



Southbank

Suburb Report



Your connection to property insights



JellisCraig

SOUTHBANK SUBURB REPORT

Median house price¹

Median

\$945k

Quarterly price change

0.00% ↓

Median unit price¹

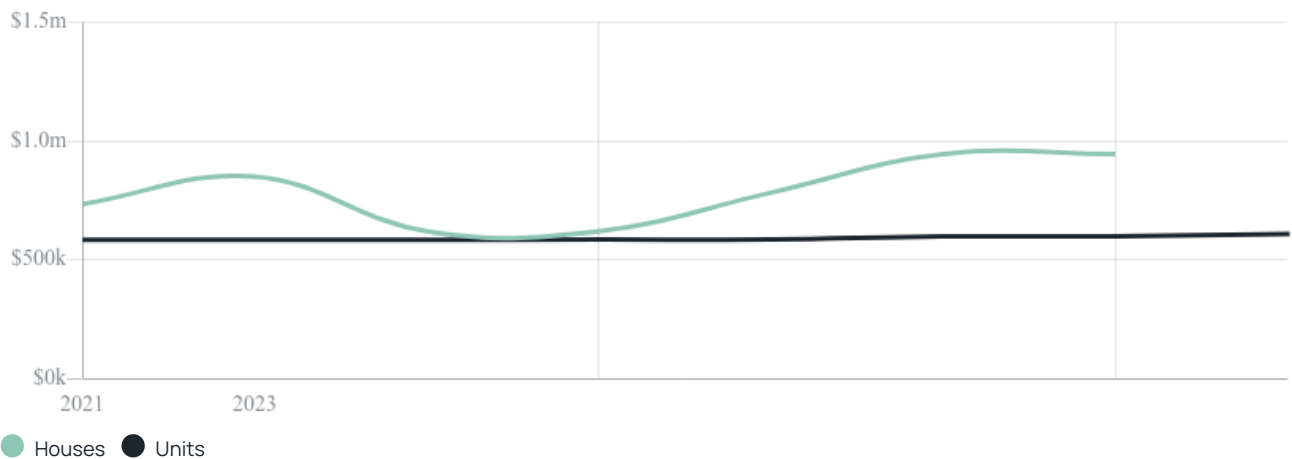
Median

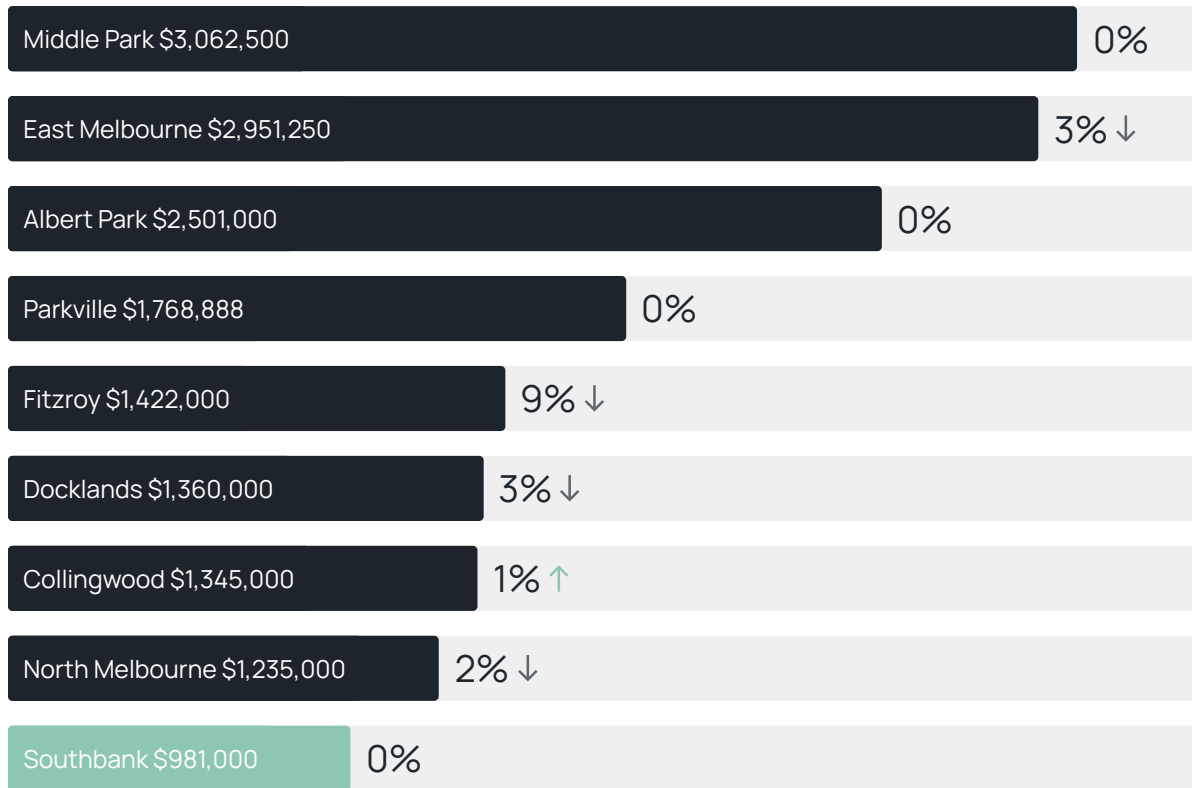
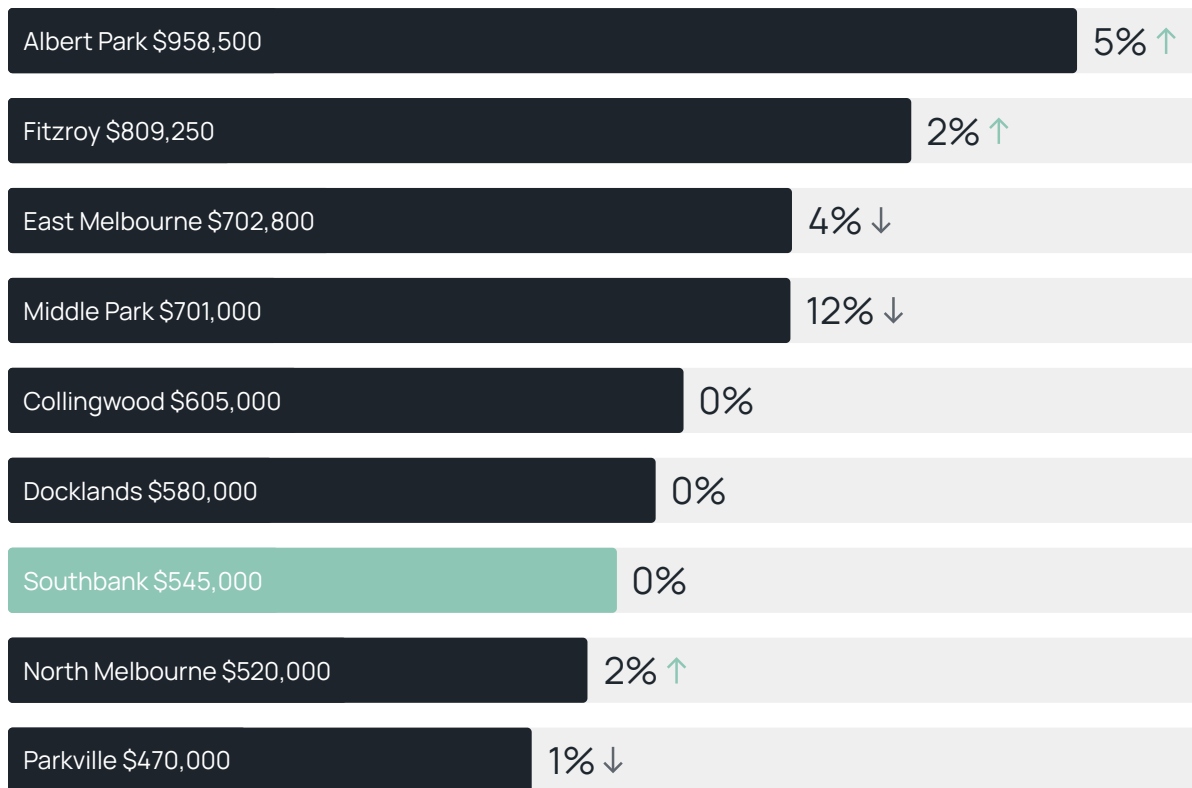
\$545k

Quarterly price change

0.00% ↓

Southbank quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²

● Auction 3%
● Private 97%

Auction clearance rate³

21.43%

Median days on market³

House

Unit

35 days

51 days

Jellis Craig average inspection attendance per listing⁴

23 groups

Average hold period¹

House

Unit

21.1 years

11.5 years

Dwelling type⁵

● Houses 0% ● Units 100%

Ownership⁵

● Owned outright 13% ● Mortgaged 18% ● Rented 69%

Population⁵

22,631

Median asking rent per week¹

Unit

\$600

\$700

Population growth⁵

20.96%

Rental yield¹

House

Unit

3.86%

7.01%

Median age⁵

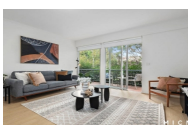
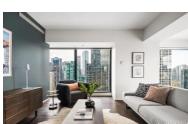
31 years

Median household size⁵

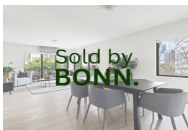
1.8 people

Recent Southbank sales²

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
 2302/61 Haig Street Southbank	1	Apartment	Undisclosed	30 Sep 2026
 2402/1 Balston Street Southbank	2	Apartment	\$572,500	29 Sep 2026
 3204E/18 Hoff Boulevard Southbank	2	Apartment	\$588,000	28 Sep 2026
 2108/60 Kavanagh Street Southbank	2	Apartment	\$601,000	23 Sep 2026
 271/88 Kavanagh Street Southbank	2	Apartment	\$560,000	23 Sep 2026
 1/88 Wells Street Southbank	1	Apartment	\$490,000	22 Sep 2026
 3605/35 Queens Bridge Street Southbank	2	Apartment	\$825,000	21 Sep 2026
 4110/105 Clarendon Street Southbank	2	Apartment	\$425,000	21 Sep 2026
 2410/7 Riverside Quay Southbank	2	Apartment	\$780,000	18 Sep 2026
 816/151 City Road Southbank	1	Apartment	Undisclosed	17 Sep 2026

SOUTHBANK SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 46/79 Whiteman Street Southbank	2	Apartment	Undisclosed	17 Sep 2026
 121/38 Kavanagh Street Southbank	2	Apartment	\$598,000	15 Sep 2026
 715/22 Dorcas Street Southbank	1	Apartment	\$345,000	14 Sep 2026
 76/285 City Road Southbank	2	Apartment	\$405,000	14 Sep 2026
 14/1 Riverside Quay Southbank	2	Apartment	\$727,000	14 Sep 2026
 1104/63 Haig Street Southbank	2	Apartment	Undisclosed	14 Sep 2026
 1309/7 Riverside Quay Southbank	1	Apartment	Undisclosed	11 Sep 2026
 1307/39 Coventry Street Southbank	2	Apartment	\$500,000	10 Sep 2026
 1605/250 CITY ROAD Southbank	2	Apartment	Undisclosed	09 Sep 2026
 908/11 Bale Circuit Southbank	3	Apartment	\$1,076,500	09 Sep 2026

SOUTHBANK SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2501/80 Clarendon Street Southbank	3	Apartment	Undisclosed	09 Sep 2026
 2906/151 City Road Southbank	2	Apartment	\$600,000	09 Sep 2026
 4301/1 Balston Street Southbank	3	Apartment	Undisclosed	07 Sep 2026
 3101/61 City Road Southbank	2	Apartment	\$480,000	07 Sep 2026
 65/120 Sturt Street Southbank	2	Apartment	\$610,000	07 Sep 2026
 602/31 City Road Southbank	2	Apartment	\$445,800	07 Sep 2026
 311/65 Coventry Street Southbank	2	Apartment	\$650,000	07 Sep 2026
 912/70 Dorcas Street Southbank	1	Apartment	\$445,000	07 Sep 2026
 905/22 Dorcas Street Southbank	2	Apartment	\$630,000	07 Sep 2026
 301/320 St Kilda Road Southbank	2	Apartment	\$569,000	05 Sep 2026



Jellis Craig Albert Park
332 Montague Street, Albert Park
03 8644 5500

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 01/10/2026

Powered by  **PropTrack**

1. Victorian Data, updated monthly for the past 12 months
2. Victorian Data, updated daily for the past 12 months
3. Victorian Data, updated daily for the past Saturday's auctions
4. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
5. 2021 ABS Census

The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (Cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied. This information is supplied by Jellis Craig Corporation (ABN 51 099 869 512) on behalf of PropTrack Pty Ltd (ABN 43 127 386 298).