



Kingsbury

Suburb Report



Your connection to property insights



JellisCraig

KINGSBURY SUBURB REPORT

Median house price¹

Median

\$890k

Quarterly price change

2.47% ↑

Median unit price¹

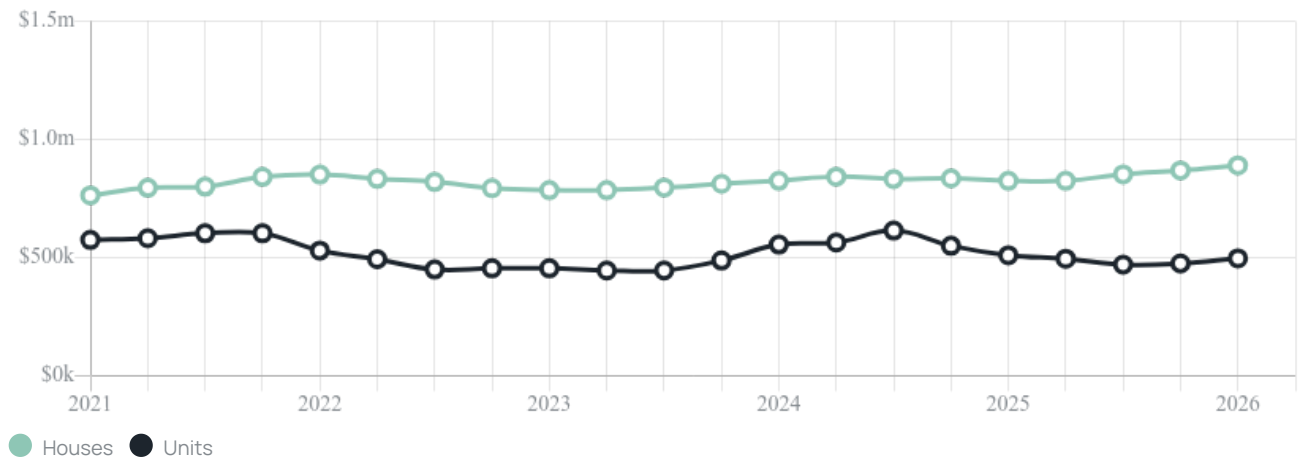
Median

\$497k

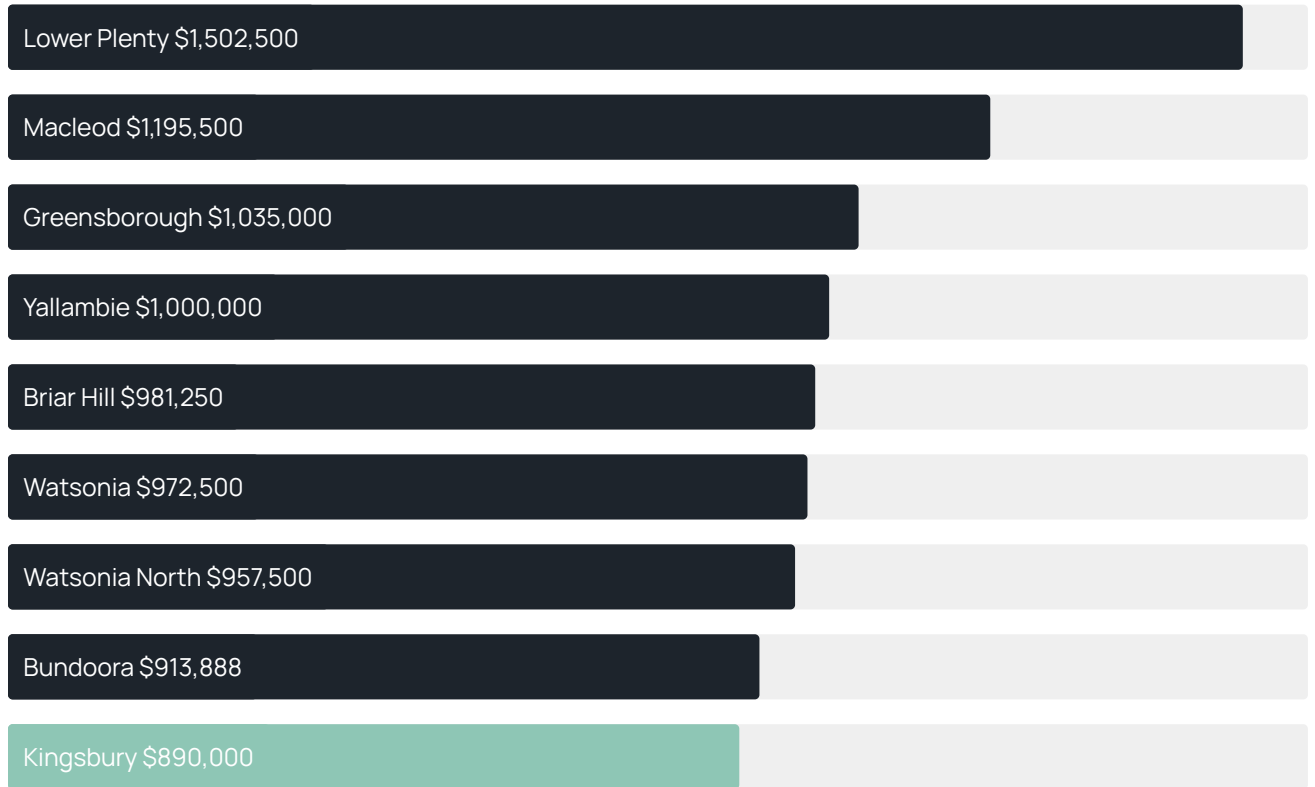
Quarterly price change

4.63% ↑

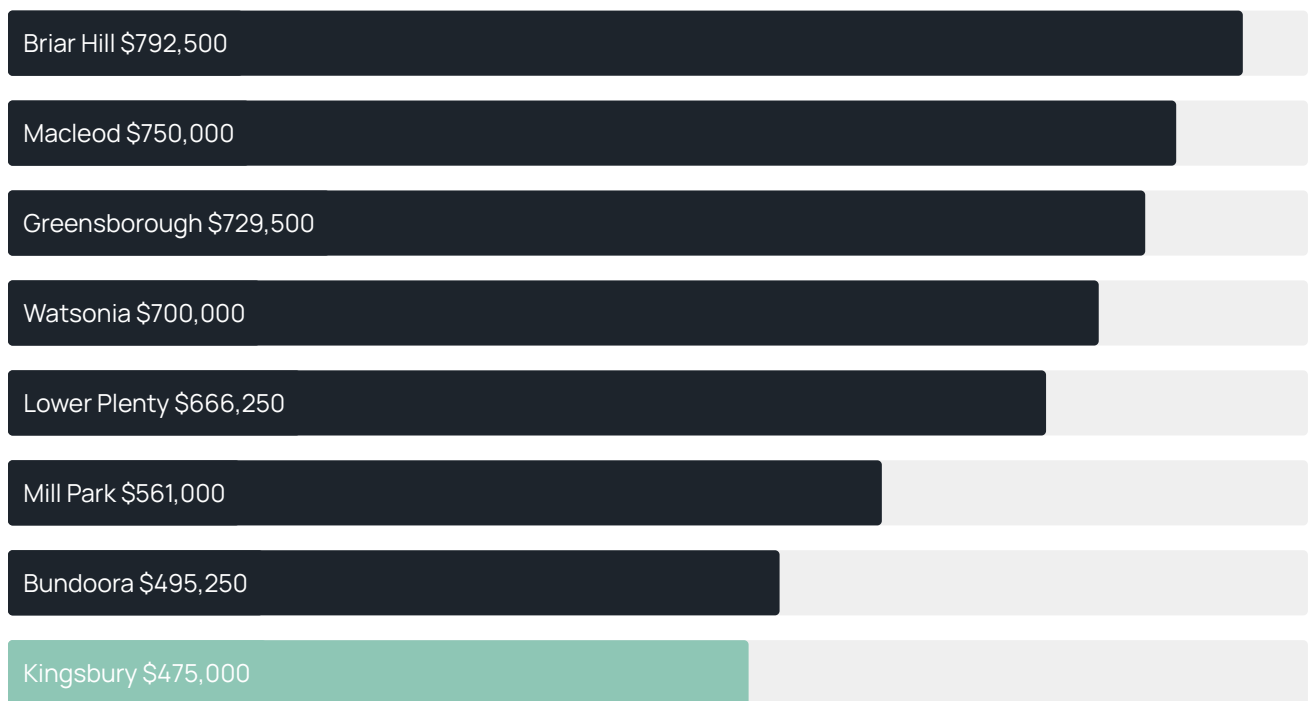
Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



● Auction 64%
● Private 36%

Auction clearance rate³

66.67%

Median days on market³

24 days

Jellis Craig average inspection attendance per listing⁴

24 groups

Average hold period¹

6.8 years

Dwelling type⁵



● Houses 66% ● Units 34%

Ownership⁵



● Owned outright 35% ● Mortgaged 26% ● Rented 39%

Population⁵

3,460

Median asking rent¹

\$550 per week

Population growth⁵

-8.47%

Rental yield¹

3.44%

Median age⁵

34 years





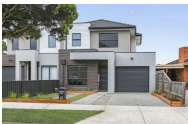





Median household size⁵

2.4 people











KINGSBURY SUBURB REPORT

Recent Kingsbury 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
 2/20 Lowell Av Kingsbury	3	Townhouse	\$730,000	23 Jun 2026
 4/20 Dunne St Kingsbury	2	Unit	\$550,000	16 Jun 2026
 2/40 Dunne St Kingsbury	3	Unit	\$720,000	06 Jun 2026
 15 Ellerslie St Kingsbury	3	Villa	\$690,000	05 Jun 2026
 9b The Fairway Kingsbury	3	House	\$850,000	19 May 2026
 4 Ellerslie St Kingsbury	3	House	\$875,000	19 May 2026
 47b Keats Av Kingsbury	4	House	\$970,000	13 May 2026
 123 The Fairway Kingsbury	3	House	\$825,000	02 May 2026
 92 The Fairway Kingsbury	3	House	\$845,000	22 Apr 2026
 5 Eagle Av Kingsbury	3	House	\$916,000	18 Apr 2026

KINGSBURY SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/40 Scott Gr KINGSBURY	2	Unit	\$600,000	08 Apr 2026
 106/1053-1055 Plenty Rd Kingsbury	1	Apartment	\$180,000	06 Apr 2026
 37 Dunne St Kingsbury	3	House	\$805,000	01 Apr 2026
 4 Green Av Kingsbury	3	House	\$765,000	28 Mar 2026
 106/1053 Plenty Rd Kingsbury	1	Strata Flat - Single OYO Flat	\$180,000	24 Mar 2026
 3/37 Cash St KINGSBURY	1	Unit	\$497,000	21 Mar 2026
 1/17 Cash St Kingsbury	2	Townhouse	\$761,000	20 Mar 2026
 23 Oconnell St Kingsbury	3	House	\$852,000	19 Mar 2026
 2/30 Scott Gr Kingsbury	3	Townhouse	\$720,000	14 Mar 2026
 2/29 Dunne St Kingsbury	2	Townhouse	\$694,000	13 Mar 2026

KINGSBURY SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 102/1001 Plenty Rd Kingsbury	2	Strata Unit/Flat	\$397,000	12 Mar 2026
 93 The Fairway Kingsbury	3	House	\$150,000	05 Mar 2026
 48 Flag St Kingsbury	3	House	\$765,000	03 Mar 2026
 2/1 Keats Av Kingsbury	2	Strata Unit/Flat	\$625,000	03 Mar 2026
 2/1-3 Keats Av Kingsbury	2	Villa	\$625,000	03 Mar 2026
 1/37 Clunes St Kingsbury	3	House	\$837,000	28 Feb 2026
 82 Scott Gr Kingsbury	3	House	\$890,000	23 Feb 2026
 52B Flag St Kingsbury	3	House	\$1,100,000	21 Feb 2026
 2/37 Cash St KINGSBURY	1	Unit	\$440,000	12 Feb 2026
 35 Green Av Kingsbury	3	House	\$950,000	09 Feb 2026



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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 01/07/2026

- 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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