

JellisCraig

BRUNSWICK WEST

Suburb Report

Know your neighbourhood.



BRUNSWICK WEST SUBURB REPORT

Median House Price*

Median

\$1.30m

Quarterly Price Change

0.38% ↑

Median Unit Price*

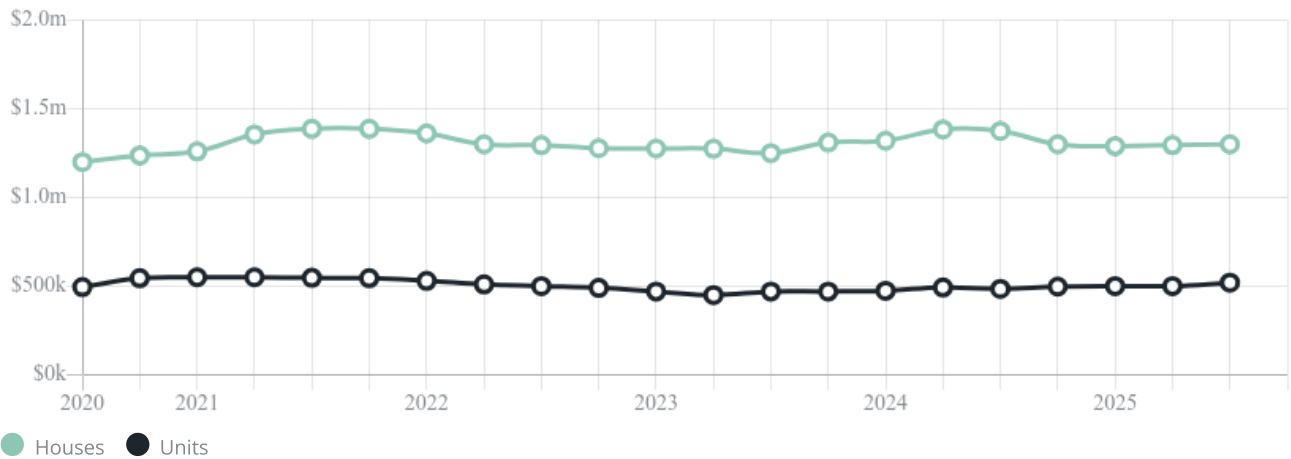
Median

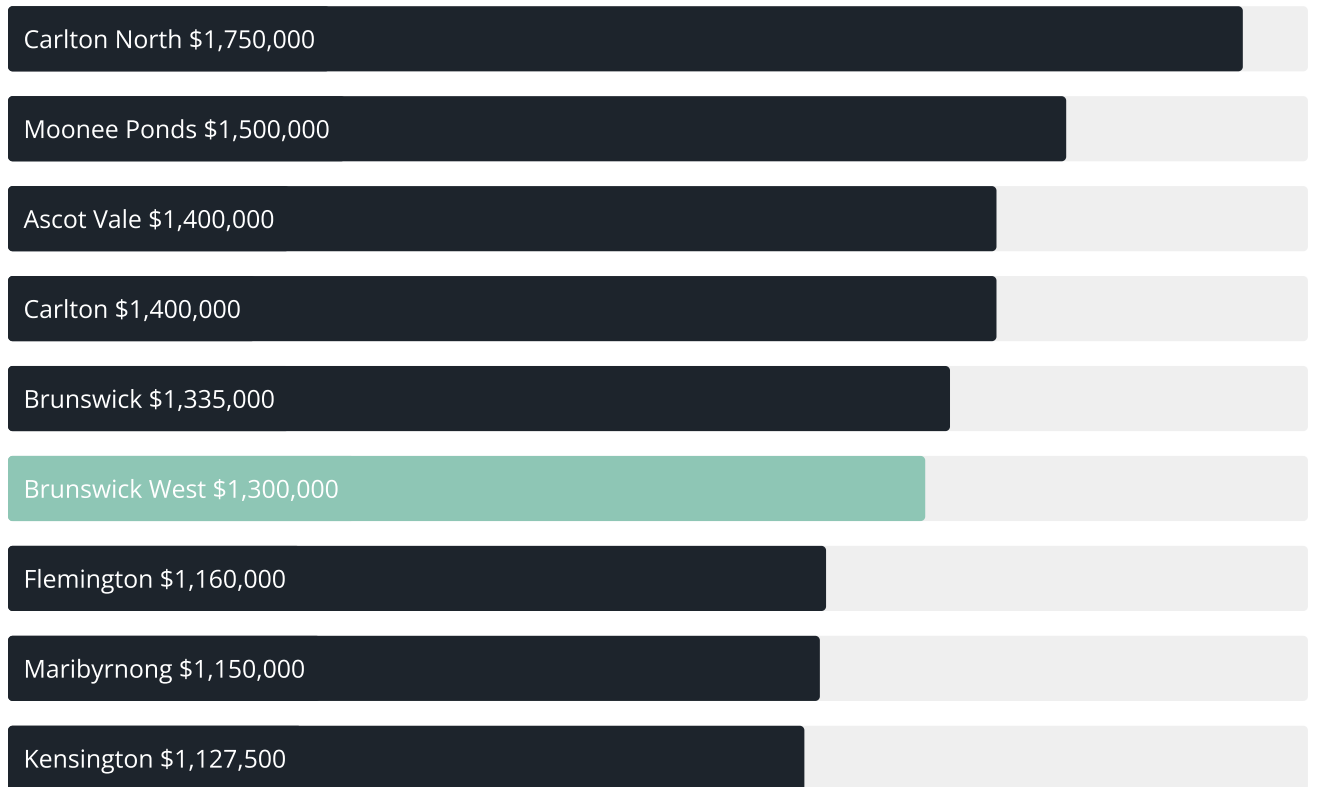
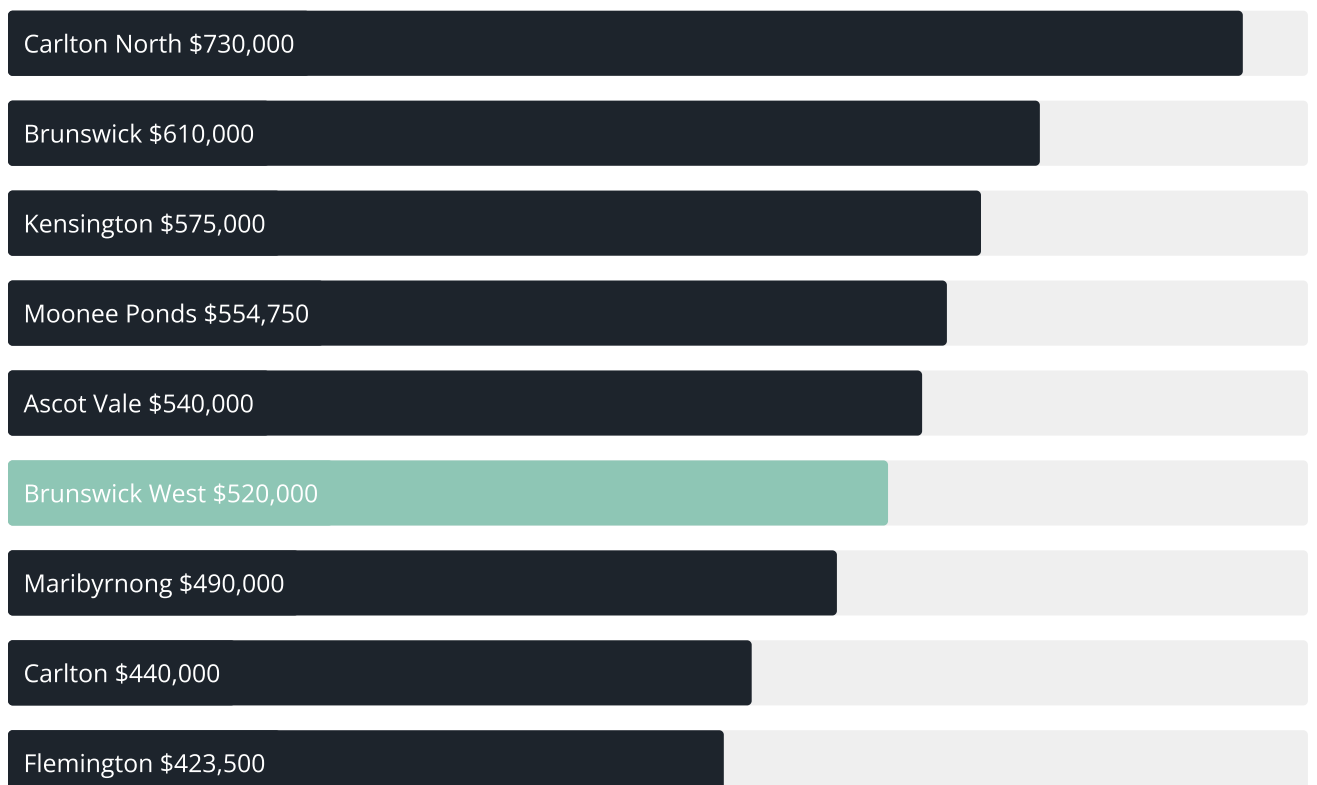
\$520k

Quarterly Price Change

4.00% ↑

Quarterly Price Change*



Median House Sale Price^{*}Median Unit Sale Price^{*}

BRUNSWICK WEST SUBURB REPORT

Sale Method*



● Auction 51%

● Private 49%

Auction Clearance Rate*

82.69%

Median Days on Market^

24 days

Average Hold Period*

7.3 years

Dwelling Type^



● Houses 38%

● Units 62%

Ownership^



● Owned Outright 26%

● Mortgaged 29%

● Rented 45%

Population^

14,746

Median Asking Rent per week*

\$750

Population Growth^

4.15%

Rental Yield*

2.84%

Median Age^

34 years

Median Household Size^

2.1 people

BRUNSWICK WEST 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
 4/17 Cumming St Brunswick West	2	Townhouse	\$750,000	29 Nov 2025
 13 Fitzgibbon Av Brunswick West	2	House	\$1,643,000	26 Nov 2025
 5/4 Dalgety St Brunswick West	2	Unit	\$480,000	25 Nov 2025
 88 Hunter St Brunswick West	3	House	\$1,580,000	24 Nov 2025
 2/46 Halpin St Brunswick West	2	Townhouse	\$800,000	22 Nov 2025
 2/23 Everett St Brunswick West	3	Townhouse	\$960,000	21 Nov 2025
 5 Flannery Ct BRUNSWICK WEST	4	House	\$1,366,000	21 Nov 2025
 4/14a Bent St BRUNSWICK WEST	2	Apartment	\$660,000	20 Nov 2025
 212/1 Olive York Way Brunswick West	2	Apartment	\$520,000	20 Nov 2025
 6/3 Harry St Brunswick West	2	Unit	\$600,000	16 Nov 2025

BRUNSWICK WEST SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 5/109 Melville Rd Brunswick West	2	Apartment	\$521,000	15 Nov 2025
 12/444 Albion St Brunswick West	2	Apartment	\$520,000	15 Nov 2025
 9/46 Murray St Brunswick West	2	Townhouse	\$570,000	15 Nov 2025
 89 Collier Cr Brunswick West	4	House	\$1,350,000	08 Nov 2025
 618 Moreland Rd Brunswick West	3	House	\$1,050,000	08 Nov 2025
 8 Whitby St Brunswick West	3	House	\$1,611,000	08 Nov 2025
 9 Zeal St Brunswick West	3	House	\$1,338,000	08 Nov 2025
 610/5 Olive York Way Brunswick West	1	Apartment	\$395,000	07 Nov 2025
 1a Perrett St Brunswick West	2	Townhouse	\$782,000	06 Nov 2025
 5/442 Albion St Brunswick West	2	Unit	\$620,000	30 Oct 2025

BRUNSWICK WEST SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 9 Henderson St Brunswick West	2	House	\$1,260,000	28 Oct 2025
 506 Victoria St Brunswick West	2	House	\$1,135,000	27 Oct 2025
 16 Marion Av Brunswick West	3	House	\$1,425,000	25 Oct 2025
 94 Whitby St Brunswick West	4	House	\$2,200,000	23 Oct 2025
 2/563 Albion St Brunswick West	2	Townhouse	\$700,000	21 Oct 2025
 4/24 Irvine Cr Brunswick West	2	Townhouse	\$875,000	21 Oct 2025
 10/13 Hopetoun Av BRUNSWICK WEST	2	Apartment	\$465,000	21 Oct 2025
 108 Pearson St Brunswick West	3	House	\$1,315,000	18 Oct 2025
 24 Temple St Brunswick West	3	House	\$1,401,000	18 Oct 2025
 3/399-401 Albion St Brunswick West	3	Townhouse	\$956,000	17 Oct 2025



Brunswick Office
179 Sydney Rd, Brunswick
03 9387 5888

jellisraig.com.au

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.

This publication contains data, analytics, statistics and other information supplied by PROPERTYDATAONLINE PTY LTD (PropertyData). The data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.

PropertyData relies upon data supplied by third parties and while the data is checked and reviewed, PropertyData does not warrant the accuracy or completeness of the information to the full extent permitted by the law and excludes all loss or damage howsoever arising (including through negligence) in connection with the data supplied by PropertyData. The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.