

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$770k

Quarterly Price Change

0.32% ↑

Median Unit Price*

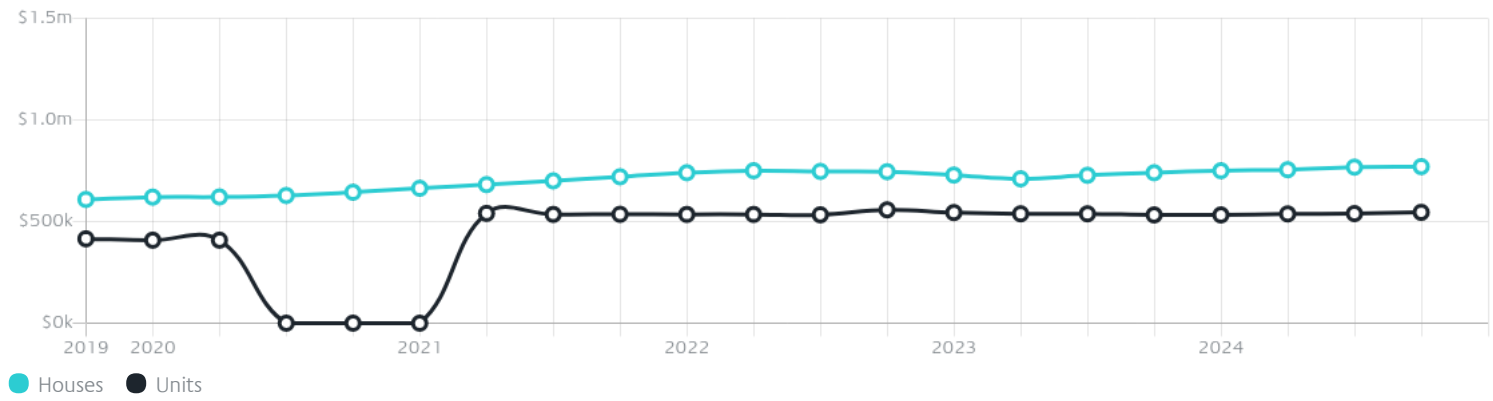
Median

\$545k

Quarterly Price Change

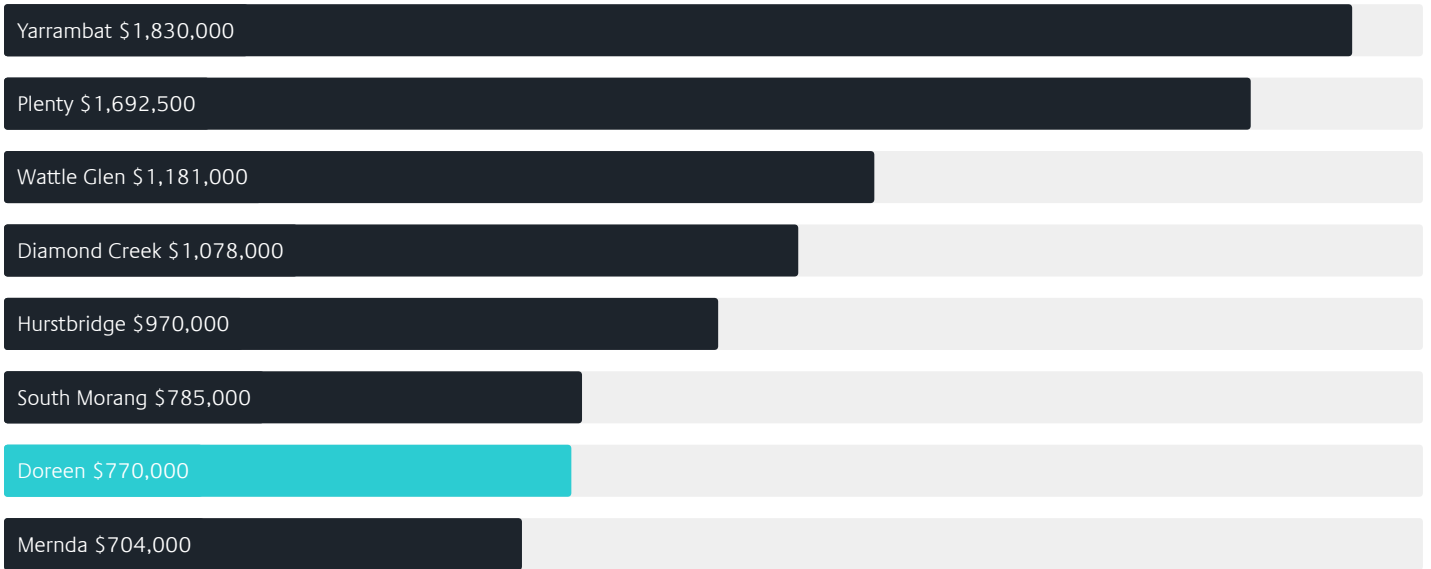
1.11% ↑

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 5%
● Private 95%

Auction Clearance Rate*

60%

Median Days on Market^

33 days

Average Hold Period*

5.1 years

Insights

Dwelling Type^



● Houses 95% ● Units 5%

Ownership^



● Owned Outright 20% ● Mortgaged 61% ● Rented 19%

Population^

27,122

Median Asking Rent per week*

\$550

Population Growth^

27.35%

Rental Yield*

3.72%

Median Age^













33 years

Median Household Size^










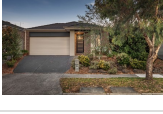
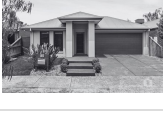

3 people

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
 34 Warrawong Cirt Doreen	4	House	\$785,000	24 Feb 2025
 6 Braeheid Ct Doreen	4	House	\$950,000	23 Feb 2025
 3 Kossatz Tce Doreen	3	House	\$1,063,000	20 Feb 2025
 7 Solitude La Doreen	3	House	\$550,000	19 Feb 2025
 263 Painted Hills Rd Doreen	4	House	\$760,000	18 Feb 2025
 10 Trainor St Doreen	4	House	\$680,000	18 Feb 2025
 8 Vichy Av Doreen	3	House	\$700,000	18 Feb 2025
 18 Oliver St Doreen	4	House	\$663,000	18 Feb 2025
 2 Coolgardie Way Doreen	4	House	\$665,000	17 Feb 2025
 13 Twist Wlk Doreen	3	House	\$646,000	17 Feb 2025
 8 Bernard St Doreen	3	House	\$715,000	15 Feb 2025
 22 Counthan Tce Doreen	4	House	\$911,000	13 Feb 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 27 Embankment Rd Doreen	4	House	\$800,000	13 Feb 2025
 10 Escape Dr Doreen	4	House	\$1,030,000	13 Feb 2025
 16 Gallivant Dr Doreen	3	House	\$750,000	12 Feb 2025
 9 Eastern Vw Doreen	3	House	\$620,000	12 Feb 2025
 18 Sandover St Doreen	4	House	\$723,000	11 Feb 2025
 32 Mollison Dr Doreen	4	House	\$890,000	11 Feb 2025
 42 Elation Blvd Doreen	3	House	\$675,000	11 Feb 2025
 8 One Tree Rd Doreen	3	House	\$780,000	10 Feb 2025
 15 Inlander Way Doreen	4	House	\$820,000	08 Feb 2025
 21 Bonang Dr Doreen	3	House	\$665,000	07 Feb 2025
 39 Lakeland Dr Doreen	3	House	\$740,000	06 Feb 2025
 33 Vantage Point Blvd Doreen	5	House	\$920,000	04 Feb 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 141 Overland Dr Doreen	6	House	\$780,000	03 Feb 2025
 48 Outback Dr Doreen	3	House	\$732,000	03 Feb 2025
 145 Hazel Glen Dr Doreen	2	House	\$752,500	01 Feb 2025
 42 Buckley St Doreen	4	House	\$750,000	31 Jan 2025
 42 Williamsbrook Av Doreen	4	House	\$910,000	30 Jan 2025
 14 Pinehill Way Doreen	5	House	\$1,450,000	29 Jan 2025
 4 Altitude Dr Doreen	4	House	\$705,000	28 Jan 2025
 33 Dunraven Cr Doreen	4	House	\$725,000	25 Jan 2025
 5 Fenwick St Doreen	4	House	\$1,040,000	24 Jan 2025
 112c Hazel Glen Dr Doreen	3	Townhouse	\$575,000	24 Jan 2025
 45 Elation Blvd Doreen	3	House	\$740,000	22 Jan 2025
 19 Chaucer Way Doreen	4	House	\$800,000	21 Jan 2025



Eltham Office
1022 Main Road, Eltham
03 9431 1222

jelliscraig.com.au

Data is current as of PDF generation date 01/03/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

This publication contains data, analytics, statistics and other information supplied by PROPERTYDATAONLINE PTY LTD (PropertyData). The data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.

PropertyData relies upon data supplied by third parties and while the data is checked and reviewed, PropertyData does not warrant the accuracy or completeness of the information to the full extent permitted by the law and excludes all loss or damage howsoever arising (including through negligence) in connection with the data supplied by PropertyData. The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.