

## *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median  
**\$1.04m**

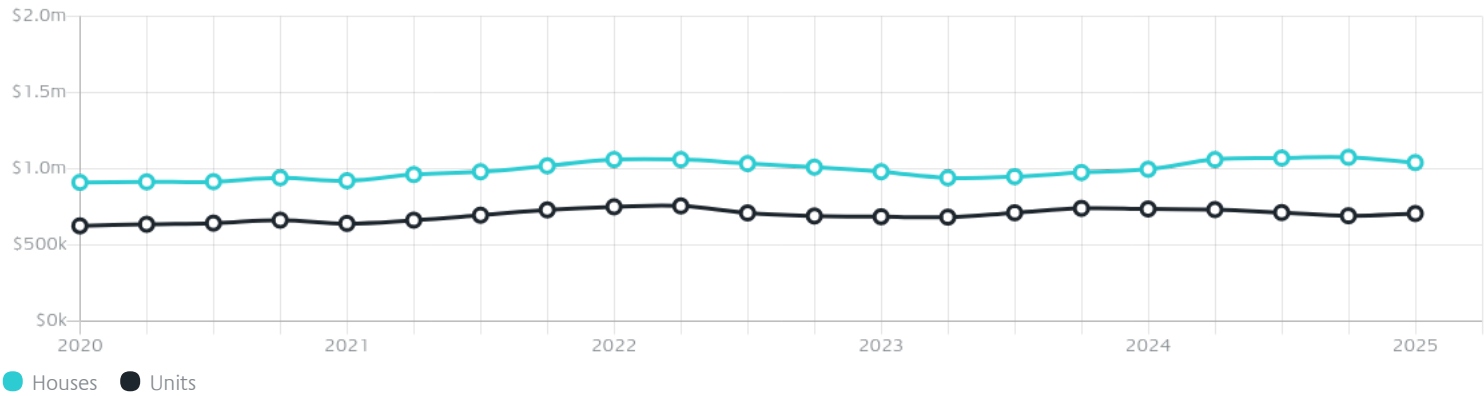
Quarterly Price Change  
**-3.25% ↓**

## Median Unit Price\*

Median  
**\$706k**

Quarterly Price Change  
**2.09% ↑**

## Quarterly Price Change\*



# Surrounding Suburbs

## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

Sale Method\*



● Auction 71%  
● Private 29%

Auction Clearance Rate\*

92%

Median Days on Market^

24 days

Average Hold Period\*

6.4 years

# Insights

Dwelling Type^



● Houses 76% ● Units 24%

Ownership^



● Owned Outright 33% ● Mortgaged 40% ● Rented 27%

Population^

8,327

Median Asking Rent per week\*

\$640

Population Growth^

9.55%

Rental Yield\*

2.92%

Median Age^













38 years

Median Household Size^









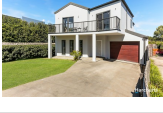

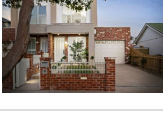

2.5 people

# Sold Properties~













Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisicraig.com.au/suburbinsights](https://jellisicraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 4 Calk St Coburg North	4	House	\$1,331,000	28 Jun 2025
 16 Carr St Coburg North	4	House	\$1,156,000	14 Jun 2025
 4/2 Headley St Coburg North	2	Townhouse	\$770,000	14 Jun 2025
 986 Sydney Rd Coburg North	3	Townhouse	\$850,000	13 Jun 2025
 2/988 Sydney Rd Coburg North	2	Townhouse	\$510,000	10 Jun 2025
 7 Lincoln Av Coburg North	4	House	\$1,392,000	07 Jun 2025
 2/34 Lincoln Av Coburg North	2	Townhouse	\$645,000	06 Jun 2025
 4/10 Snapshot Dr Coburg North	2	Apartment	\$410,000	06 Jun 2025
 49 Snapshot Dr Coburg North	2	Townhouse	\$659,000	31 May 2025
 55 Boundary Rd Coburg North	4	House	\$901,000	31 May 2025
 105 Shorts Rd Coburg North	3	House	\$1,400,000	30 May 2025
 48 Goleen St Coburg North	3	House	\$800,000	29 May 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 191 Elizabeth St Coburg North	3	House	\$1,366,000	24 May 2025
 59 Camera Wlk Coburg North	3	Townhouse	\$958,000	23 May 2025
 50 Snapshot Dr Coburg North	3	House	\$1,010,000	23 May 2025
 2/24 Lorensen Av COBURG NORTH	2	Townhouse	\$690,000	21 May 2025
 277 Elizabeth St Coburg North	3	House	\$950,000	10 May 2025
 28 Orvieto St Coburg North	4	House	\$1,340,000	03 May 2025
 119 Elizabeth St Coburg North	3	House - Duplex (Semi-detached)	\$700,000	03 May 2025
 3 Morris St Coburg North	4	House	\$1,212,000	29 Apr 2025
 1 / 78 Mathieson St Coburg North	4	Townhouse	\$1,040,000	25 Apr 2025
 15 Bakers Rd Coburg North	3	House	\$1,075,000	24 Apr 2025
 24a Lincoln Av Coburg North	4	House	\$1,480,000	17 Apr 2025
 14 Danthonia St Coburg North	2	Unit	\$640,000	17 Apr 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 8 Rodney Av Coburg North	2	House	\$1,109,000	13 Apr 2025
 15 Camera Wlk Coburg North	2	Townhouse	\$770,000	09 Apr 2025
 55 Golf Rd Coburg North	3	House	\$1,340,000	05 Apr 2025
 4/1-3 Ida St Coburg North	2	Townhouse	\$915,000	31 Mar 2025
 26 Portrait Way Coburg North	3	House	\$985,000	22 Mar 2025
 3/26 Renown St Coburg North	2	Villa	\$725,000	22 Mar 2025
 14 Julius St Coburg North	3	House	\$1,486,000	22 Mar 2025
 18 Snapshot Dr Coburg North	3	House	\$928,500	18 Mar 2025
 4/10 Lorensen Av Coburg North	2	Flat/Unit/Apartment	\$499,000	17 Mar 2025
 23 Goleen St Coburg North	3	House	\$995,000	15 Mar 2025
 3/28 Arthur St Coburg North	3	Unit	\$961,000	15 Mar 2025
 10 Headley St Coburg North	2	House	\$1,000,000	13 Mar 2025



Brunswick Office  
179 Sydney Rd, Brunswick  
03 9387 5888

[jelliscraig.com.au](http://jelliscraig.com.au)

Data is current as of PDF generation date 01/07/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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