



Brunswick West

Suburb Report



Your connection to property insights



JellisCraig

BRUNSWICK WEST SUBURB REPORT

Median house price¹

Median unit price¹

Median

\$1.32m

Quarterly price change

0.19% ↑

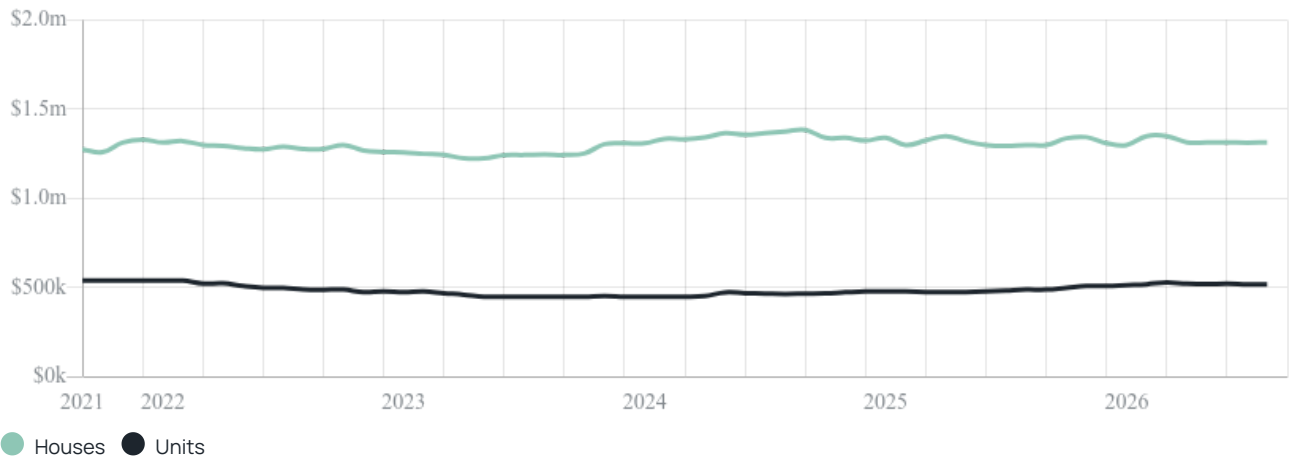
Median

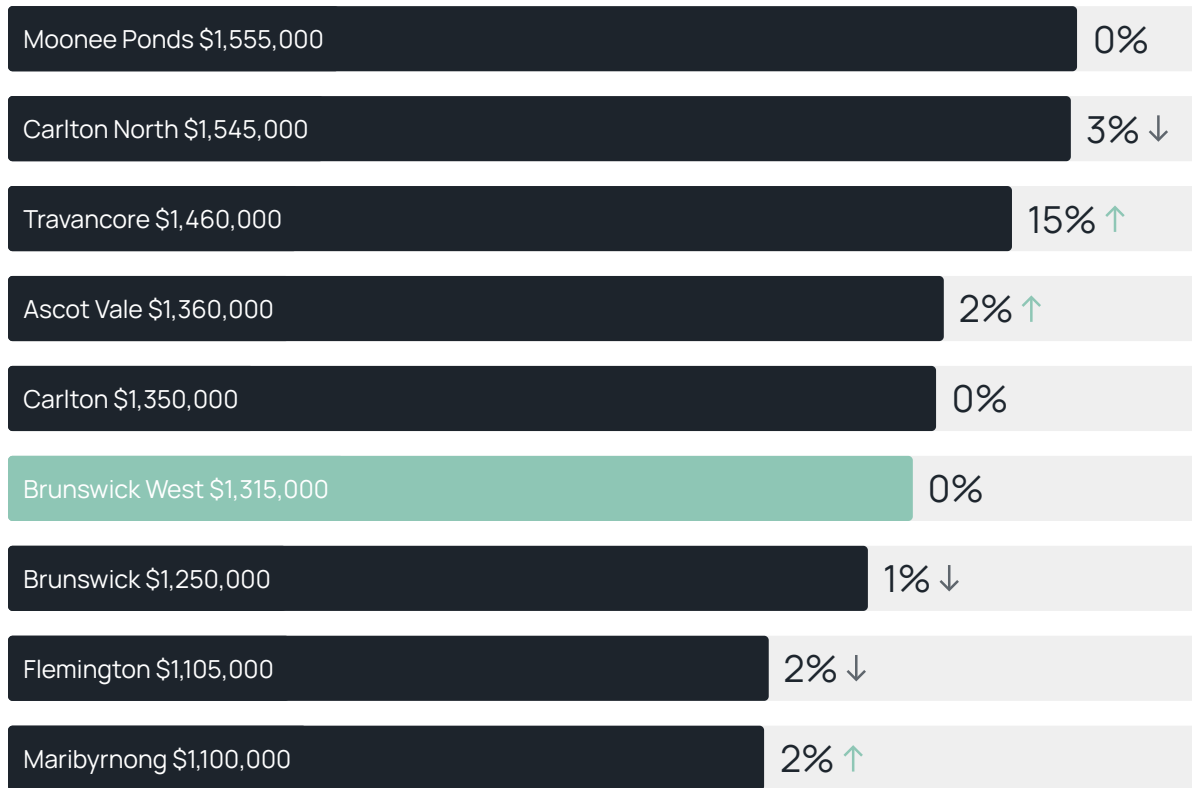
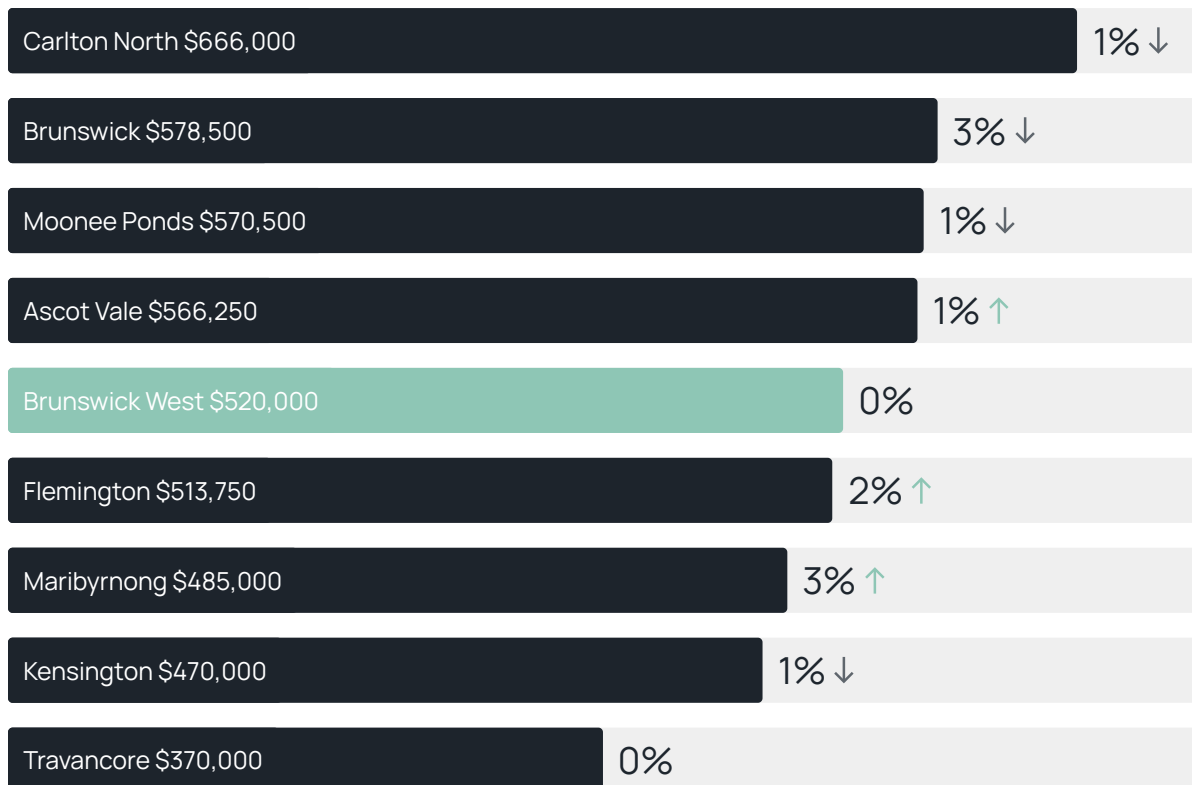
\$520k

Quarterly price change

0.00% ↓

Brunswick West quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²

● Auction 26%
● Private 74%

Auction clearance rate³

50%

Median days on market³

House

Unit

27 days

28 days

Jellis Craig average inspection attendance per listing⁴

45 groups

Average hold period¹

House

Unit

15.7 years

12.1 years

Dwelling type⁵

● Houses 48% ● Units 52%

Ownership⁵

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

Population⁵

14,746

Median asking rent per week¹

Unit

\$798

\$510

Population growth⁵

4.15%

Rental yield¹

House

Unit

3.75%

5.47%

Median age⁵

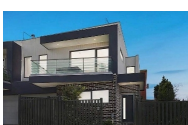
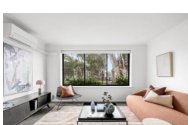
34 years

Median household size⁵

2.1 people

Recent Brunswick West sales²

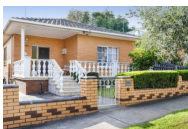
Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburb-reports

Address	Bedrooms	Type	Price	Sold
 2A/1-5 Grantham Street Brunswick West	1	Apartment	Undisclosed	24 Sep 2026
 38 Halpin Street Brunswick West	3	House	Undisclosed	19 Sep 2026
 2/20 Irvine Crescent Brunswick West	3	Townhouse	\$731,000	18 Sep 2026
 2/421 Brunswick Road Brunswick West	2	Townhouse	\$767,000	18 Sep 2026
 704/1 Olive York Way Brunswick West	2	Apartment	\$520,000	18 Sep 2026
 35 Peacock Street Brunswick West	3	House	Undisclosed	17 Sep 2026
 19 Passfield Street Brunswick West	3	House	Undisclosed	16 Sep 2026
 46 McLean St Brunswick West	2	Townhouse	\$672,500	16 Sep 2026
 305/8 Olive York Way Brunswick West	1	Apartment	\$330,000	15 Sep 2026
 1/30 Pearson Street Brunswick West	1	Unit	\$430,000	12 Sep 2026

BRUNSWICK WEST SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 14 Everett Street Brunswick West	4	House	\$1,520,000	10 Sep 2026
 130 Pearson Street Brunswick West	3	House	\$812,000	09 Sep 2026
 26/13 Hopetoun Avenue Brunswick West	2	Apartment	\$418,000	08 Sep 2026
 22 Daly Street Brunswick West	4	House	Undisclosed	08 Sep 2026
 110/12 Olive York Way Brunswick West	2	Apartment	\$460,000	04 Sep 2026
 805/1 Olive York Way Brunswick West	1	Apartment	\$410,000	03 Sep 2026
 5/3 Harry Street Brunswick West	2	Unit	\$550,000	03 Sep 2026
 5/3 Cooper Street Brunswick West	2	Unit	\$520,000	02 Sep 2026
 2A Cohuna Street Brunswick West	3	House	Undisclosed	01 Sep 2026
 C38/415 Brunswick Road Brunswick West	1	Apartment	Undisclosed	31 Aug 2026

BRUNSWICK WEST SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 8/87 Heller Street Brunswick West	1	Apartment	Undisclosed	30 Aug 2026
 2/423 Brunswick Road Brunswick West	2	Unit	\$616,500	29 Aug 2026
 1-6/10 Walker Street Brunswick West	12	House	Undisclosed	27 Aug 2026
 107/358 Moreland Road Brunswick West	2	Apartment	\$491,000	26 Aug 2026
 3/19 Howson Street Brunswick West	2	Unit	\$703,000	26 Aug 2026
 A&B&C/49 smith street Brunswick West	6	House	\$1,500,000	25 Aug 2026
 539 Victoria Street Brunswick West	3	House	\$1,140,000	25 Aug 2026
 114/8 Olive York Way Brunswick West	1	Apartment	\$335,000	24 Aug 2026
 4/193 Union Street Brunswick West	1	Unit	\$420,000	22 Aug 2026
 2/12 Walker Street Brunswick West	1	Apartment	\$325,000	21 Aug 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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