



Clunes

Suburb Report



Your connection to property insights



JellisCraig

CLUNES SUBURB REPORT

Median house price¹

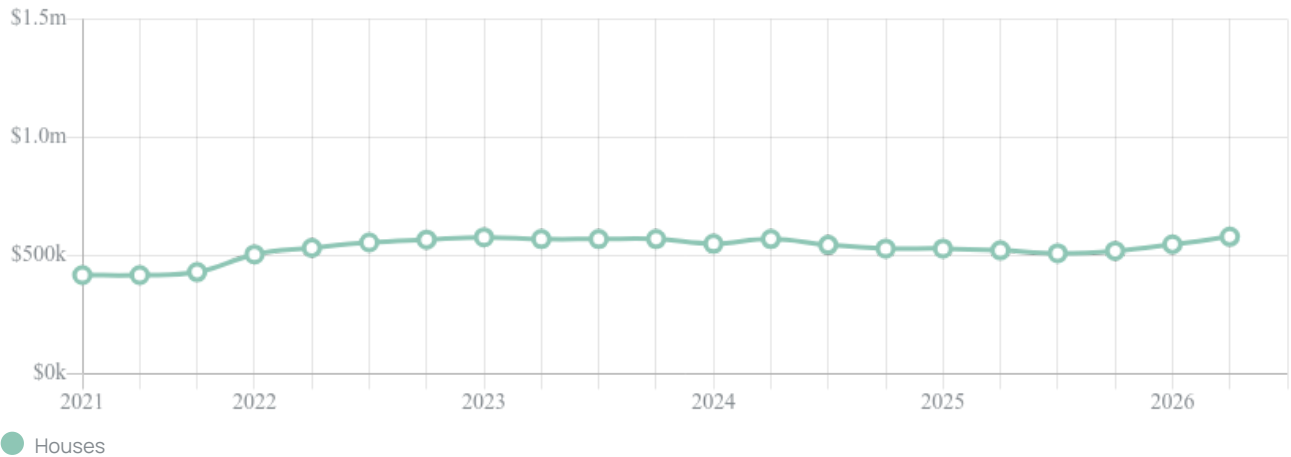
Median

\$580k

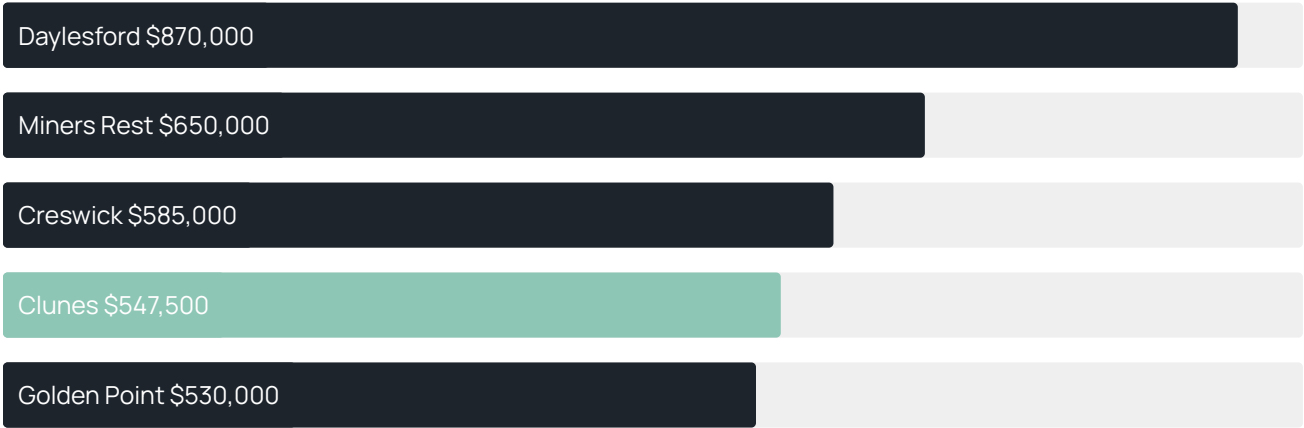
Quarterly price change

5.93% ↑

Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²

● Private 100%

Median days on market³

397 days

Jellis Craig average inspection attendance per listing⁴

397 groups

Average hold period¹

4.6 years

Dwelling type⁵

● Houses 95% ● Units 5%

Ownership⁵

● Owned outright 55% ● Mortgaged 39% ● Rented 7%

Population⁵

1,844

Median asking rent¹

\$510 per week

Population growth⁵

6.71%

Rental yield¹

3.17%

Median age⁵

51 years

Median household size⁵

2.2 people

CLUNES SUBURB REPORT

Recent Clunes sales

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
 17 Service St Clunes	3	House	\$470,000	27 Jul 2026
 99 Bailey St Clunes	2	House	\$485,000	05 May 2026
 70 Fraser St Clunes	3	House	\$510,000	04 May 2026
 35 Albert St Clunes	4	House	\$680,000	28 Apr 2026
 170 Fairview Dr Clunes	4	House	\$840,000	27 Apr 2026
 45 Criterion Ct Clunes	3	House	\$765,000	15 Apr 2026
 18 George St Clunes	3	House	\$510,000	14 Apr 2026
 265 Creswick Rd Clunes	3	House	\$870,000	20 Mar 2026
 2 Camp St Clunes	4	House	\$800,000	06 Mar 2026
 5 Templeton St Clunes	2	House	\$515,000	19 Feb 2026

CLUNES SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 8 Beckwith St Clunes	3	House	\$420,000	17 Feb 2026
 6 Hill St Clunes	4	House	\$630,000	13 Feb 2026
 2 West St Clunes	3	House	\$699,000	09 Feb 2026
 22 Suburban St Clunes	3	House	\$440,000	07 Feb 2026
 16 Leslie St Clunes	3	House	\$580,000	06 Feb 2026
 1 Latrobe St Clunes	3	House	\$865,000	03 Feb 2026
 1 Island St Clunes	3	House	\$747,500	23 Jan 2026
 59 Thornton St Clunes	4	House	\$780,000	16 Jan 2026
 3590 Ballarat Maryborough Rd Clunes	4	House	\$760,000	15 Dec 2025
 75 Bailey St Clunes	3	House	\$540,000	11 Dec 2025

CLUNES SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 14 Angus St Clunes	3	House	\$510,000	04 Dec 2025
 4 Camp St Clunes	3	House	\$470,000	02 Dec 2025
 5 Flood St Clunes	3	House	\$672,500	28 Nov 2025
 28 Canterbury St Clunes	4	House	\$620,000	27 Nov 2025
 12 West St Clunes	3	House	\$610,000	26 Nov 2025
 1 Campbells Rise Clunes	4	House	\$720,000	10 Nov 2025
 12 Hotham St Clunes	4	House	\$555,000	31 Oct 2025
 56 Leslie St Clunes	3	House	\$275,000	28 Oct 2025
 32 Talbot Rd Clunes	2	House	\$260,000	23 Oct 2025
 11 Canterbury St Clunes	3	House	\$420,000	15 Oct 2025



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 01/08/2026

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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