



Thornbury

Suburb Report



Your connection to property insights



JellisCraig

THORNBURY SUBURB REPORT

Median house price¹

Median

\$1.49m

Quarterly price change

0.60% ↑

Median unit price¹

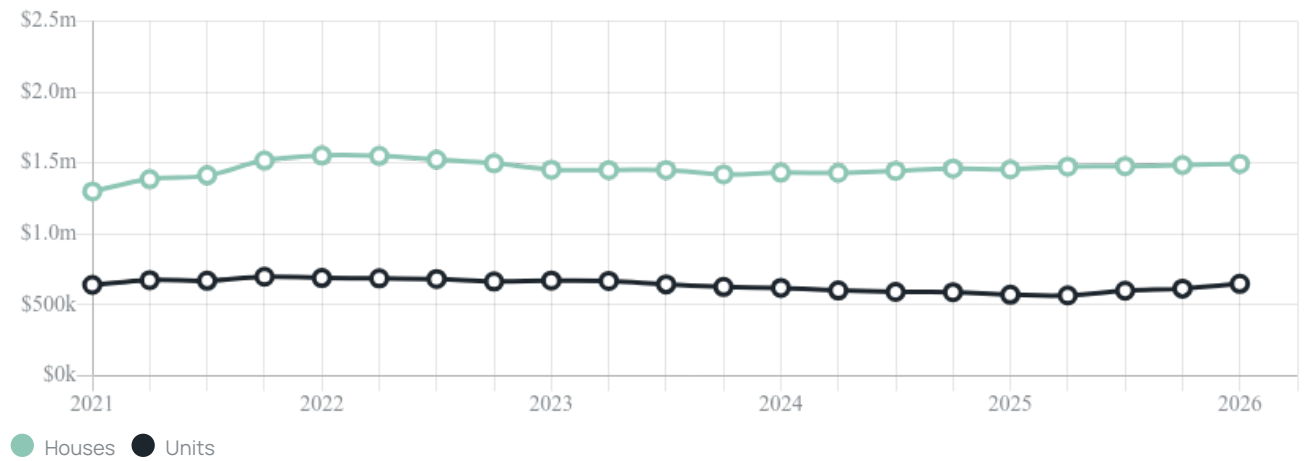
Median

\$648k

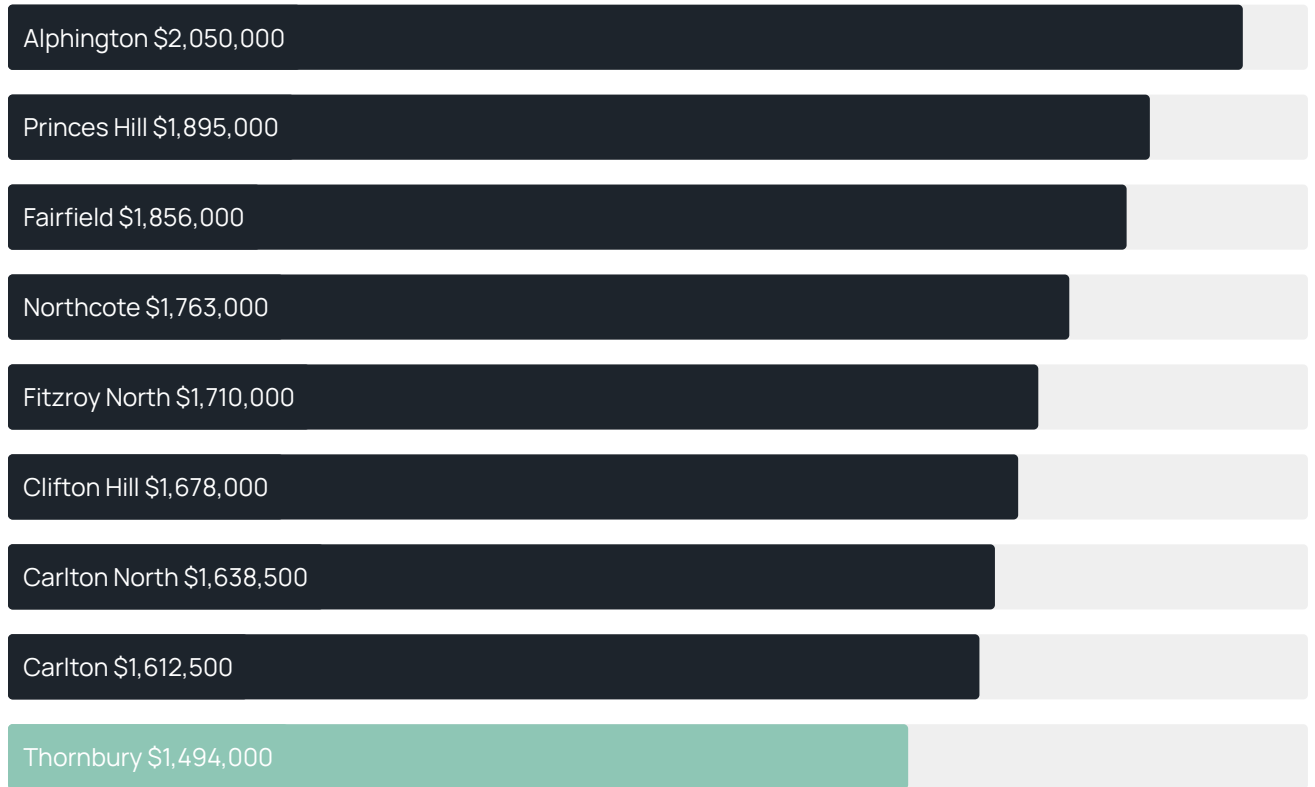
Quarterly price change

5.36% ↑

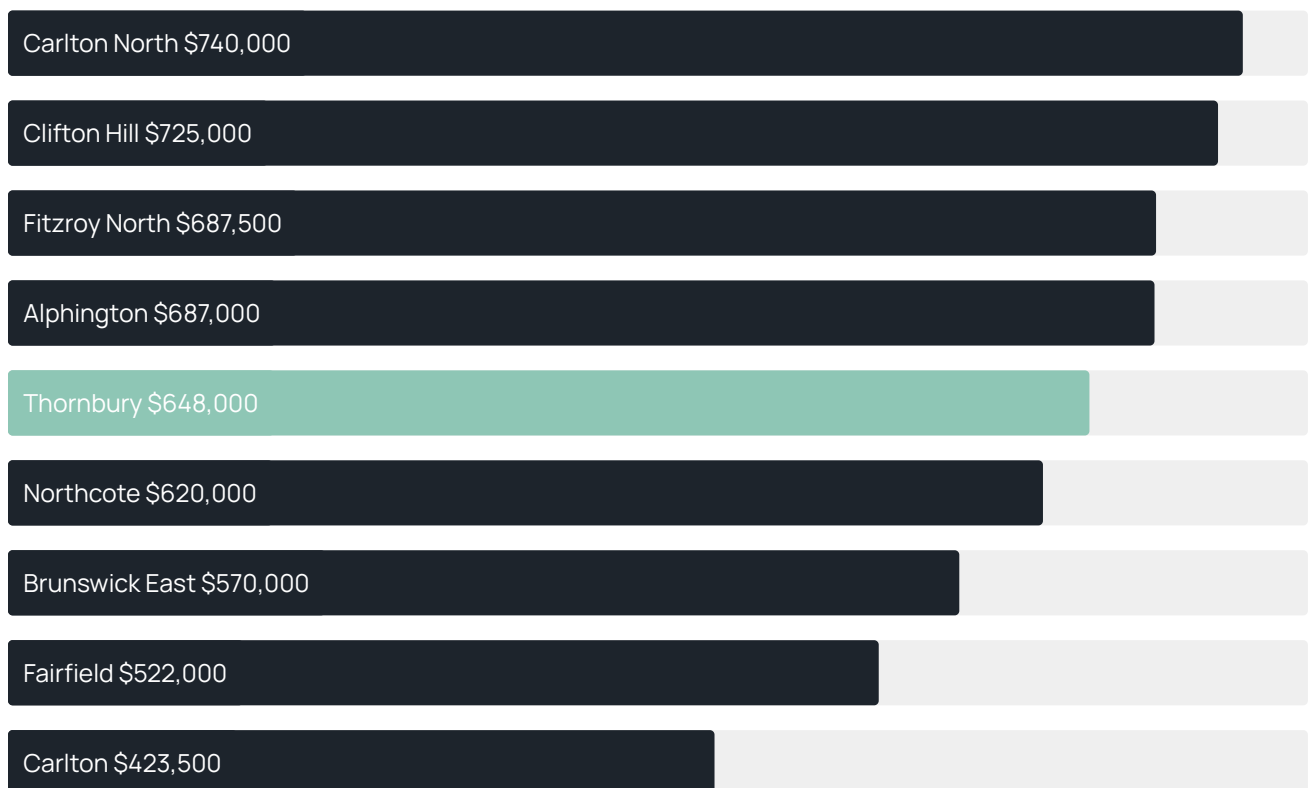
Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



● Auction 48%
● Private 52%

Auction clearance rate³

68.29%

Median days on market³

25 days

Jellis Craig average inspection attendance per listing⁴

25 groups

Average hold period¹

6.5 years

Dwelling type⁵



● Houses 51% ● Units 49%

Ownership⁵



● Owned outright 29% ● Mortgaged 31% ● Rented 39%

Population⁵

19,005

Median asking rent¹

\$793 per week

Population growth⁵

2.35%

Rental yield¹

2.71%

Median age⁵

37 years











Median household size⁵

2.3 people











THORNBURY SUBURB REPORT

Recent Thornbury 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
 43 Ethel St THORNBURY	3	House	\$815,000	22 Jun 2026
 143 Darebin Rd Thornbury	3	House	\$1,220,000	15 Jun 2026
 110 Gooch St Thornbury	4	House	\$1,850,000	15 Jun 2026
 18 Tharratt St Thornbury	3	House	\$1,235,000	14 Jun 2026
 246 Victoria Rd Thornbury	3	House	\$950,000	12 Jun 2026
 10 Jones St Thornbury	3	House	\$1,225,000	09 Jun 2026
 366c Victoria Rd Thornbury	2	Townhouse	\$885,000	06 Jun 2026
 4/2 Dundas St Thornbury	2	Apartment	\$627,500	05 Jun 2026
 22 Keon St Thornbury	3	House	\$1,990,000	30 May 2026
 30 Gooch St Thornbury	4	House	\$2,000,000	30 May 2026

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Address	Bedrooms	Type	Price	Sold
 43 Shaftesbury Pde Thornbury	4	House	\$1,790,000	30 May 2026
 56 Newman St Thornbury	2	House	\$1,575,000	26 May 2026
 1/54 Clarendon St Thornbury	3	Townhouse	\$1,150,000	26 May 2026
 9/55 Martin St Thornbury	1	Unit	\$418,000	26 May 2026
 205 Raleigh St Thornbury	4	House	\$2,165,000	23 May 2026
 10/58 Clarendon St Thornbury	1	Apartment	\$540,000	21 May 2026
 4/116 Normanby Av Thornbury	2	Townhouse	\$915,000	21 May 2026
 146 Mansfield St Thornbury	3	House	\$1,470,000	20 May 2026
 131 Ballantyne St Thornbury	2	House	\$1,280,000	18 May 2026
 138 Hutton St Thornbury	3	House	\$1,685,000	16 May 2026

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Address	Bedrooms	Type	Price	Sold
 58e Leinster Gr Thornbury	2	Townhouse	\$810,000	16 May 2026
 1/46 Clarendon St Thornbury	2	Apartment	\$620,000	13 May 2026
 7/20 Kemp St Thornbury	1	Apartment	\$415,000	13 May 2026
 136a Flinders St Thornbury	2	House	\$300,000	05 May 2026
 244a Rossmoyne St Thornbury	3	House	\$1,575,000	04 May 2026
 184 Harold St Thornbury	3	House	\$1,730,000	02 May 2026
 281 Rathmines St Thornbury	4	House	\$1,900,000	01 May 2026
 5/67 Pender St Thornbury	2	Apartment	\$502,000	30 Apr 2026
 11/4 Dundas St Thornbury	1	Apartment	\$385,000	30 Apr 2026
 28/337 Station St Thornbury	1	Apartment	\$432,000	29 Apr 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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