/127 Victoria St BRUNSWICK EAST	2	Apartment	\$705,000	29 May 2026
 4 Gamble St Brunswick East	3	House	\$1,167,500	23 May 2026
 27 Jarvie St Brunswick East	2	House	\$1,212,000	23 May 2026
 1/66 John St Brunswick East	3	Townhouse	\$1,340,000	22 May 2026
 131 Blyth St Brunswick East	3	House	\$1,300,000	21 May 2026
 202/294 Lygon St Brunswick East	2	Apartment	\$420,000	18 May 2026
 5/134 Mitchell St Brunswick East	2	Unit	\$567,000	16 May 2026
 3 Mary Moodie Way Brunswick East	2	Townhouse	\$891,000	09 May 2026
 213/200 Lygon St Brunswick East	2	Apartment	\$492,000	06 May 2026
 221/92-96 Albert St Brunswick East	1	Apartment	\$418,000	05 May 2026

BRUNSWICK EAST SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 16/191-193 Lygon St Brunswick East	2	Apartment	\$620,000	04 May 2026
 5 Ethel St Brunswick East	2	House	\$1,100,000	02 May 2026
 4/17 Barkly St Brunswick East	2	Townhouse	\$792,500	02 May 2026
 102/466 Lygon St Brunswick East	2	Unit	\$588,000	30 Apr 2026
 14 Nunan St Brunswick East	3	House	\$1,300,000	27 Apr 2026
 16/125 Victoria St Brunswick East	2	Unit	\$720,000	24 Apr 2026
 202/98 Nicholson St Brunswick East	2	Apartment	\$622,000	23 Apr 2026
 1310/182 Edward St Brunswick East	1	Subdivided Unit/Villa/Townhouse	\$360,000	22 Apr 2026
 111/200 Lygon St Brunswick East	1	Apartment	\$375,000	20 Apr 2026
 506/29 Nicholson St Brunswick East	2	Subdivided Unit/Villa/Townhouse	\$360,000	20 Apr 2026

BRUNSWICK EAST SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 111/15 Brunswick Rd Brunswick East	1	Subdivided Unit/Villa/Townhouse	\$380,000	18 Apr 2026
 18 Ethel St Brunswick East	3	House	\$1,460,000	16 Apr 2026
 20 Albion St Brunswick East	3	House	\$1,500,000	16 Apr 2026
 4/78 John St Brunswick East	3	Townhouse	\$970,000	16 Apr 2026
 1/6-8 Gamble St Brunswick East	2	Apartment	\$810,000	15 Apr 2026
 304/360 Lygon St Brunswick East	1	Subdivided Unit/Villa/Townhouse	\$371,000	14 Apr 2026
 206/200 Lygon St Brunswick East	2	Subdivided Unit/Villa/Townhouse	\$500,000	14 Apr 2026
 8 Duke St Brunswick East	3	House	\$2,200,000	13 Apr 2026
 106/445 Lygon St Brunswick East	2	Flat/Unit/Apartment	\$600,000	11 Apr 2026
 57 Ryan St Brunswick East	3	House	\$1,020,000	11 Apr 2026



Jellis Craig Brunswick
179 Sydney Rd, Brunswick
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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 01/06/2026

- 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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