



Newstead

Suburb Report



Your connection to property insights



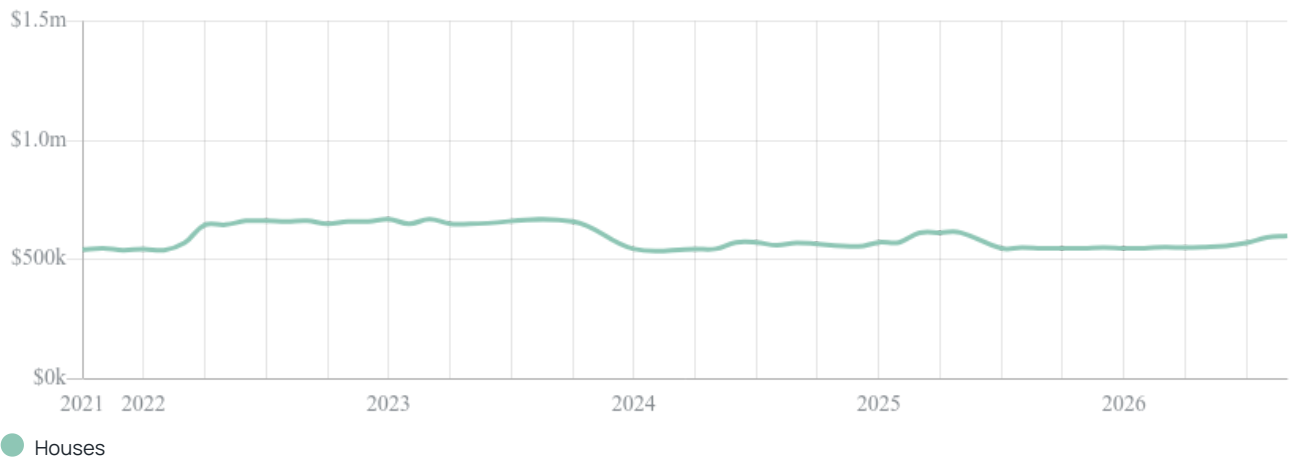
JellisCraig

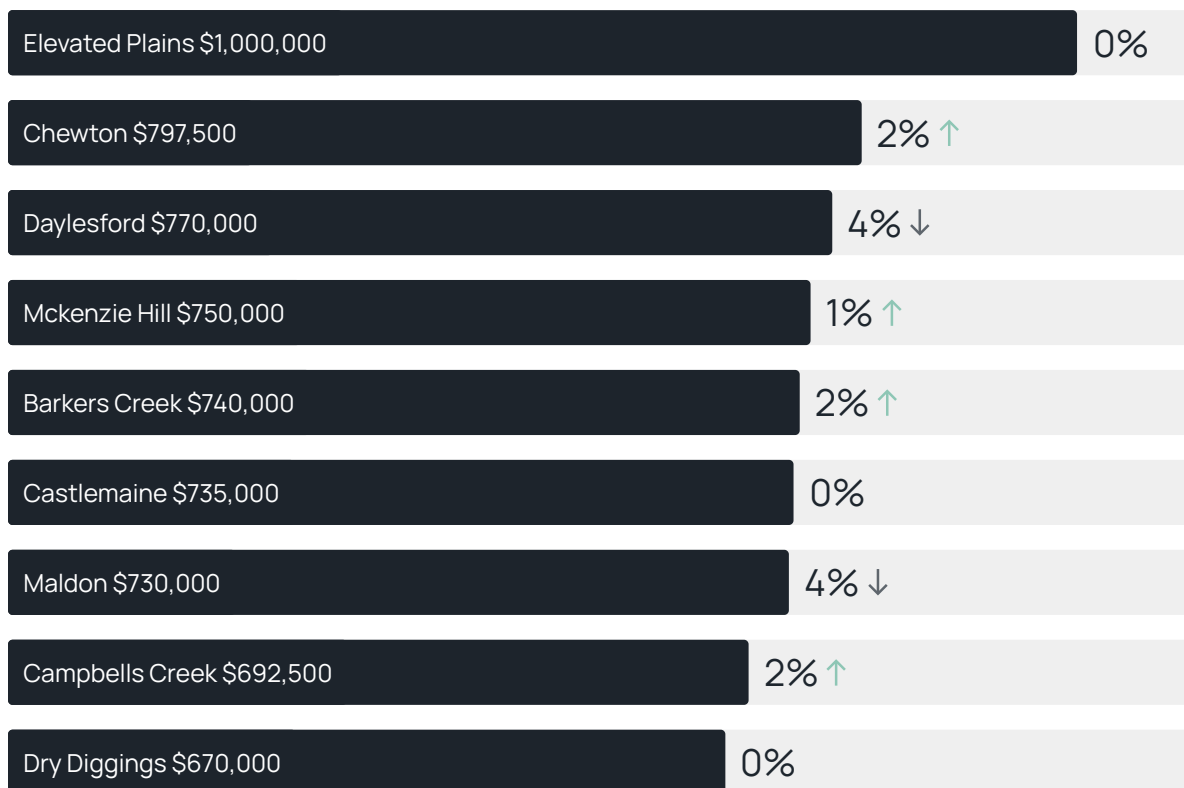
Median house price

Median¹
\$600k

Monthly median price change²
1.27% ↑

Newstead monthly median property prices³



Median house price^{1,2}Median unit price^{1,2}

Sale method¹

● Private 100%

Auction clearance rate⁴

100%

Median days on market⁵

House

Unit

67 days

83 days

Jellis Craig average inspection attendance per listing⁶

6 groups

Average hold period¹

House

9.5 years

Dwelling type⁷

● Houses 99% ● Units 1%

Ownership⁷

● Owned outright 47% ● Mortgaged 44% ● Rented 10%

Population⁷

820

Population growth⁷

8.75%

Median age⁷

51 years

Median household size⁷

2.2 people

Median asking rent per week¹

House

Unit

\$488

N/A

Rental yield⁸

House

Unit

4.7%

4.49%

Recent Newstead sales⁵

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
 2a Palmerston Street Newstead	2	House	Undisclosed	22 Sep 2026
 9 Barkla Road Newstead	4	House	\$710,000	20 Aug 2026
 5 Codrington Street Newstead	3	House	\$810,000	20 Aug 2026
 25 Tivey Street Newstead	0	Residential_land	\$190,000	04 Aug 2026
 69A Lyons Street Newstead	4	House	\$980,000	24 Jul 2026
 6 Ruskis Place Newstead	2	House	\$560,000	13 Jul 2026
 17 Wyndham Street Newstead	3	House	\$580,000	17 Jun 2026
 16 Codrington Street Newstead	3	House	\$605,000	07 May 2026
 25 Codrington Street Newstead	3	House	\$760,000	23 Mar 2026
 55 Lyons Street Newstead	3	House	\$885,000	16 Mar 2026

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Address	Bedrooms	Type	Price	Sold
 34 Lyons Street Newstead	3	House	\$600,000	12 Mar 2026
 12 Clarke Lane Newstead	4	House	\$780,000	16 Jan 2026
 2 Hilliers Street Newstead	0	Residential_land	\$225,000	07 Jan 2026
 34 Panmure Street Newstead	2	House	\$505,000	05 Jan 2026
 38 Hilliers Street Newstead	4	House	\$535,000	22 Dec 2025
 CA 9 & 10 13 Church Street	0	Residential_land	\$295,000	17 Dec 2025
 23 Monash Street Newstead	3	House	\$585,000	15 Dec 2025
 36D Codrington Street Newstead	1	House	\$449,000	12 Dec 2025
 17 Monash Street Newstead	2	House	\$690,000	05 Dec 2025
 1 / 23 Monash Street Newstead	0	Residential_land	\$235,000	05 Dec 2025

NEWSTEAD SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 <p>Lot 1 67A Lyons Street</p>	0	Residential_land	\$290,000	27 Nov 2025
 <p>7 Wyndham Street Newstead</p>	3	House	\$755,000	20 Nov 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 01/11/2026

1. Rolling 12 months, updated monthly
2. Month on month median price change
3. Updated monthly
4. Prior weeks' clearance rate ending Sunday, updated daily
5. Rolling 12 months, updated daily
6. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
7. ABS 2021
8. Past month's data

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