



Southbank

Suburb Report



Your connection to property insights



JellisCraig

SOUTHBANK SUBURB REPORT

Median unit price¹

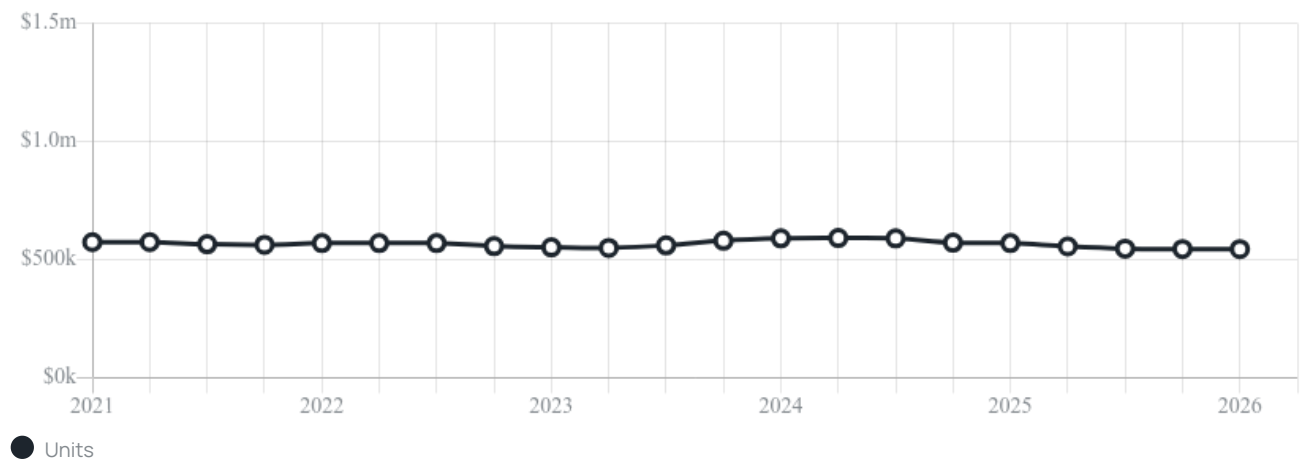
Median

\$545k

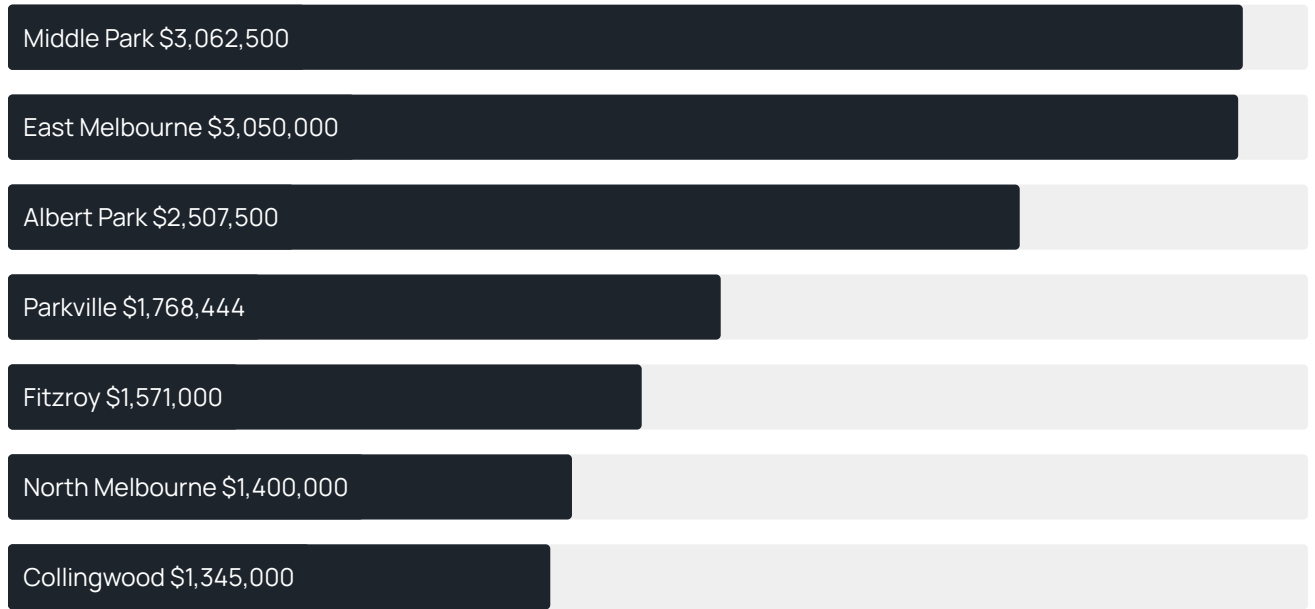
Quarterly price change

0.00% ↓

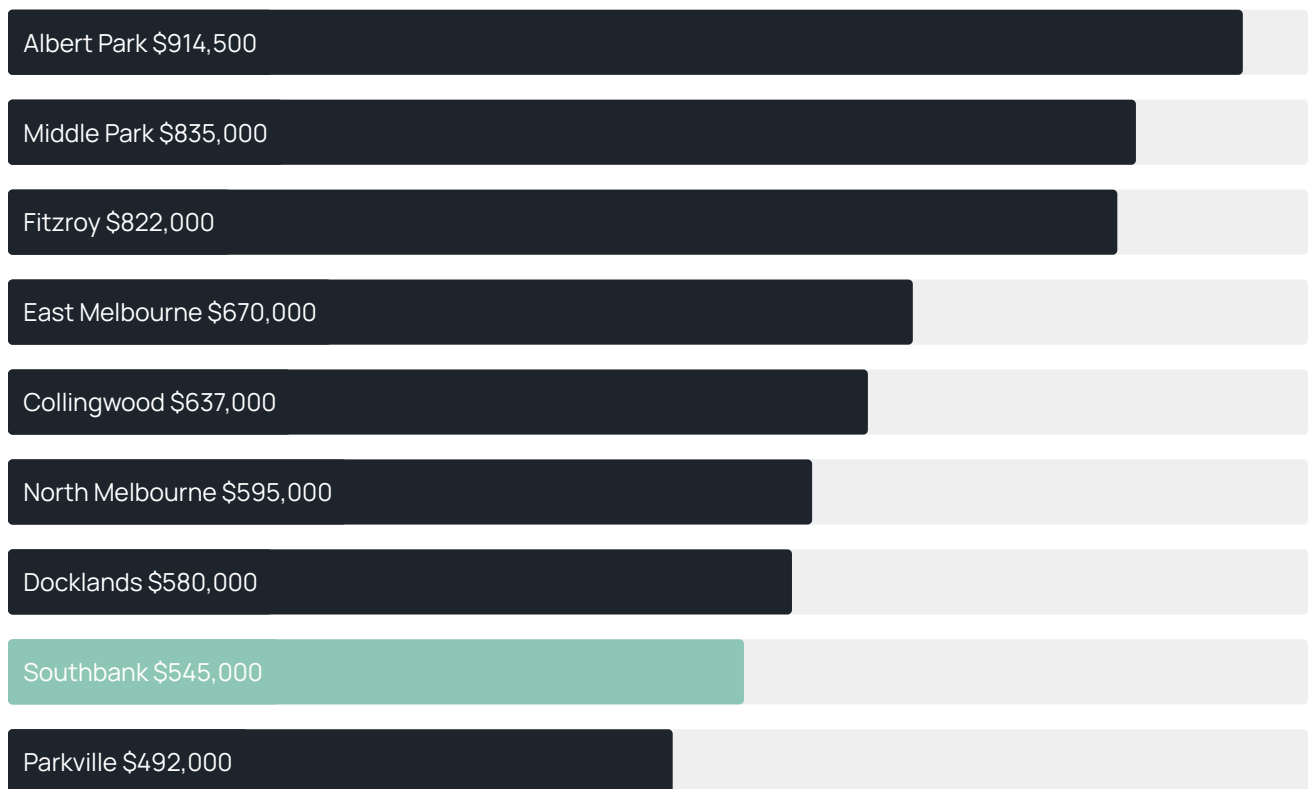
Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



● Auction 5%
● Private 95%

Auction clearance rate³

80%

Median days on market³

45 days

Jellis Craig average inspection attendance per listing⁴

45 groups

Average hold period¹

7.8 years

Dwelling type⁵



● Houses 0% ● Units 100%

Ownership⁵



● Owned outright 14% ● Mortgaged 19% ● Rented 67%

Population⁵

22,631

Median asking rent¹

\$690 per week

Population growth⁵

20.96%

Rental yield¹

2.68%

Median age⁵

31 years







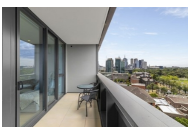


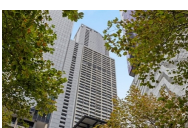
Median household size⁵

1.8 people











SOUTHBANK SUBURB REPORT

Recent Southbank 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
 300/88 Kavanagh St Southbank	1	Apartment	\$425,000	29 Apr 2026
 2907/105-107 Clarendon St Southbank	2	House	\$497,500	28 Apr 2026
 226/83 Whiteman St Southbank	2	Apartment	\$800,000	28 Apr 2026
 3803/245 City Rd Southbank	2	Apartment	\$532,000	27 Apr 2026
 1402/81 City Rd Southbank	1	Apartment	\$490,000	24 Apr 2026
 1508/9 Power St Southbank	2	Apartment	\$565,000	23 Apr 2026
 1206/25 Coventry St Southbank	2	Apartment	\$560,000	22 Apr 2026
 907/283 City Rd Southbank	1	Unit	\$320,000	21 Apr 2026
 118/28 Southgate Av Southbank	2	Apartment	\$700,000	20 Apr 2026
 2312/1 Freshwater Pl Southbank	2	Apartment	\$950,000	20 Apr 2026

SOUTHBANK SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 4603/45 Clarke St Southbank	3	Apartment	\$1,010,000	17 Apr 2026
 190/88 Kavanagh St Southbank	1	Apartment	\$419,000	17 Apr 2026
 2501/283 City Rd Southbank	2	Apartment	\$500,000	17 Apr 2026
 146/183 City Rd Southbank	1	Apartment	\$432,000	16 Apr 2026
 1801/109 Clarendon St Southbank	1	Apartment	\$317,000	14 Apr 2026
 1602/22 Dorcas St Southbank	2	Apartment	\$630,000	14 Apr 2026
 32 Kavanagh St Southbank	1	Unit	\$380,000	10 Apr 2026
 712/83 Queensbridge St Southbank	3	Apartment	\$865,000	10 Apr 2026
 1301/250 City Rd Southbank	2	Apartment	\$390,000	10 Apr 2026
 1805/39 Coventry St Southbank	2	Apartment	\$705,000	08 Apr 2026

SOUTHBANK SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1500/180 City Rd Southbank	2	Apartment	\$665,000	01 Apr 2026
 2601/63 Whiteman St Southbank	3	Apartment	\$1,000,000	01 Apr 2026
 1410/26 Southgate Av Southbank	1	Apartment	\$675,000	31 Mar 2026
 1106/83 Queensbridge St Southbank	3	Apartment	\$800,000	30 Mar 2026
 129/88 Southbank Blvd Southbank	2	Apartment	\$610,000	29 Mar 2026
 518/39 Coventry St Southbank	2	Unit	\$393,000	28 Mar 2026
 308/221 Sturt St Southbank	2	Apartment	\$487,000	27 Mar 2026
 1805/58 Clarke St Southbank	2	Apartment	\$400,000	27 Mar 2026
 102/100 Kavanagh St Southbank	2	Apartment	\$615,000	25 Mar 2026
 3506/11 Bale Cirt Southbank	3	Apartment	\$932,000	25 Mar 2026



Jellis Craig Albert Park
332 Montague Street, Albert Park
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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 01/05/2026

- 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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