

# JellisCraig

FITZROY

# Suburb Report

Know your neighbourhood.



FITZROY SUBURB REPORT

Median House Price\*

Median

\$1.72m

Quarterly Price Change

0.00% ↓

Median Unit Price\*

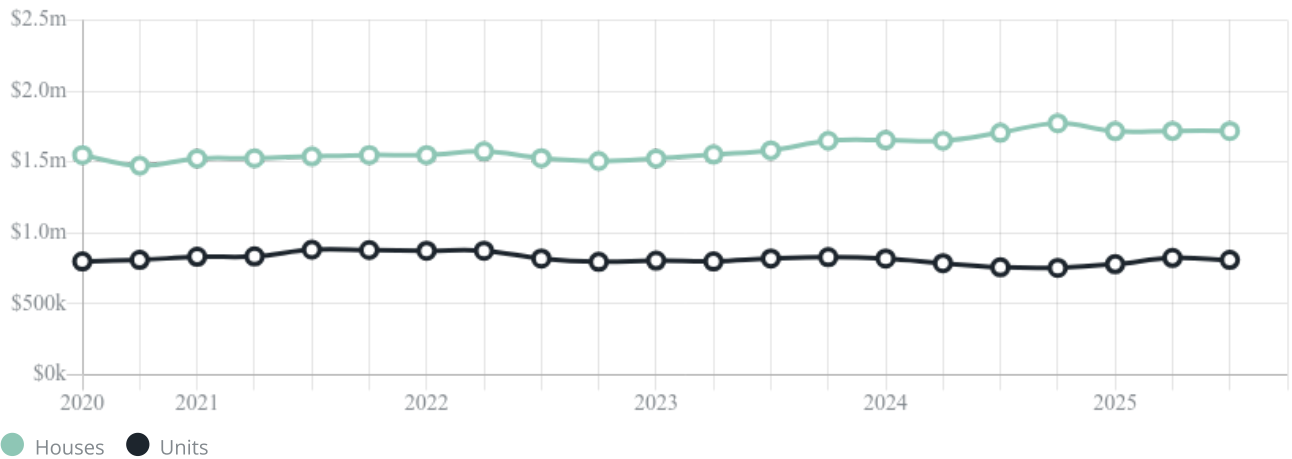
Median

\$810k

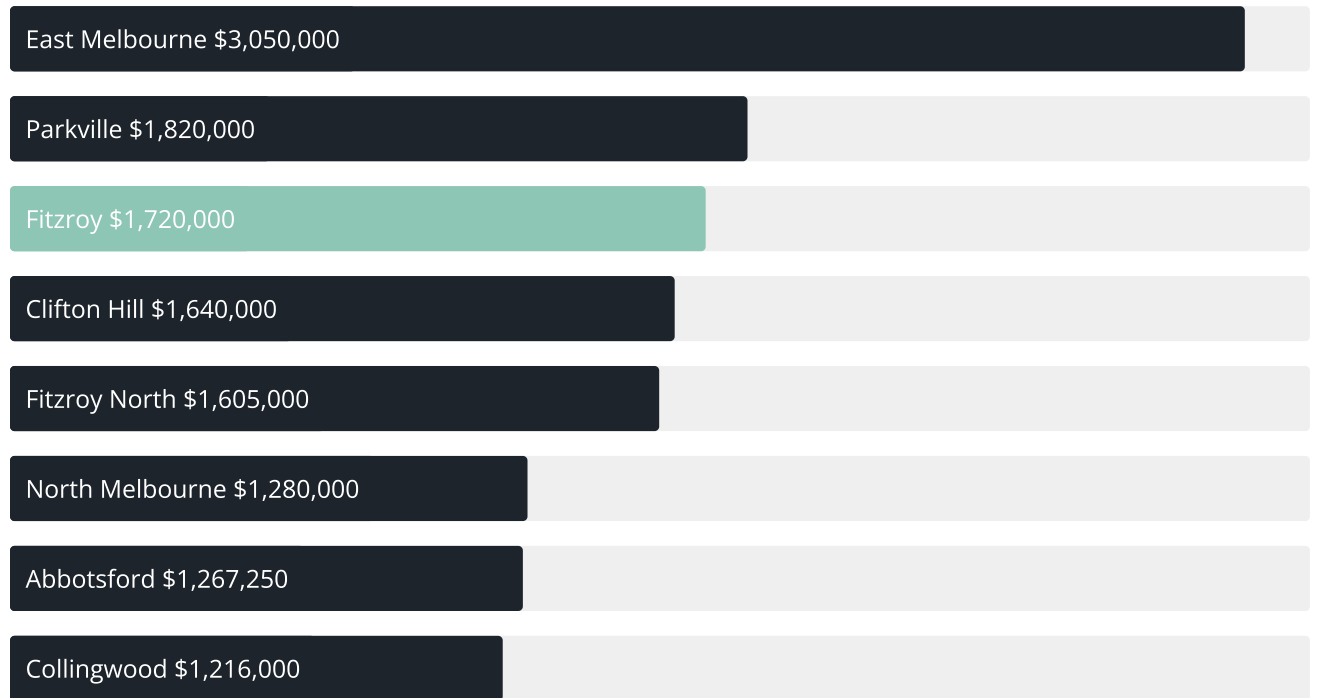
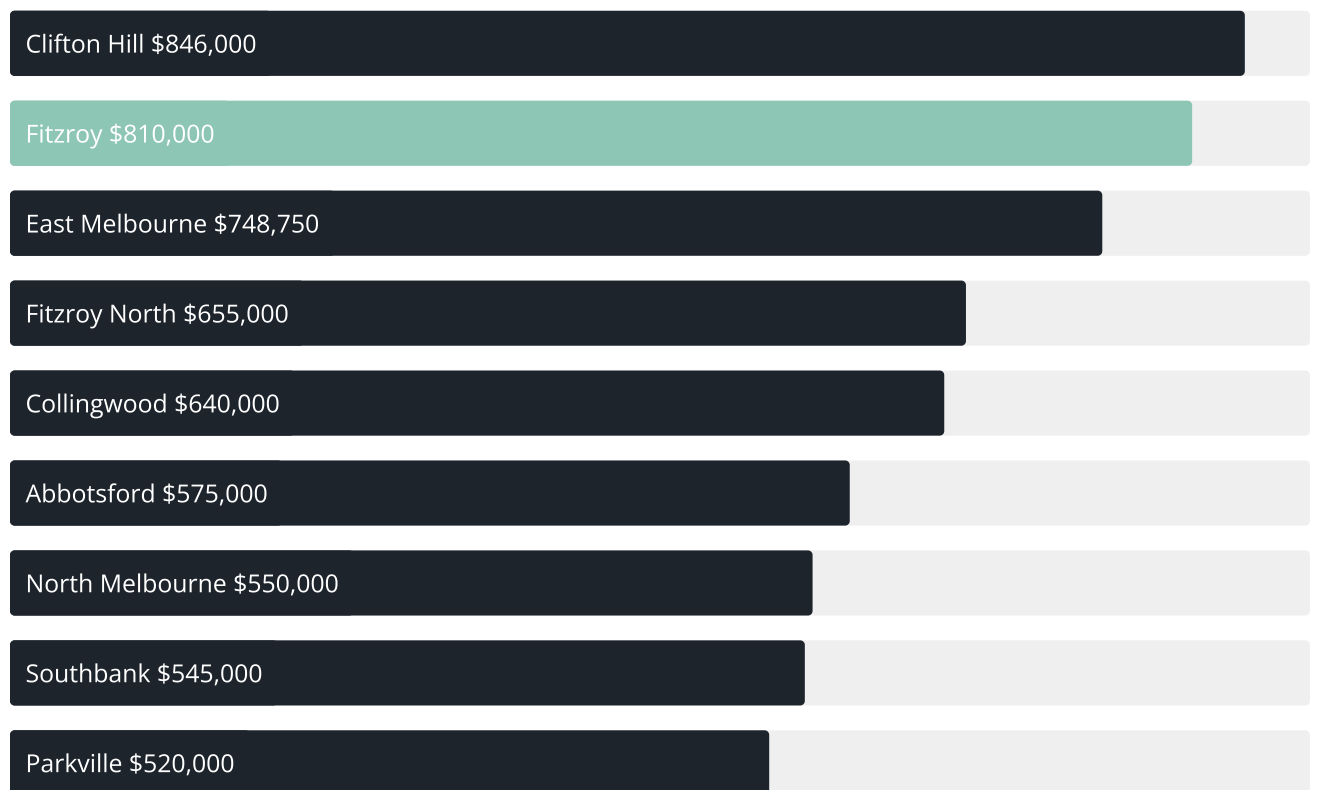
Quarterly Price Change

-1.69% ↓

Quarterly Price Change\*



## FITZROY SUBURB REPORT

Median House Sale Price<sup>\*</sup>Median Unit Sale Price<sup>\*</sup>

## FITZROY SUBURB REPORT

## Sale Method\*



● Auction 41%  
● Private 59%

## Auction Clearance Rate\*

79.41%

## Median Days on Market^

24 days

## Average Hold Period\*

7.7 years

## Dwelling Type^



● Houses 3% ● Units 97%

## Ownership^



● Owned Outright 21% ● Mortgaged 24% ● Rented 55%

## Population^

10,431

## Median Asking Rent per week\*

\$950

## Population Growth^

-0.13%

## Rental Yield\*

2.58%

## Median Age^







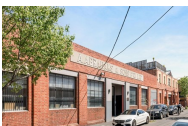



35 years

## Median Household Size^











2 people

## FITZROY SUBURB REPORT





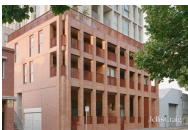





Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburbinsights](https://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 25 Gore St Fitzroy	3	House	\$1,525,000	13 Dec 2025
 17 Macrobertsons Cl Fitzroy	3	Townhouse	\$1,215,000	09 Dec 2025
 5 Brunswick Pl Fitzroy	2	House	\$1,000,000	29 Nov 2025
 116/44 Brunswick St FITZROY	1	Apartment	\$340,000	28 Nov 2025
 203/82 Westgarth St Fitzroy	2	Subdivided Unit/Villa/Townhouse	\$950,000	28 Nov 2025
 106/250 Gore St Fitzroy	2	Unit	\$687,500	26 Nov 2025
 4/144 Rose St Fitzroy	2	Unit	\$1,010,000	25 Nov 2025
 201/176 Argyle St Fitzroy	2	Apartment	\$785,000	22 Nov 2025
 314/48 Rose St Fitzroy	2	Apartment	\$867,000	20 Nov 2025
 3 Brunswick Pl Fitzroy	2	House	\$1,010,000	19 Nov 2025

## FITZROY SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 6/96 Charles St Fitzroy	1	Apartment	\$410,000	18 Nov 2025
 34 Condell St Fitzroy	2	House	\$850,000	18 Nov 2025
 325a Young St Fitzroy	2	Townhouse	\$2,075,000	17 Nov 2025
 6/214 Argyle St Fitzroy	3	House	\$2,260,000	15 Nov 2025
 430 Napier St Fitzroy	2	House	\$1,335,000	10 Nov 2025
 306/176 Argyle St Fitzroy	2	Subdivided Unit/Villa/Townhouse	\$900,000	10 Nov 2025
 405/9 Smith St Fitzroy	2	Subdivided Unit/Villa/Townhouse	\$920,000	10 Nov 2025
 1/333 Napier St Fitzroy	2	House	\$1,385,000	08 Nov 2025
 502/353 Napier St Fitzroy	2	Apartment	\$850,000	08 Nov 2025
 5/3 Hertford St Fitzroy	2	Townhouse	\$1,120,000	07 Nov 2025

## FITZROY SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3/32 Palmer St FITZROY	2	Subdivided Unit/Villa/Townhouse	\$879,999	06 Nov 2025
 330b Young St Fitzroy	2	Townhouse	\$1,295,000	05 Nov 2025
 7/1 James St FITZROY	1	Apartment	\$540,000	01 Nov 2025
 9A/144 George St Fitzroy	2	Subdivided Unit/Villa/Townhouse	\$1,500,000	31 Oct 2025
 402/82 Westgarth St Fitzroy	2	Apartment	\$980,000	31 Oct 2025
 2/70 Nicholson St Fitzroy	1	Subdivided Unit/Villa/Townhouse	\$435,000	30 Oct 2025
 3 Greeves St Fitzroy	2	House	\$1,330,500	29 Oct 2025
 1 Charles Pl Fitzroy	3	Townhouse	\$1,265,000	28 Oct 2025
 3/250 Gore St Fitzroy	1	Subdivided Unit/Villa/Townhouse	\$480,000	25 Oct 2025
 107/75 Argyle St Fitzroy	1	Apartment	\$765,000	25 Oct 2025



Fitzroy Office  
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[jellisraig.com.au](http://jellisraig.com.au)

Data is current as of PDF generation date 01/01/2026

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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