



Brunswick

Suburb Report



Your connection to property insights



JellisCraig

BRUNSWICK SUBURB REPORT

Median house price¹

Median

\$1.25m

Quarterly price change

-0.79% ↓

Median unit price¹

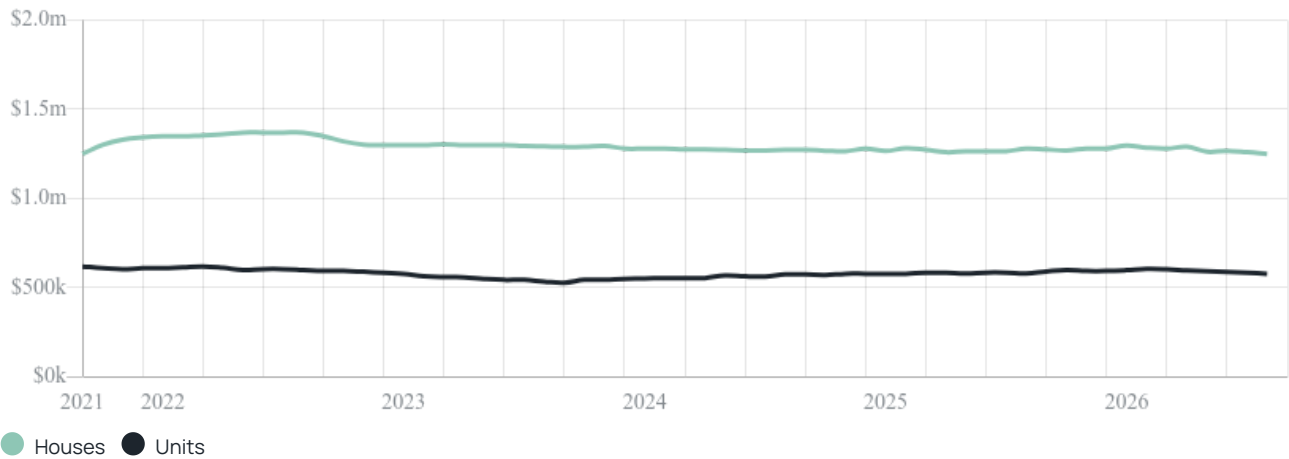
Median

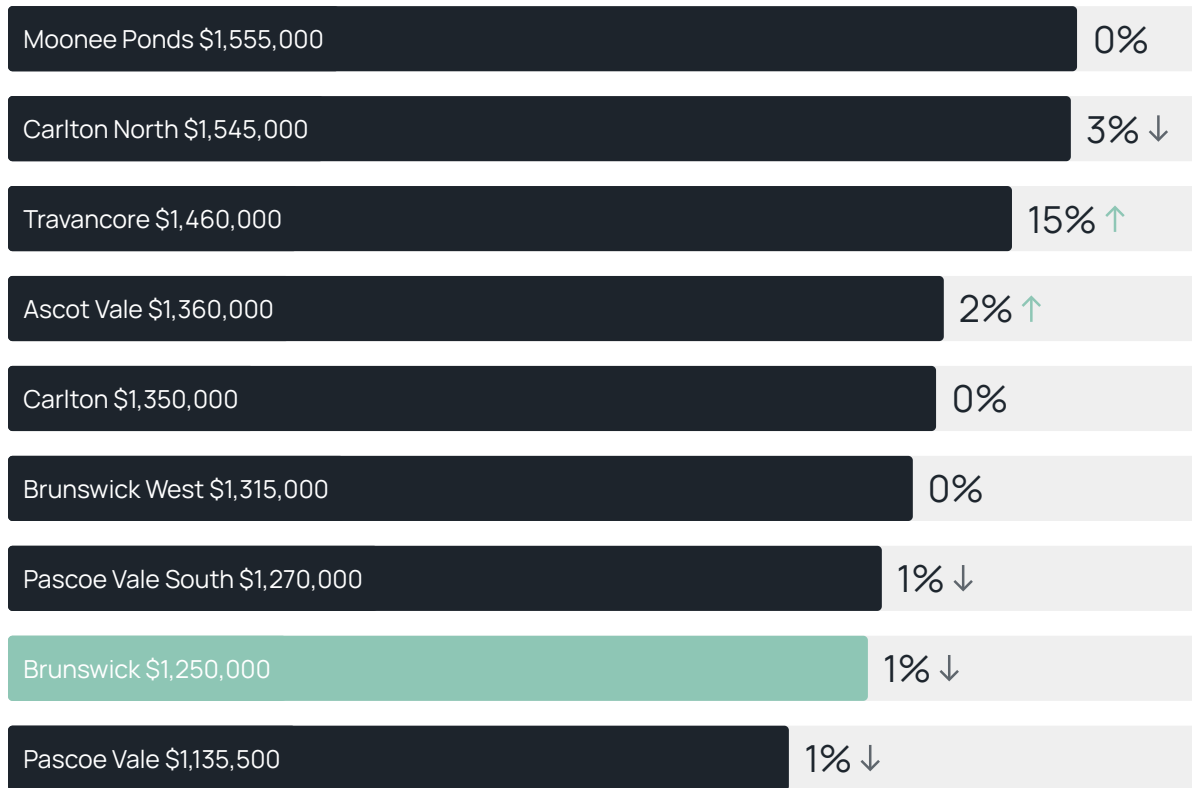
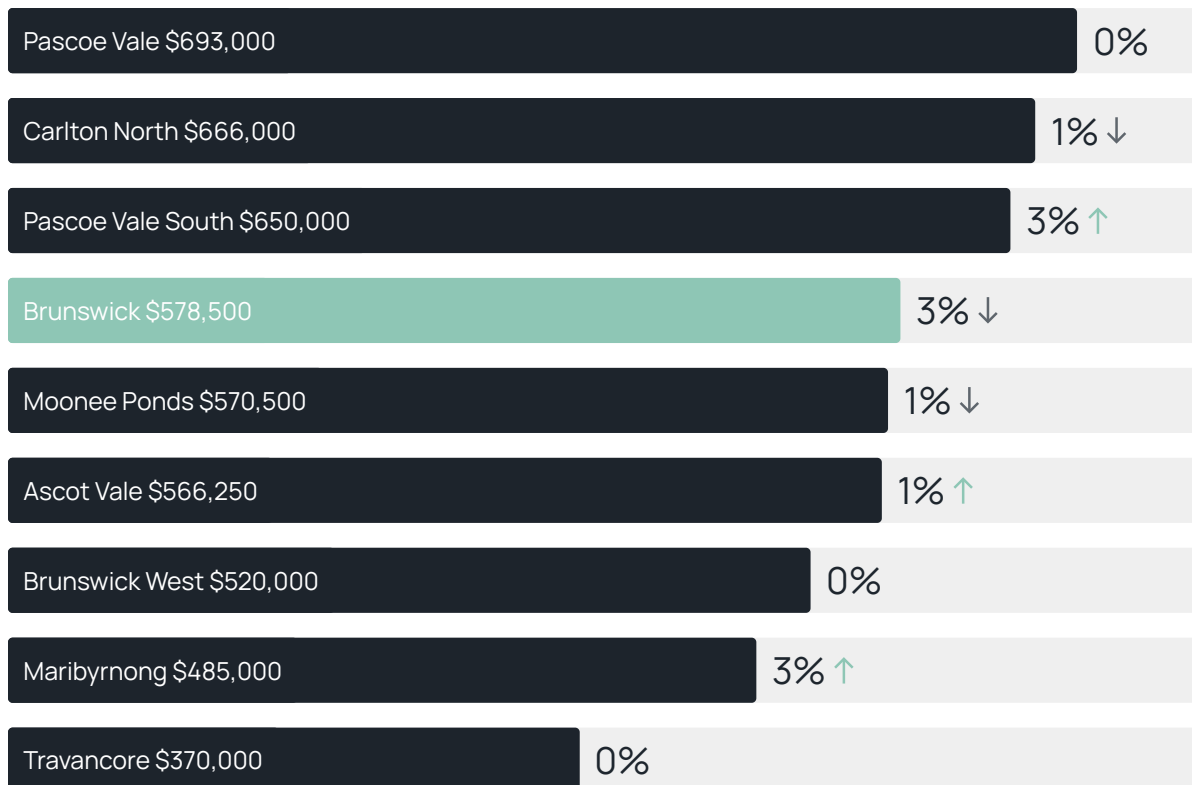
\$579k

Quarterly price change

-1.11% ↓

Brunswick quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²

● Auction 29%
● Private 71%

Auction clearance rate³

59.65%

Median days on market³

House

Unit

25 days

27 days

Jellis Craig average inspection attendance per listing⁴

45 groups

Average hold period¹

House

Unit

15.7 years

11.3 years

Dwelling type⁵

● Houses 51% ● Units 49%

Ownership⁵

● Owned outright 24% ● Mortgaged 27% ● Rented 49%

Population⁵

24,896

Median asking rent per week¹

Unit

\$800

\$580

Population growth⁵

1.73%

Rental yield¹

House

Unit

3.49%

5.33%

Median age⁵

34 years

Median household size⁵

2.1 people

Recent Brunswick sales²

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/suburb-reports

Address	Bedrooms	Type	Price	Sold
 126 Tinning Street Brunswick	4	House	Undisclosed	23 Sep 2026
 15/116 Albert Street Brunswick	3	Apartment	\$845,000	22 Sep 2026
 209/272 Barkly Street Brunswick	2	Apartment	Undisclosed	22 Sep 2026
 179 Brunswick Road Brunswick	5	House	\$2,100,000	21 Sep 2026
 102/388 Barkly Street Brunswick	3	Townhouse	Undisclosed	19 Sep 2026
 17 Glenlyon Road Brunswick	4	House	\$1,210,000	19 Sep 2026
 142 Donald Street Brunswick	5	House	Undisclosed	19 Sep 2026
 9 Hennessy Street Brunswick	3	House	\$1,325,000	19 Sep 2026
 308/20 Breese Street Brunswick	2	Apartment	\$550,000	17 Sep 2026
 1/11 Barningham Street Brunswick	2	Townhouse	Undisclosed	17 Sep 2026

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Address	Bedrooms	Type	Price	Sold
 4/272 Albert Street Brunswick	2	Apartment	\$657,000	17 Sep 2026
 7/114 Blyth Street Brunswick	2	Apartment	\$710,000	17 Sep 2026
 3/100 Blyth Street Brunswick	2	Unit	\$615,000	16 Sep 2026
 3/7 Trafford Street Brunswick	2	Villa	Undisclosed	15 Sep 2026
 108/33 Breese Street Brunswick	2	Apartment	\$460,000	14 Sep 2026
 W104/427 Albert Street Brunswick	2	Apartment	Undisclosed	12 Sep 2026
 E304/427 Albert Street Brunswick	1	Apartment	\$675,150	12 Sep 2026
 12/74 Tinning Street Brunswick	2	Townhouse	\$650,000	12 Sep 2026
 44 Canberra Street Brunswick	4	House	Undisclosed	12 Sep 2026
 55 Brickworks Drive Brunswick	3	House	\$1,075,000	12 Sep 2026

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Address	Bedrooms	Type	Price	Sold
 30 Mitchell Street Brunswick	5	House	\$1,270,000	12 Sep 2026
 28A Breese Street Brunswick	2	Townhouse	\$970,000	12 Sep 2026
 501/701 Park Street Brunswick	3	Apartment	\$4,110,000	10 Sep 2026
 606/7 Ovens Street Brunswick	2	Apartment	Undisclosed	10 Sep 2026
 2/4 Pottery Court Brunswick	2	Apartment	\$700,000	10 Sep 2026
 13/825 Park Street Brunswick	1	Apartment	Undisclosed	08 Sep 2026
 304/1 Lygon St Brunswick	1	Apartment	\$310,000	08 Sep 2026
 8 Holloway road Brunswick	3	House	Undisclosed	05 Sep 2026
 22/10 Davies Street Brunswick	2	Townhouse	Undisclosed	05 Sep 2026
 206/2-6 Duckett Street Brunswick	2	Apartment	\$570,000	04 Sep 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 01/10/2026

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1. Victorian Data, updated monthly for the past 12 months
2. Victorian Data, updated daily for the past 12 months
3. Victorian Data, updated daily for the past Saturday's auctions
4. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
5. 2021 ABS Census

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