

JellisCraig

BULLEEN

Suburb Report

Know your neighbourhood.



BULLEEN SUBURB REPORT

Median House Price*

Median

\$1.34m

Quarterly Price Change

-0.74% ↓

Median Unit Price*

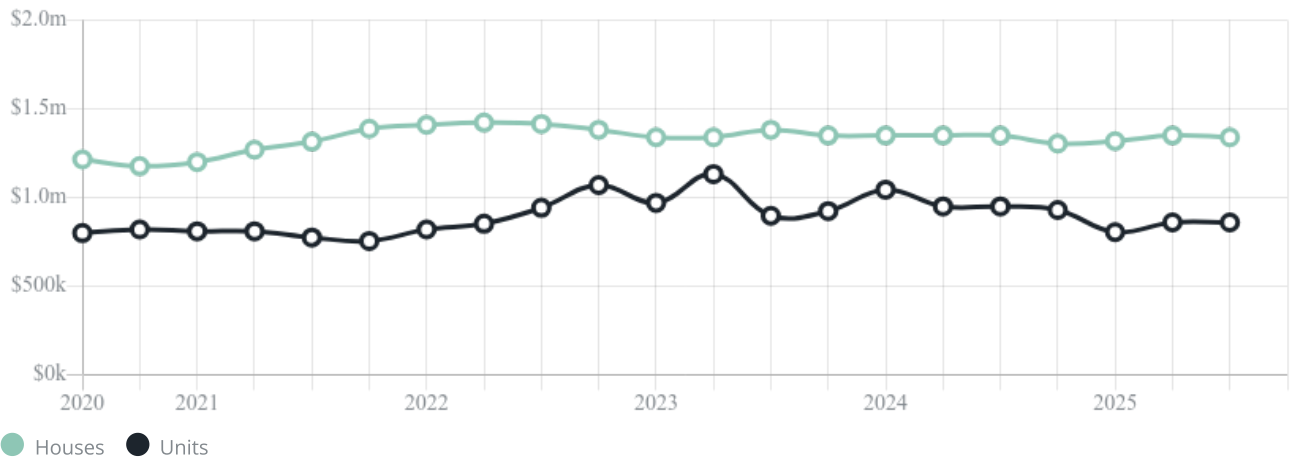
Median

\$860k

Quarterly Price Change

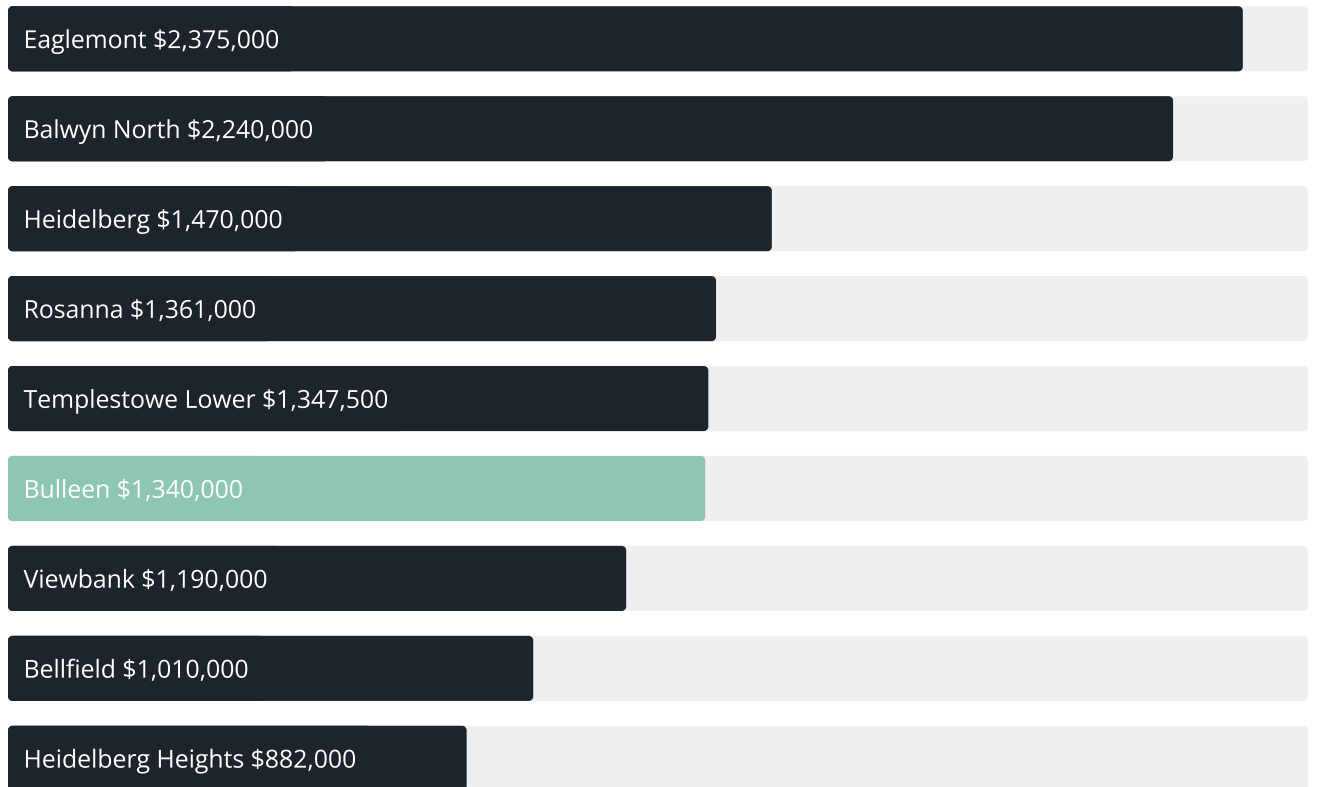
0.00% ↓

Quarterly Price Change*

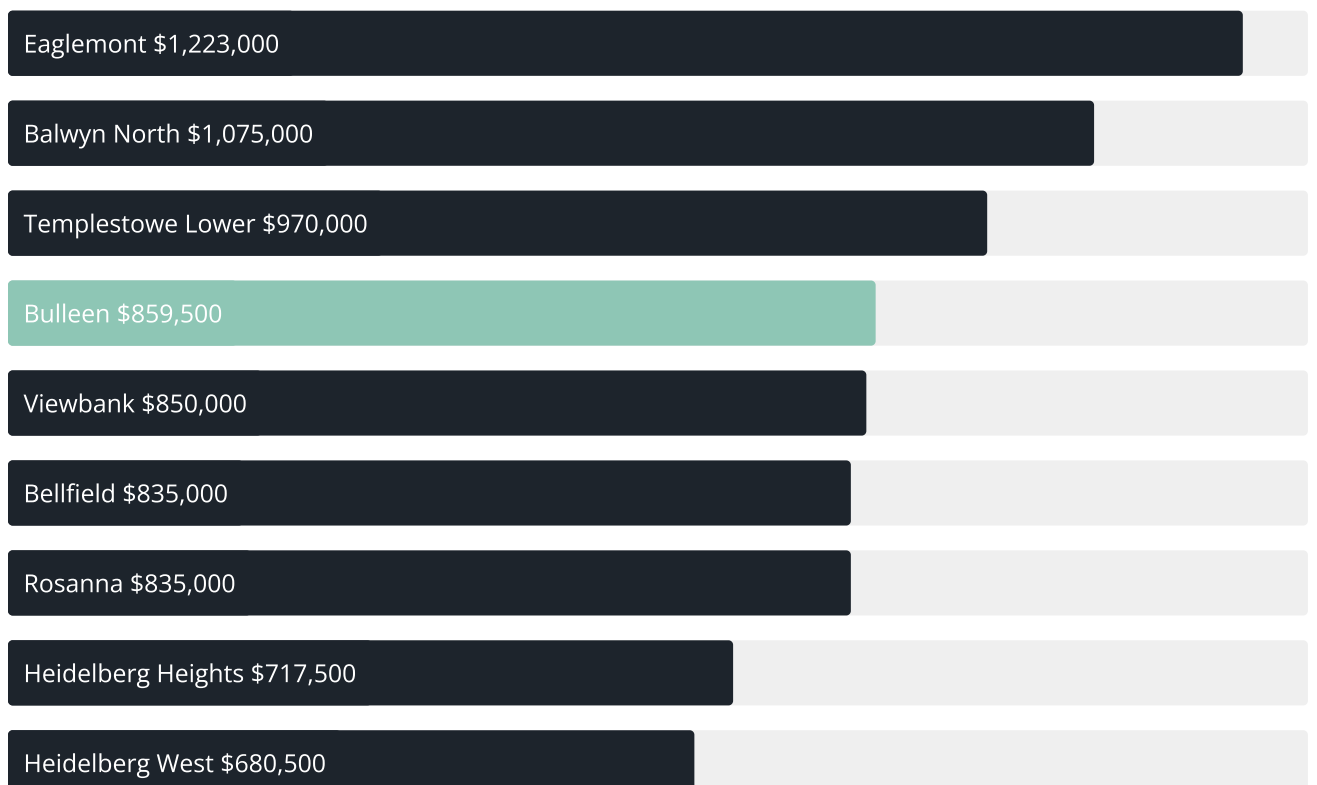


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Median House Sale Price*



Median Unit Sale Price*



BULLEEN SUBURB REPORT

Sale Method*



● Auction 81%
● Private 19%

Auction Clearance Rate*

71.05%

Median Days on Market^

26 days

Average Hold Period*

7.5 years

Dwelling Type^



● Houses 80% ● Units 20%

Ownership^



● Owned Outright 52% ● Mortgaged 31% ● Rented 17%

Population^

11,219

Median Asking Rent per week*

\$700

Population Growth^

3.18%

Rental Yield*

2.51%

Median Age^











45 years

Median Household Size^











2.6 people

BULLEEN SUBURB REPORT







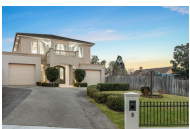



Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 17 Alison Av BULLEEN	4	House	\$1,370,000	29 Nov 2025
 46 Summit Dr Bulleen	5	House	\$1,403,000	29 Nov 2025
 2 Penderel Way Bulleen	4	House	\$2,000,000	27 Nov 2025
 3 Birrarrung Ct Bulleen	4	House	\$1,602,500	22 Nov 2025
 2/14 Yarraleen Pl Bulleen	4	Townhouse	\$1,261,000	20 Nov 2025
 93 Pleasant Rd Bulleen	4	House	\$1,688,888	19 Nov 2025
 1/131 Manningham Rd Bulleen	2	Unit	\$800,000	15 Nov 2025
 18 Summit Dr Bulleen	4	House	\$1,915,000	15 Nov 2025
 2/12a Lincoln Dr Bulleen	2	Unit	\$710,000	15 Nov 2025
 39 Kandanga Gr Bulleen	4	House	\$1,429,000	08 Nov 2025

BULLEEN SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 24 Robinson Gr Bulleen	3	House	\$1,370,000	03 Nov 2025
 1/7 Westwood Dr Bulleen	3	Unit	\$1,158,000	03 Nov 2025
 4 Prospect Rd Bulleen	4	House	\$1,400,000	28 Oct 2025
 3 Hillside Rd Bulleen	3	House	\$1,330,000	27 Oct 2025
 6/58 Templestowe Rd Bulleen	1	Apartment	\$290,000	25 Oct 2025
 18 Vista St BULLEEN	4	House	\$1,500,000	25 Oct 2025
 1/33 Alfreda Av Bulleen	3	Land	\$726,000	25 Oct 2025
 53 Stanley St Bulleen	4	House	\$1,390,000	25 Oct 2025
 45 Lincoln Dr Bulleen	2	House	\$1,180,000	24 Oct 2025
 102/164 Manningham Rd Bulleen	3	Apartment	\$615,000	22 Oct 2025

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Address	Bedrooms	Type	Price	Sold
 28 Sheahans Rd Bulleen	4	House	\$1,362,000	21 Oct 2025
 35 Grant Olson Av Bulleen	5	House	\$1,440,000	18 Oct 2025
 56 Riverview Tce Bulleen	5	House	\$1,780,000	16 Oct 2025
 108/164 Manningham Rd Bulleen	2	Apartment	\$560,000	15 Oct 2025
 43 Lincoln Dr Bulleen	5	House	\$2,565,000	15 Oct 2025
 1/6 Flinders St Bulleen	3	Flat/Unit/Apartment	\$575,000	13 Oct 2025
 8 Fuller St Bulleen	5	House	\$2,187,000	11 Oct 2025
 38 Apex Cr Bulleen	3	House	\$1,260,000	11 Oct 2025
 1/11 Valentine St Bulleen	4	Townhouse	\$1,300,000	10 Oct 2025
 5/2 Kandanga Gr Bulleen	2	Apartment	\$440,000	09 Oct 2025



Doncaster Office
Level 1/1006 Doncaster Road, Doncaster
03 8841 4888

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.

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