

JellisCraig

EPPING

Suburb Report

Know your neighbourhood.



EPPING SUBURB REPORT

Median House Price*

Median

\$704k

Quarterly Price Change

2.08% ↑

Median Unit Price*

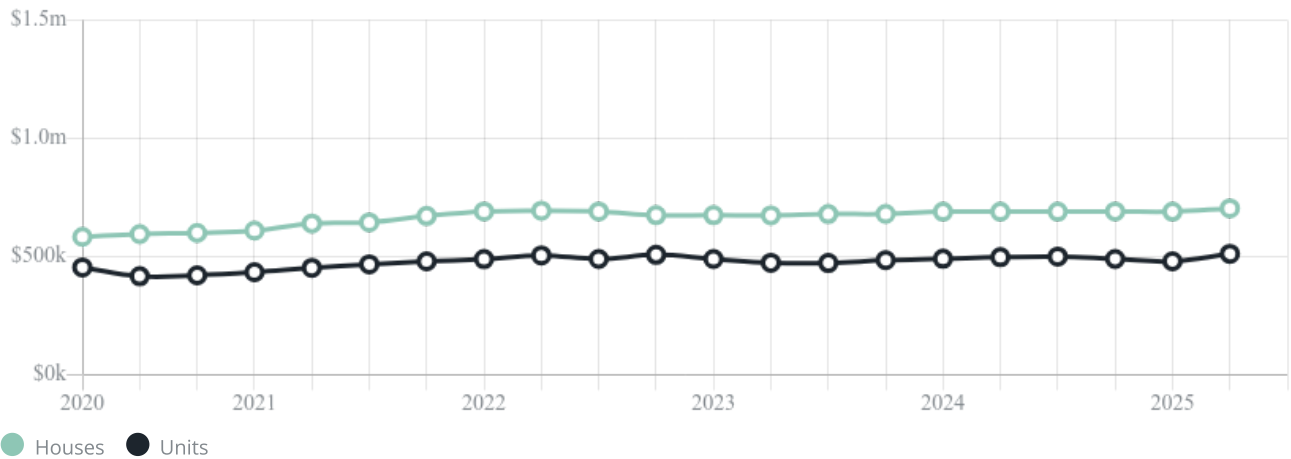
Median

\$512k

Quarterly Price Change

6.66% ↑

Quarterly Price Change*

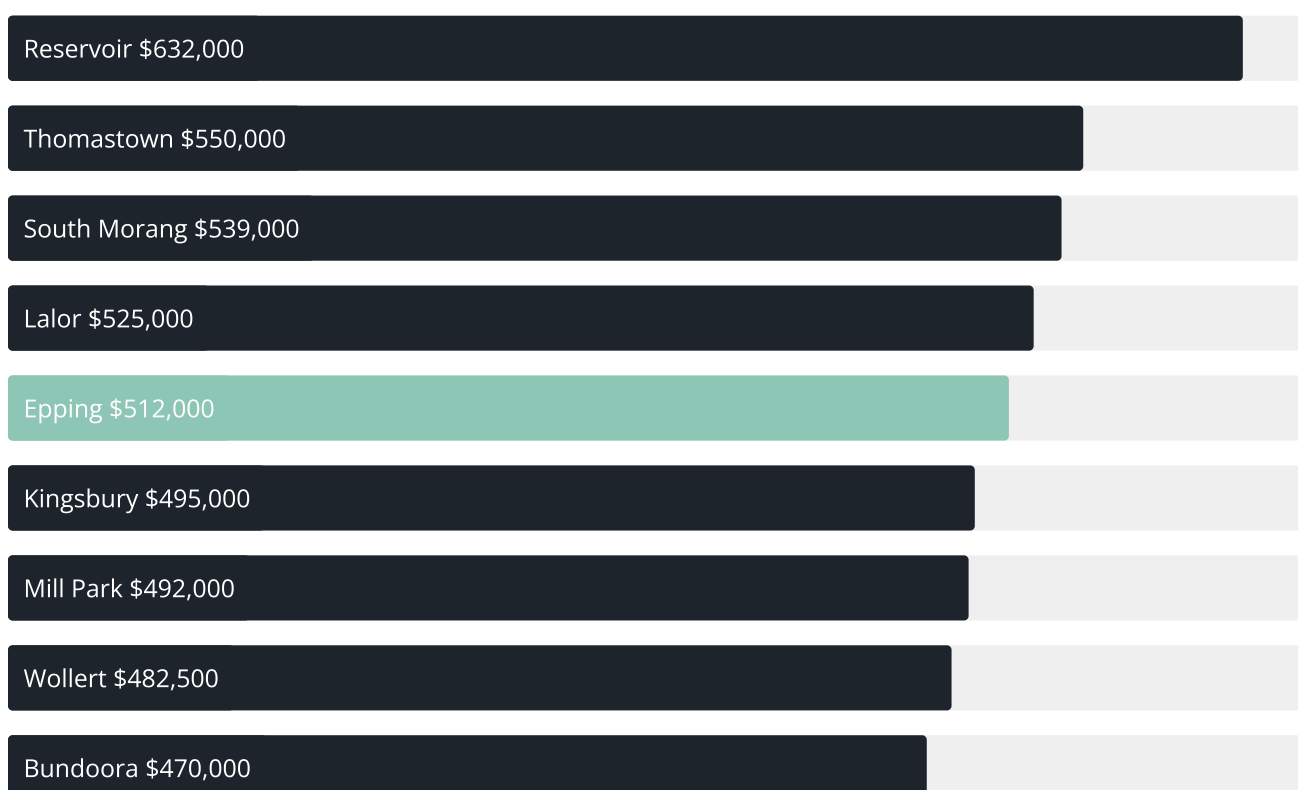


EPPING SUBURB REPORT

Median House Sale Price^{*}



Median Unit Sale Price^{*}



EPPING SUBURB REPORT

Sale Method*



● Auction 62%
● Private 38%

Auction Clearance Rate*

90.29%

Median Days on Market^

29 days

Average Hold Period*

6.6 years

Dwelling Type^



● Houses 81% ● Units 19%

Ownership^



● Owned Outright 28% ● Mortgaged 46% ● Rented 26%

Population^

33,489

Median Asking Rent per week*

\$550

Population Growth^

3.38%

Rental Yield*

4.01%

Median Age^








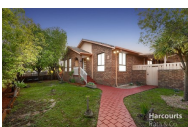
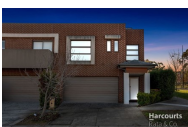

35 years

Median Household Size^







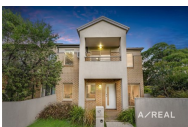



2.9 people

EPPING SUBURB REPORT









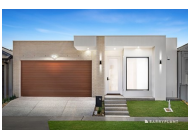

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 18 Ladislaw Dr Epping	3	House	\$568,000	09 Aug 2025
 2 Sea Rst Epping	3	House	\$743,000	09 Aug 2025
 5/32 Rufus St Epping	2	Townhouse	\$508,000	09 Aug 2025
 7 Jeffrey Ct Epping	4	House	\$865,000	07 Aug 2025
 10 Letchworth Pl Epping	3	House	\$735,000	05 Aug 2025
 10 Edgware Ct Epping	3	House	\$743,000	04 Aug 2025
 46 Hammond Dr Epping	4	House	\$740,000	02 Aug 2025
 54 Mcdonalds Rd Epping	3	House	\$747,500	02 Aug 2025
 13 Dolerite Pl Epping	3	Townhouse	\$565,000	02 Aug 2025
 57 Longwood Dr Epping	3	House	\$692,000	02 Aug 2025

EPPING SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 4 Shields St Epping	3	House	\$722,500	30 Jul 2025
 49 Saxony Dr Epping	2	Townhouse	\$430,000	26 Jul 2025
 5 Corbett Av EPPING	4	House	\$850,000	26 Jul 2025
 7/119 Duffy St Epping	3	Townhouse	\$600,000	26 Jul 2025
 15 Camouflage Dr Epping	3	House	\$710,000	26 Jul 2025
 5 Daylesford St Epping	3	House	\$635,000	26 Jul 2025
 17 Mujeres Wlk Epping	3	Townhouse	\$648,000	23 Jul 2025
 12 Globe Pl Epping	5	House	\$870,000	21 Jul 2025
 6 Trood Pl Epping	4	House	\$925,000	19 Jul 2025
 5/13 Viewgrand Blvd Epping	3	Townhouse	\$546,500	19 Jul 2025

EPPING SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3/65 Pommel Cr Epping	3	Townhouse	\$600,250	19 Jul 2025
 54 Shields St Epping	4	House	\$815,000	19 Jul 2025
 23 Whitelight Av Epping	3	House	\$741,000	19 Jul 2025
 64 Hayston Blvd Epping	3	House	\$583,000	19 Jul 2025
 6 Whitney Way Epping	4	House	\$850,000	19 Jul 2025
 10 Pentland Dr Epping	3	House	\$696,000	19 Jul 2025
 10a Cabot Dr Epping	2	Townhouse	\$530,000	19 Jul 2025
 11 City View Cr Epping	4	House	\$800,000	17 Jul 2025
 72 Dargile Cirt Epping	4	House	\$747,000	16 Jul 2025
 59 Dargile Cirt Epping	4	House	\$705,000	14 Jul 2025



Northcote Office
427-431 High Street, Northcote
03 9403 9300

jellisraig.com.au

Data is current as of PDF generation date 10/08/2025

* 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.