

## *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$1.31m**

Quarterly Price Change

**-6.78% ↓**

## Median Unit Price\*

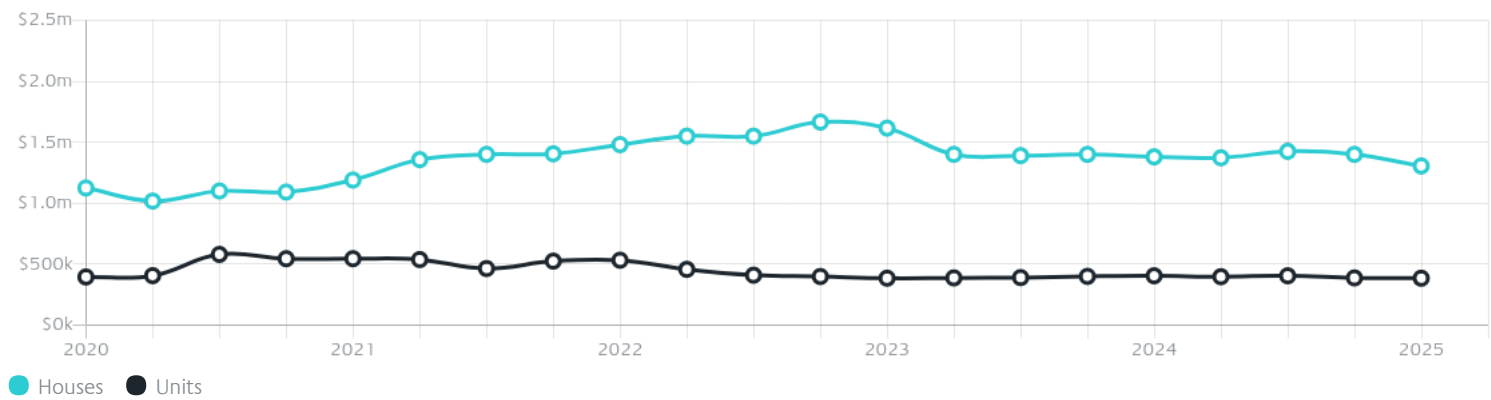
Median

**\$385k**

Quarterly Price Change

**-0.64% ↓**

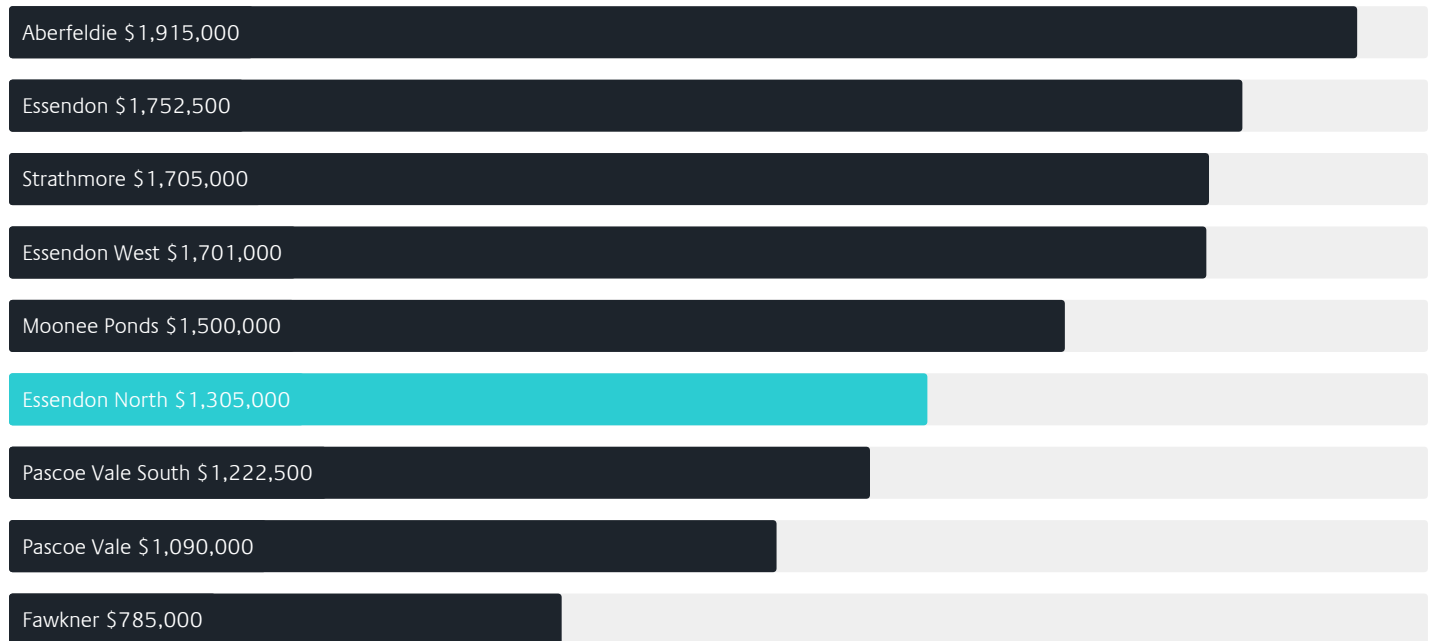
## Quarterly Price Change\*



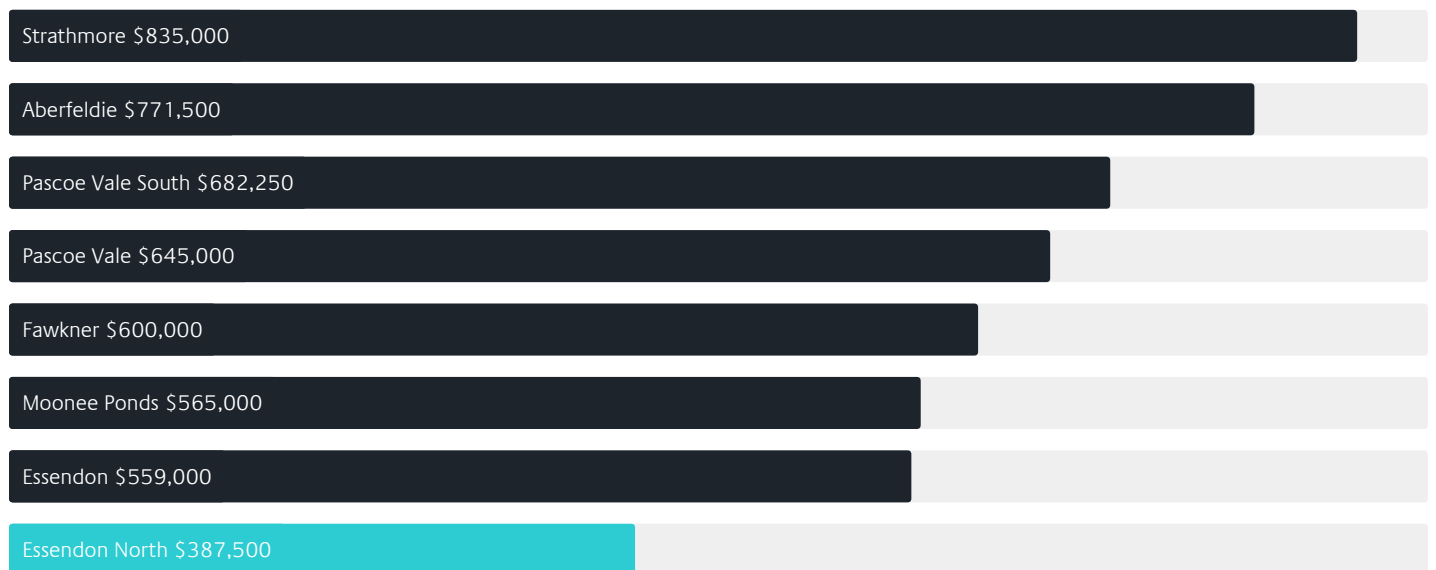
# Surrounding Suburbs

---

## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

Sale Method<sup>\*</sup>



● Auction 44%  
● Private 56%

Auction Clearance Rate<sup>\*</sup>

57.14%

Median Days on Market<sup>^</sup>

36 days

Average Hold Period<sup>\*</sup>

6.0 years

## Insights

Dwelling Type<sup>^</sup>



● Houses 31% ● Units 69%

Ownership<sup>^</sup>



● Owned Outright 29% ● Mortgaged 28% ● Rented 44%

Population<sup>^</sup>

3,071

Median Asking Rent per week<sup>\*</sup>

\$550

Population Growth<sup>^</sup>

2.81%

Rental Yield<sup>\*</sup>

2.01%

Median Age<sup>^</sup>










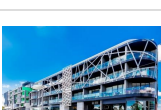

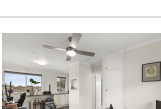
38 years

Median Household Size<sup>^</sup>





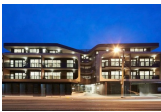







2.1 people

# 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](https://jellisraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 2/7 Prince St Essendon North	2	Unit	\$1,000,000	28 Jun 2025
 312/110 Keilor Rd Essendon North	2	Apartment	\$430,000	17 Jun 2025
 113/110 Keilor Rd Essendon North	2	Apartment	\$385,000	13 Jun 2025
 103/76 Keilor Rd Essendon North	2	Apartment	\$380,000	13 Jun 2025
 2/3 Prince St Essendon North	2	Unit	\$775,000	06 Jun 2025
 7/48 Keilor Rd ESSENDON NORTH	2	Apartment	\$390,000	06 Jun 2025
 330/2 Gillies St Essendon North	2	Apartment	\$385,000	04 Jun 2025
 405/150 Keilor Rd Essendon North	1	Apartment	\$425,000	29 May 2025
 26/60 Keilor Rd Essendon North	2	Flat/Unit/Apartment	\$412,000	27 May 2025
 10/100 Keilor Rd Essendon North	1	Flat/Unit/Apartment	\$320,000	13 May 2025
 2/38 Royal Av Essendon North	3	Villa	\$1,043,000	09 May 2025
 24/15 Royal Av Essendon North	1	Flat/Unit/Apartment	\$255,000	09 May 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 82/100 Keilor Rd Essendon North	2	Unit	\$373,000	07 May 2025
 17b Kerferd St Essendon North	2	Unit	\$791,000	03 May 2025
 2/22 Royal Av Essendon North	2	Villa	\$758,500	02 May 2025
 2/4 Oshannassy St Essendon North	2	Unit	\$555,000	28 Apr 2025
 107/294 Keilor Rd Essendon North	1	Apartment	\$340,000	26 Apr 2025
 22 Greville St Essendon North	3	House	\$1,699,000	25 Apr 2025
 3/6 Keam St Essendon North	3	Unit	\$820,000	24 Apr 2025
 2A Prince St Essendon North	3	Townhouse	\$965,000	23 Apr 2025
 3/1c Berry St Essendon North	2	Townhouse	\$505,000	14 Apr 2025
 32 Duffy St Essendon North	3	Villa	\$901,000	12 Apr 2025
 4/9 Mcculloch St Essendon North	2	Flat/Unit/Apartment	\$705,000	10 Apr 2025
 302/110 Keilor Rd Essendon North	2	Flat/Unit/Apartment	\$432,000	08 Apr 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 9 Cowper St Essendon North	3	House	\$1,170,000	05 Apr 2025
 4/2 Oshannassy St Essendon North	2	Unit	\$625,000	02 Apr 2025
 507/1 OShannassy St Essendon North	3	Apartment	\$1,575,000	01 Apr 2025
 125/2 Gillies St Essendon North	1	Flat/Unit/Apartment	\$335,000	25 Mar 2025
 3/76 Keilor Rd Essendon North	2	Flat/Unit/Apartment	\$393,000	24 Mar 2025
 220/2 Gillies St Essendon North	2	Apartment	\$380,000	17 Mar 2025
 G14/2 Gillies St Essendon North	1	Flat/Unit/Apartment	\$337,500	15 Mar 2025
 310/110 Keilor Rd Essendon North	1	Apartment	\$347,500	03 Mar 2025
 3/94 Kerferd St Essendon North	2	Unit	\$365,000	03 Mar 2025
 1/2 Berry St Essendon North	1	Apartment	\$355,000	01 Mar 2025
 221/2 Gillies St Essendon North	1	Apartment	\$338,000	26 Feb 2025
 410/64 Keilor Rd Essendon North	2	Apartment	\$480,000	21 Feb 2025



Moonee Valley Office  
Level 1, 1070 Mt Alexander Road, Essendon  
03 9379 2000

[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.

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.