


A PLACE TO INVEST

BRUNSWICK EAST

As one of Melbourne's most sought after suburbs for lifestyle, amenity and proximity, Brunswick East continues to hold its place as a leading location for investment. Right on the doorstep of the CBD, the relatively small precinct is unique in its high percentage of open green spaces, efficient transport links and significant café culture with over 150 restaurants, bars and cafes in the area.




Trend forecasts show East Brunswick's population set to more than double by 2031. Increased demand has seen growth in median unit prices for 2015 being a notable 10.4% higher than 5 years ago. Median rent for units is at an average \$420 weekly while rental yield is at 4.1%. Regularly featured as one of Melbourne's top price growth suburbs, Brunswick East is also a government designated major activity centre, prioritised for planning to extend commercial, cultural and community services.

 WALK SCORE **92**

BRUNSWICK EAST
4.2 KM → 

Brunswick East is located 4.2km from Melbourne CBD.

METHOD OF TRAVEL TO WORK

BRUNSWICK EAST	GREATER MORELAND	GREATER MELBOURNE
24% 	9% 	2.2% 

42% of Brunswick East residents use a tram as a method of travel to work.



UNIVERSITY ACCESSIBILITY

RMIT UNIVERSITY - BRUNSWICK CAMPUS	1.4 KM
UNIVERSITY OF MELBOURNE	3.3 KM
RMIT UNIVERSITY	4.2 KM
AUSTRALIAN CATHOLIC UNIVERSITY	5.2 KM



MEDICAL ACCESSIBILITY

MORELAND GENERAL PRACTICE	1.8 KM
JOHN FAWKNER PRIVATE HOSPITAL	3.0 KM
THE ROYAL CHILDREN'S HOSPITAL	4.2 KM
MELBOURNE PRIVATE HOSPITAL	3.8 KM
THE ROYAL WOMEN'S HOSPITAL	4.2 KM
THE ROYAL HOSPITAL MELBOURNE	4.1 KM

POPULATION

MELBOURNE

7.8 MILLION 

Interstate and international migration continued to be strong components of Victoria's growth, with Greater Melbourne earmarked to become Australia's largest city by 2051, overtaking Sydney at 7.8 million people.

VICTORIA IS AUSTRALIA'S FASTEST GROWING STATE.

COUPLES WITH NO CHILDREN

BRUNSWICK EAST

47% 

'Couple-no children' and 'Lone Persons' increased significantly over the decade from 2001-2011 by 47.5% and 27.1% respectively.

MELBOURNE

AVERAGE APARTMENT PRICE 

1995
\$110,000

2005
\$280,000

2015
\$480,000

MEDIAN HOUSEHOLD WEEKLY INCOME

BRUNSWICK EAST

\$1,427 

Brunswick East median household weekly income was \$200 above the City of Moreland, at \$1,427 per week. This has rapidly increased 5.5% on average per year; almost doubling from \$788 per week in 2001.