

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.04m

Quarterly Price Change

-3.25% ↓

Median Unit Price*

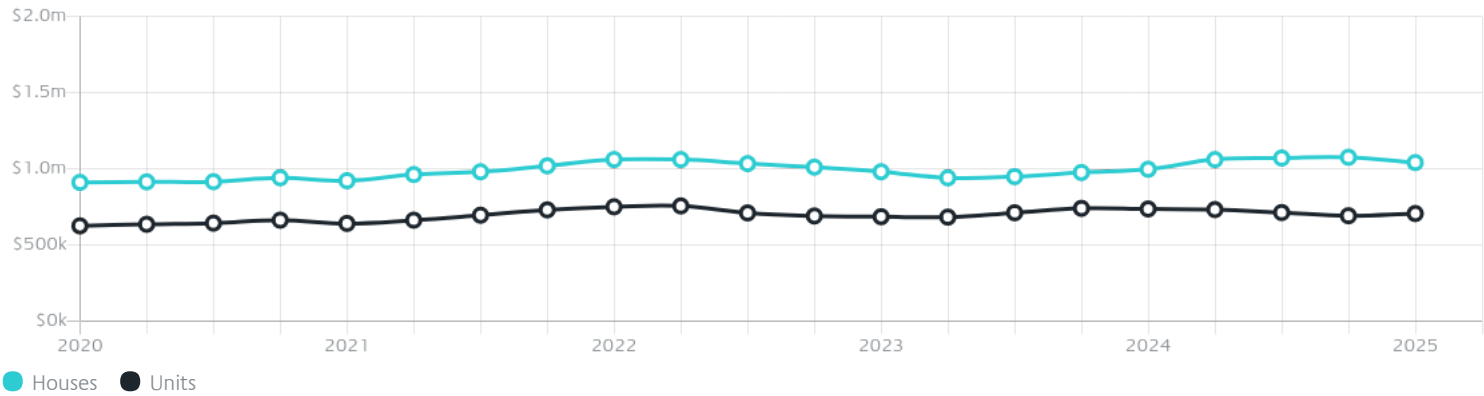
Median

\$706k

Quarterly Price Change

2.09% ↑

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 76%
● Private 24%

Auction Clearance Rate*

86.21%

Median Days on Market^

25 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^











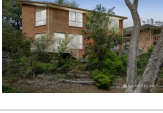

2.5 people

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 jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 55 Boundary Rd Coburg North	4	House	\$901,000	31 May 2025
 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
 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

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 1 Tilley St Coburg North	2	House	\$825,000	13 Mar 2025
 24 Keane St Coburg North	2	Unit	\$740,000	12 Mar 2025
 9 Manly Ct Coburg North	2	House	\$965,000	11 Mar 2025
 1/2 Headley St Coburg North	3	Townhouse	\$875,000	09 Mar 2025
 3 Image Wlk Coburg North	4	House	\$640,000	08 Mar 2025
 1b Rollo St Coburg North	2	House	\$325,000	04 Mar 2025
 47 Boundary Rd Coburg North	4	House	\$780,000	01 Mar 2025
 17 Kingsford Av Coburg North	4	House	\$975,000	01 Mar 2025
 4 Muriel Ct Coburg North	3	House	\$1,070,000	28 Feb 2025
 7 Clarke St Coburg North	3	House	\$970,000	28 Feb 2025
 1/10 Snapshot Dr Coburg North	1	Apartment	\$325,000	17 Feb 2025
 3 Spectrum Way Coburg North	4	House	\$1,030,000	14 Feb 2025



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jelliscraig.com.au

Data is current as of PDF generation date 01/06/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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