

JellisCraig

WEST MELBOURNE

Suburb Report

Know your neighbourhood.



WEST MELBOURNE SUBURB REPORT

Median House Price*

Median

\$1.44m

Quarterly Price Change

0.69% ↑

Median Unit Price*

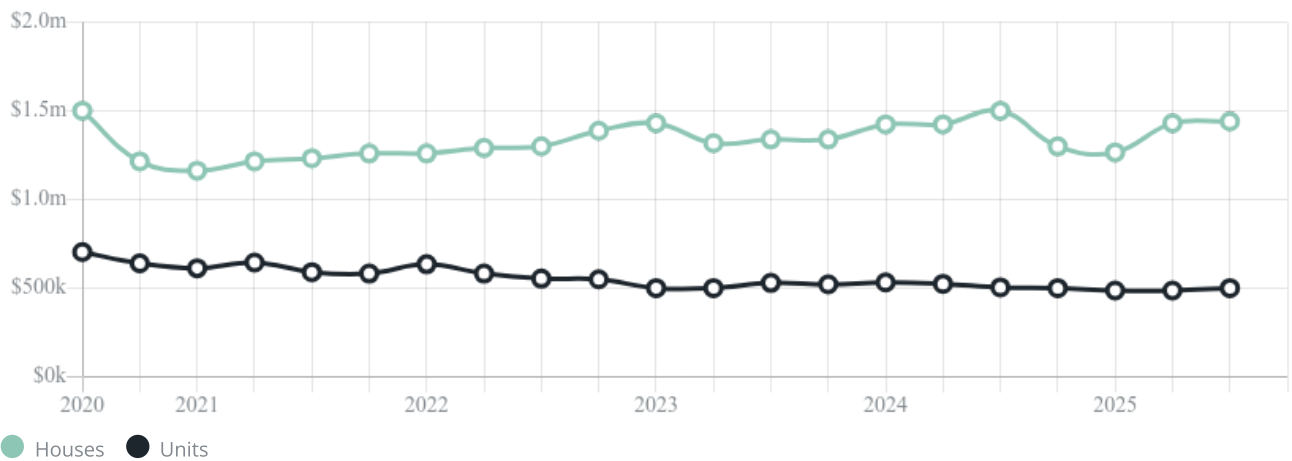
Median

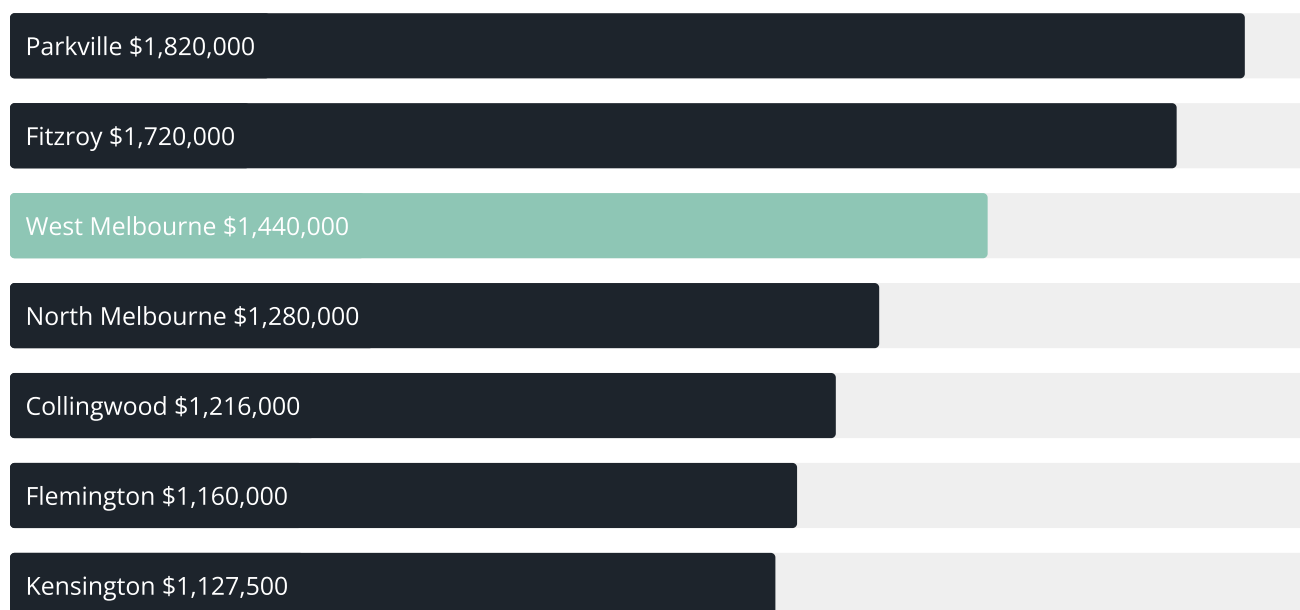
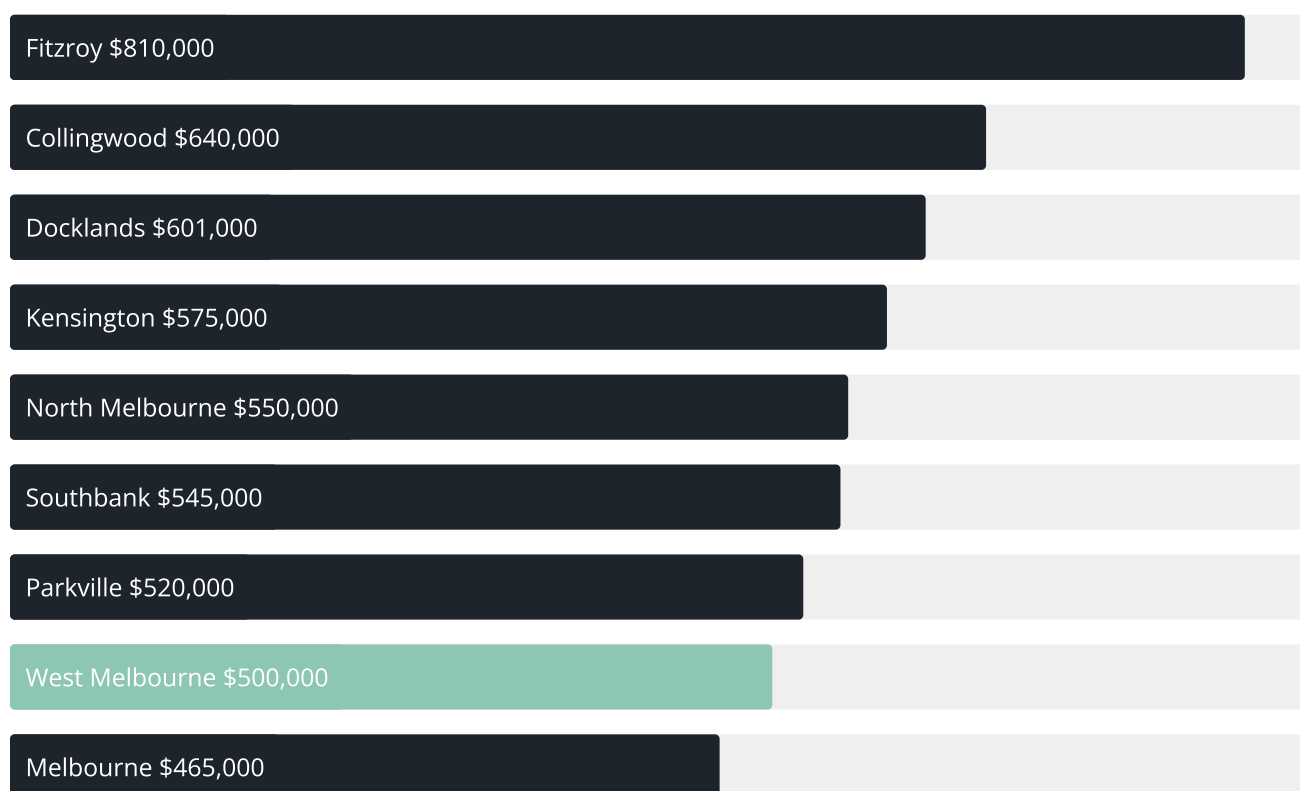
\$500k

Quarterly Price Change

2.82% ↑

Quarterly Price Change*



Median House Sale Price^{*}Median Unit Sale Price^{*}

WEST MELBOURNE SUBURB REPORT

Sale Method*



Auction 17%
Private 83%

Auction Clearance Rate*

63.64%

Median Days on Market^

44 days

Average Hold Period*

5.6 years

Dwelling Type^



Houses 1% Units 99%

Ownership^



Owned Outright 13% Mortgaged 23% Rented 64%

Population^

8,025

Median Asking Rent per week*

\$800

Population Growth^

45.51%

Rental Yield*

2.52%

Median Age^











31 years

Median Household Size^








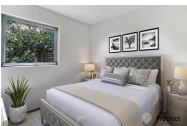

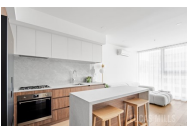
1.9 people

WEST MELBOURNE SUBURB REPORT











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/suburbinsights

Address	Bedrooms	Type	Price	Sold
 2213/65 Dudley St West Melbourne	2	Apartment	\$468,000	09 Dec 2025
 2 Laurens St West Melbourne	2	Apartment	\$1,020,000	06 Dec 2025
 601/41 Batman St West Melbourne	2	Flat/Unit/Apartment	\$445,000	05 Dec 2025
 103/9 Dryburgh St West Melbourne	2	Apartment	\$580,000	04 Dec 2025
 910/58 Jeffcott St WEST MELBOURNE	2	Apartment	\$617,500	03 Dec 2025
 304/16 Anderson St West Melbourne	1	Apartment	\$340,000	03 Dec 2025
 1313/23 Batman St West Melbourne	3	Apartment	\$965,000	02 Dec 2025
 1213/23 Batman St West Melbourne	3	Apartment	\$940,000	02 Dec 2025
 215/23 Batman St West Melbourne	1	Apartment	\$355,000	02 Dec 2025
 33 Ireland St West Melbourne	3	Townhouse	\$1,380,000	29 Nov 2025

WEST MELBOURNE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 107/23 Batman St West Melbourne	1	Apartment	\$400,000	26 Nov 2025
 45/28 Jeffcott St West Melbourne	4	Apartment	\$935,000	25 Nov 2025
 101/5 Wominjeka Wlk West Melbourne	1	Apartment	\$446,000	24 Nov 2025
 581 King St WEST MELBOURNE	4	House	\$2,095,000	24 Nov 2025
 211/288 Adderley St West Melbourne	1	Apartment	\$500,000	23 Nov 2025
 1203/393 Spencer St West Melbourne	1	Unit	\$425,000	21 Nov 2025
 106/140 Dudley St West Melbourne	1	Apartment	\$375,000	21 Nov 2025
 8/50 Rosslyn St West Melbourne	2	Apartment	\$375,000	18 Nov 2025
 506/41 Batman St West Melbourne	1	Flat/Unit/Apartment	\$340,000	13 Nov 2025
 401/105 Rosslyn St West Melbourne	2	Apartment	\$575,000	13 Nov 2025

WEST MELBOURNE SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 36/30 Chetwynd St West Melbourne	2	Apartment	\$710,000	13 Nov 2025
 1106/392 Spencer St West Melbourne	1	Apartment	\$285,000	11 Nov 2025
 410/45 Dudley St West Melbourne	1	Flat/Unit/Apartment	\$550,000	11 Nov 2025
 303/491 Victoria St West Melbourne	2	Flat/Unit/Apartment	\$1,125,000	08 Nov 2025
 2/212 Roden St WEST MELBOURNE	2	Townhouse	\$1,120,000	07 Nov 2025
 103/162 Rosslyn St West Melbourne	2	Flat/Unit/Apartment	\$530,000	06 Nov 2025
 1204/112 Adderley St West Melbourne	3	Flat/Unit/Apartment	\$1,250,000	06 Nov 2025
 312/58 Jeffcott St West Melbourne	1	Apartment	\$450,000	03 Nov 2025
 108/10 Wominjeka Wlk West Melbourne	1	Flat/Unit/Apartment	\$425,000	03 Nov 2025
 303/175 Rosslyn St West Melbourne	2	Apartment	\$526,500	03 Nov 2025



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jellisraig.com.au

Data is current as of PDF generation date 01/01/2026

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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