



Burnley

Suburb Report

Your connection to property insights



JellisCraig

BURNLEY SUBURB REPORT

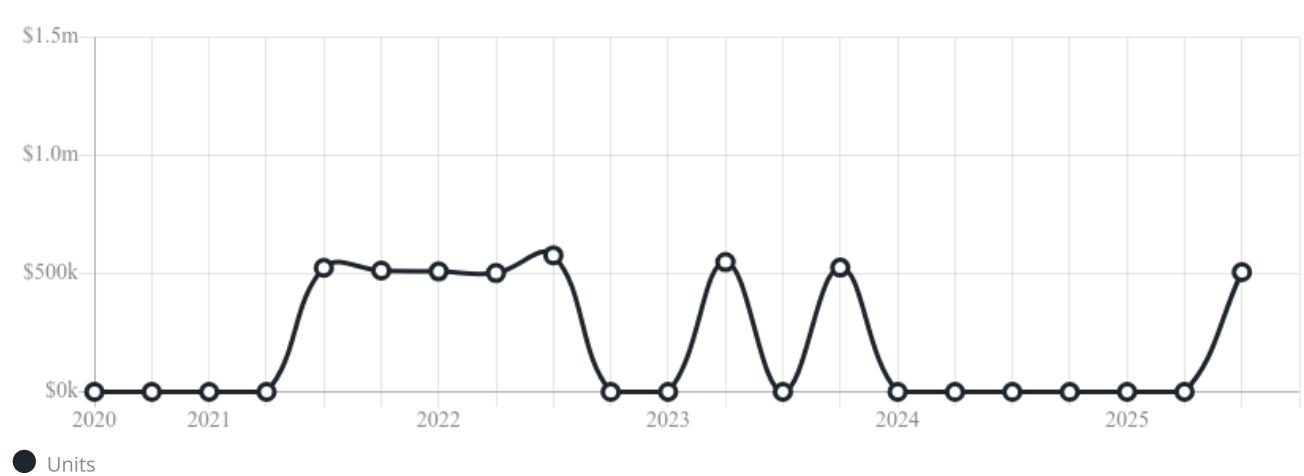
Median unit price¹

Median
\$507k

Quarterly price change

0.00% 

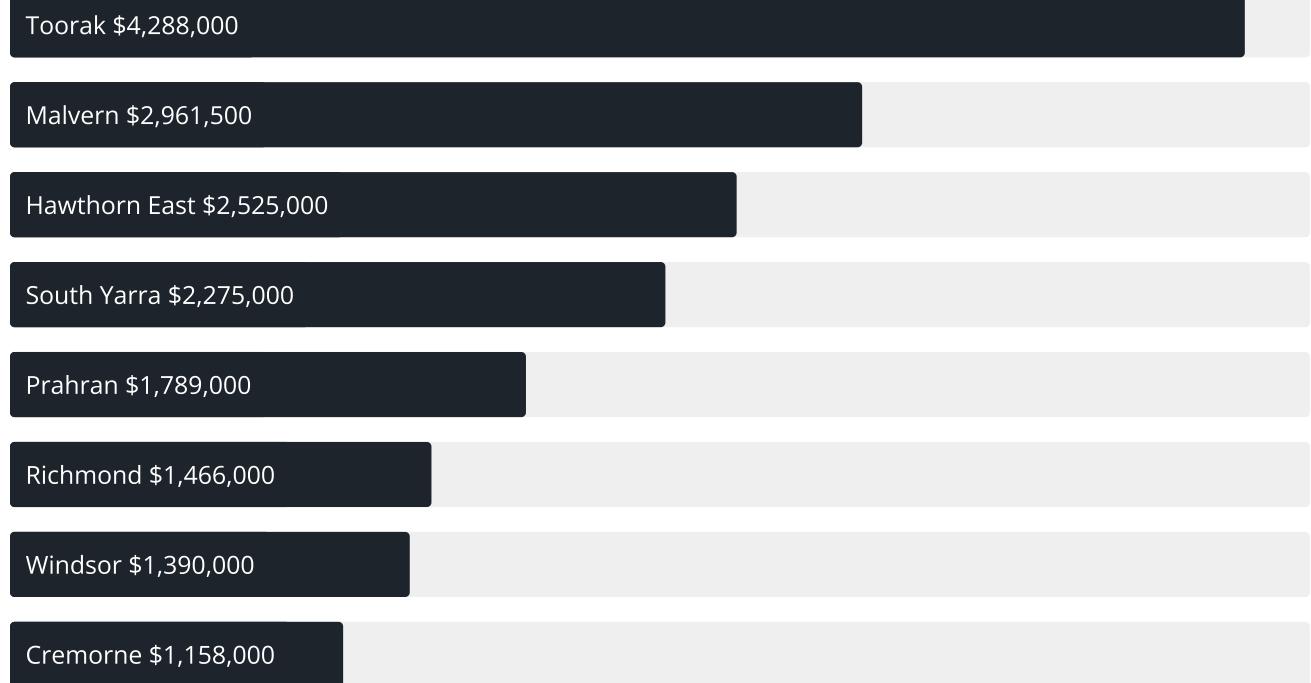
Quarterly price change¹



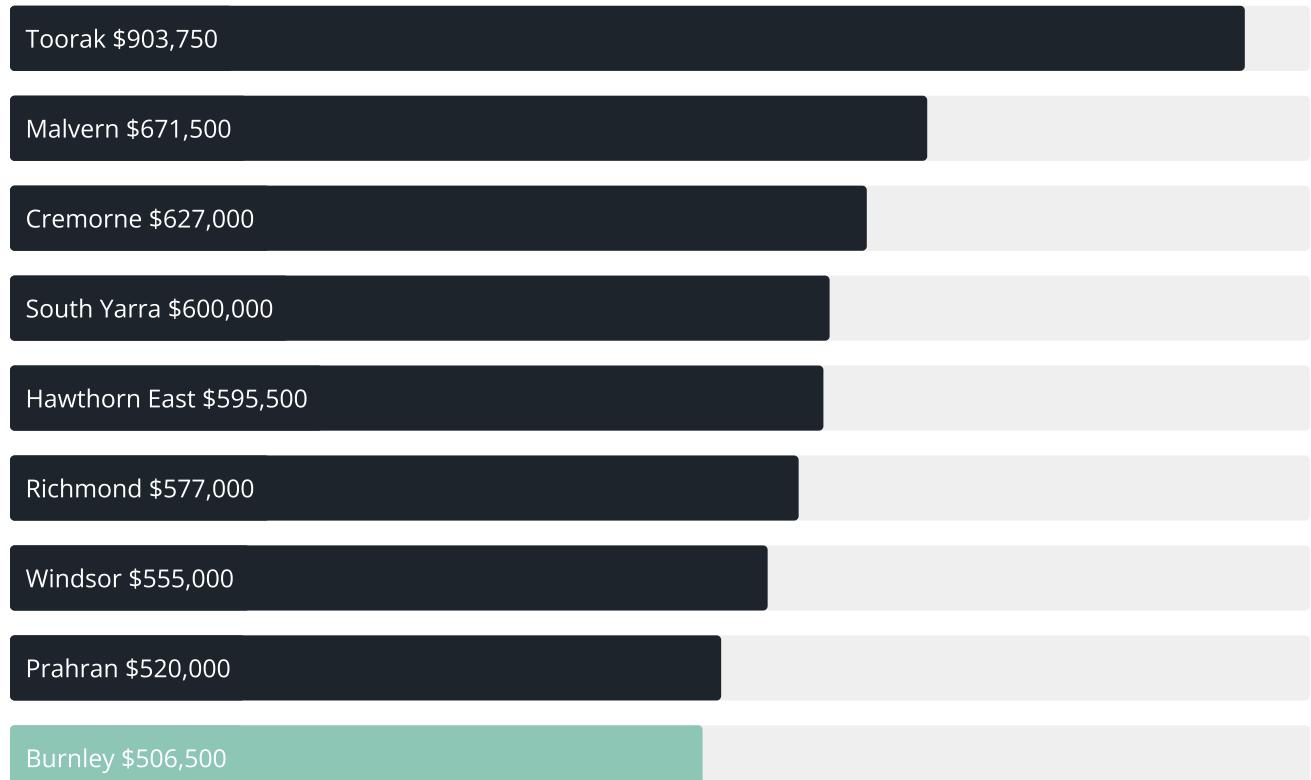
Surrounding Suburbs

BURNLEY SUBURB REPORT

Median house price¹



Median unit price¹



Sales Snapshot

BURNLEY SUBURB REPORT

Sale method²



● Auction 44%
● Private 56%

Auction clearance rate³

100%

Median days on market³

22 days

Jellis Craig average inspection attendance per listing⁴

22 groups

Average hold period¹

9.2 years

Insights

Dwelling type⁵



● Houses 20% ● Units 80%

Ownership⁵



● Owned outright 25% ● Mortgaged 32% ● Rented 43%

Population⁵

794

Median asking rent¹

\$900 per week

Population growth⁵

3.25%

Rental yield¹

2.78%

Median age⁵

32 years

Median household size⁵

2.1 people

BURNLEY SUBURB REPORT

Recent Burnley 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
 5/9-11 Adam St Burnley	2	Apartment	\$582,000	12 Nov 2025
 1/7 Adam St Burnley	1	Apartment	\$330,000	05 Nov 2025
 94 Madden Gr Burnley	2	House	\$1,320,000	23 Oct 2025
 44 Parkville St Burnley	2	Townhouse	\$1,300,000	22 Oct 2025
 10 Crimea St Burnley	3	House	\$1,820,000	11 Oct 2025
 7 Cherrill St Burnley	3	House	\$1,425,000	11 Oct 2025
 6/27 Gibdon St Burnley	3	Townhouse (Conjoined)	\$1,520,000	13 Sep 2025
 12/7 Adam St Burnley	1	Apartment	\$311,000	28 Aug 2025
 417 Burnley St Burnley	3	House	\$1,260,000	16 Aug 2025
 9/6 Adam St Burnley	1	Apartment	\$305,000	29 Jul 2025

Sold Properties

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Address	Bedrooms	Type	Price	Sold
 23 Parkville St Burnley	4	House	\$1,885,000	26 Jul 2025
 2/7 Adam St Burnley	2	Apartment	\$517,000	17 Jul 2025
 20 Parkville St Burnley	2	House	\$770,000	16 Jul 2025
 9/241 Stawell St Burnley	2	Unit	\$496,000	11 Jul 2025
 14/7 Adam St Burnley	2	Apartment	\$546,250	08 Jul 2025
 9 Gibdon St Burnley	4	House	\$2,255,000	01 Jul 2025
 19 Gibdon St Burnley	3	House	\$2,150,000	18 Jun 2025
 11/9-11 Adam St BURNLEY	2	Apartment	\$686,000	14 Jun 2025
 5/6 Adam St Burnley	2	Subdivided Unit/Villa/Townhouse	\$600,000	10 May 2025
 11 Barrow Pl Burnley	3	House	\$1,555,000	10 May 2025

Sold Properties

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Address	Bedrooms	Type	Price	Sold
	1	Strata Unit/Flat	\$570,000	09 May 2025
	2	House	\$1,170,000	10 Apr 2025
	4	House	\$2,200,000	01 Mar 2025
	2	House	\$1,110,000	22 Feb 2025
	2	Apartment	\$527,000	29 Jan 2025
	3	Strata Unit/Flat	\$1,700,000	21 Jan 2025
	1	Apartment	\$282,000	20 Jan 2025
	2	House	\$1,100,000	11 Jan 2025
	3	House	\$880,000	11 Jan 2025



Jellis Craig Richmond
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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 08/01/2026

- 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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