

# JellisCraig

EPPING

# Suburb Report

Know your neighbourhood.



EPPING SUBURB REPORT

Median House Price\*

Median

\$704k

Quarterly Price Change

2.08% ↑

Median Unit Price\*

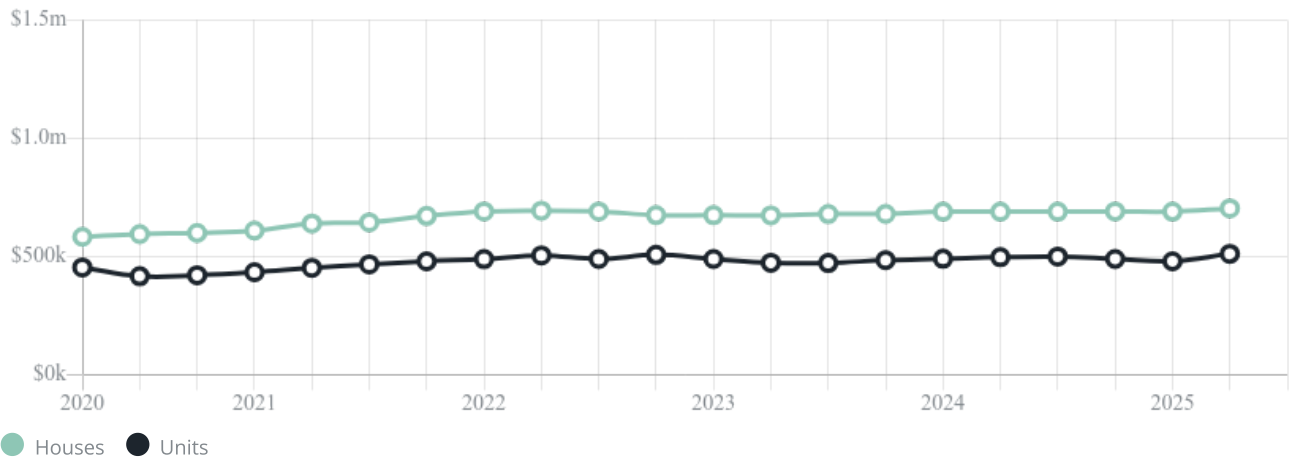
Median

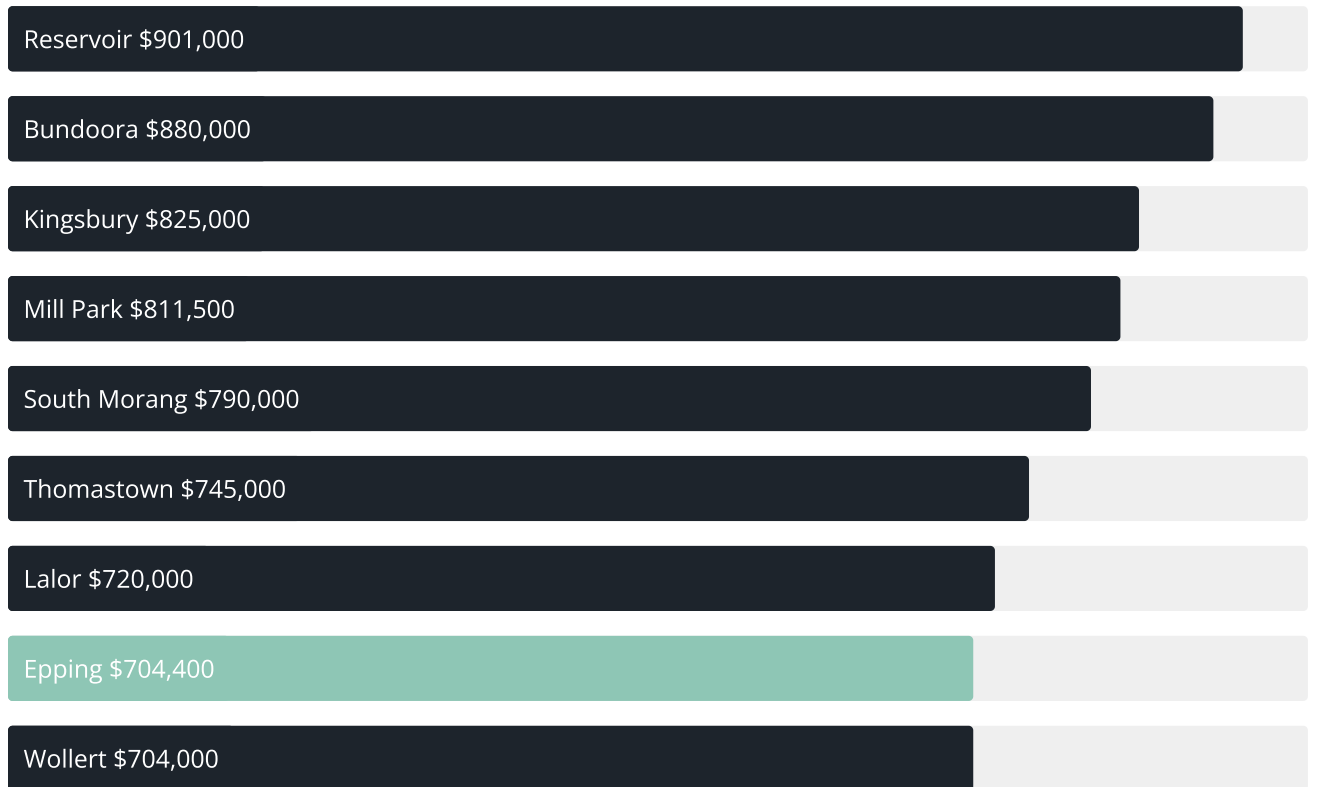
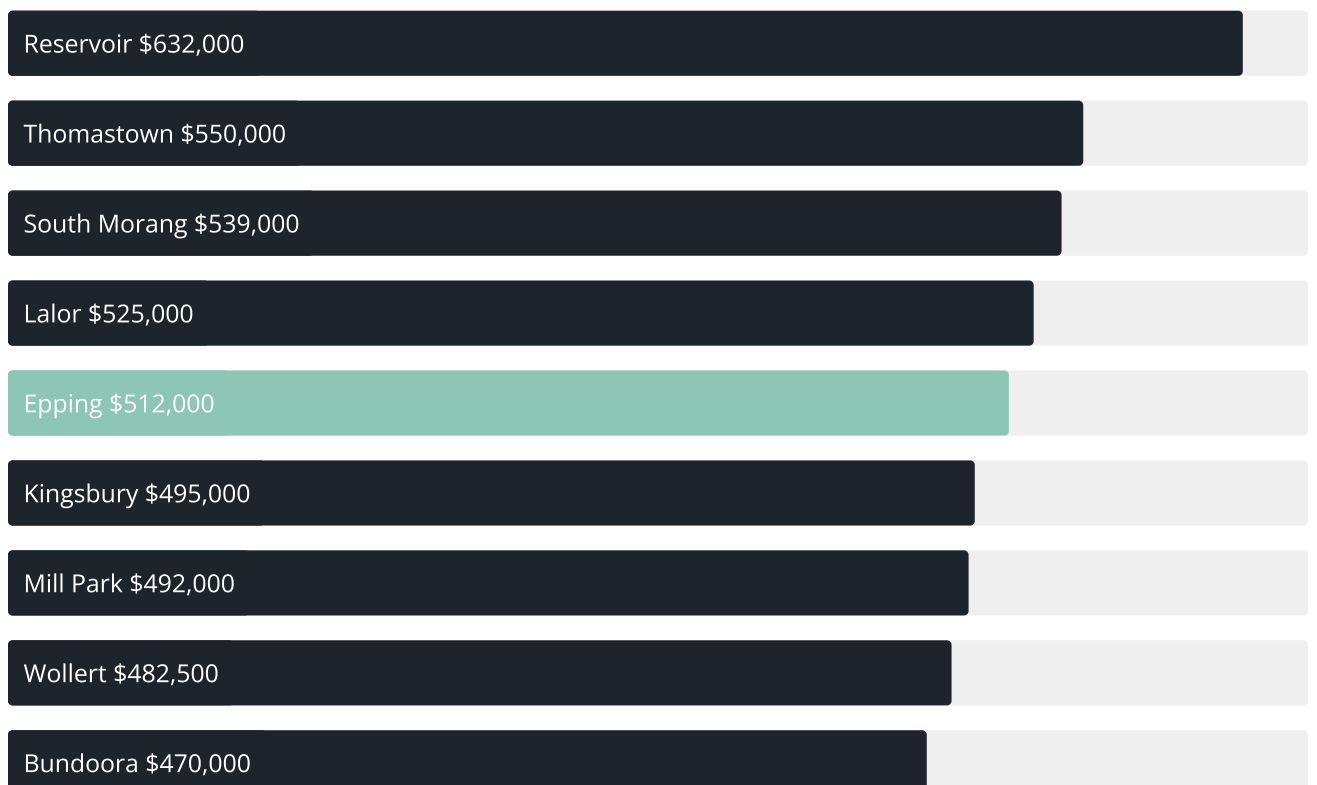
\$512k

Quarterly Price Change

6.66% ↑

Quarterly Price Change\*



Median House Sale Price<sup>\*</sup>Median Unit Sale Price<sup>\*</sup>

## EPPING SUBURB REPORT

## Sale Method\*



● Auction 58%  
● Private 42%

## Auction Clearance Rate\*

94.32%

## 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^





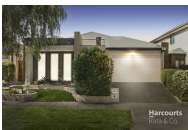





2.9 people

## 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 [jellisicraig.com.au/suburbinsights](http://jellisicraig.com.au/suburbinsights)











Address	Bedrooms	Type	Price	Sold
 2/11 Lloyd Av Epping	3	Unit	\$620,000	22 Sep 2025
 37 Brush Rd Epping	3	House	\$750,000	22 Sep 2025
 18 Loughton Av Epping	4	House	\$1,071,000	22 Sep 2025
 1 Aranda Pl Epping	2	Townhouse	\$546,000	22 Sep 2025
 18 Opal Cirt Epping	4	House	\$902,000	20 Sep 2025
 1/48 Memorial Av Epping	2	Unit	\$410,000	20 Sep 2025
 5 Calendula Cirt Epping	4	House	\$841,000	20 Sep 2025
 9 Glencoe Ct Epping	3	House	\$797,000	20 Sep 2025
 72 Grand Pde Epping	3	House	\$877,000	20 Sep 2025
 20 Dressage Pl Epping	3	House	\$815,000	13 Sep 2025

## EPPING SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 35 Koukoura Dr Epping	4	House	\$650,000	13 Sep 2025
 22 Lichen Way Epping	3	House	\$985,000	13 Sep 2025
 3 Rubicon Pl Epping	4	House	\$825,000	13 Sep 2025
 5 Martingale Ct Epping	3	House	\$817,000	13 Sep 2025
 36 Cerise Av Epping	3	House	\$787,000	13 Sep 2025
 34 Savannah Cr Epping	4	House	\$782,000	12 Sep 2025
 56 Calendula Cirt Epping	4	House	\$820,000	08 Sep 2025
 12 Runecrest Tce Epping	4	House	\$712,000	06 Sep 2025
 31 Hayston Blvd Epping	4	House	\$800,000	06 Sep 2025
 6 Asquith Ct Epping	3	House	\$720,000	06 Sep 2025



## EPPING SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 26e Redding Rise Epping	2	Townhouse	\$500,000	04 Sep 2025
 40 Kalman Rd Epping	4	House	\$960,000	03 Sep 2025
 52 Pentland Dr Epping	3	House	\$757,000	01 Sep 2025
 9 Jordi Pl Epping	4	House	\$1,030,000	01 Sep 2025
 840 High St Epping	3	House	\$710,000	30 Aug 2025
 36 Gatestone Rd Epping	3	House	\$700,000	30 Aug 2025
 12 Athena Pl Epping	3	House	\$813,000	30 Aug 2025
 3 Cobena St Epping	3	Unit	\$570,000	30 Aug 2025
 11 Camouflage Dr Epping	3	House	\$627,000	30 Aug 2025
 2/37 Foxzami Cr Epping	2	Unit	\$518,500	27 Aug 2025



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Data is current as of PDF generation date 01/10/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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