

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$827k

Quarterly Price Change

0.88% ↑

Median Unit Price*

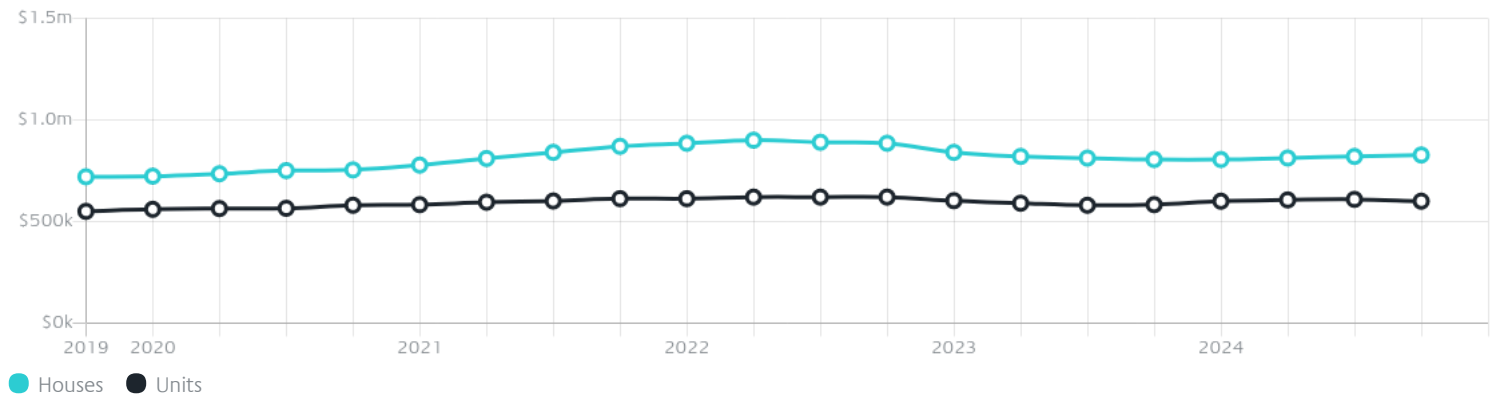
Median

\$600k

Quarterly Price Change

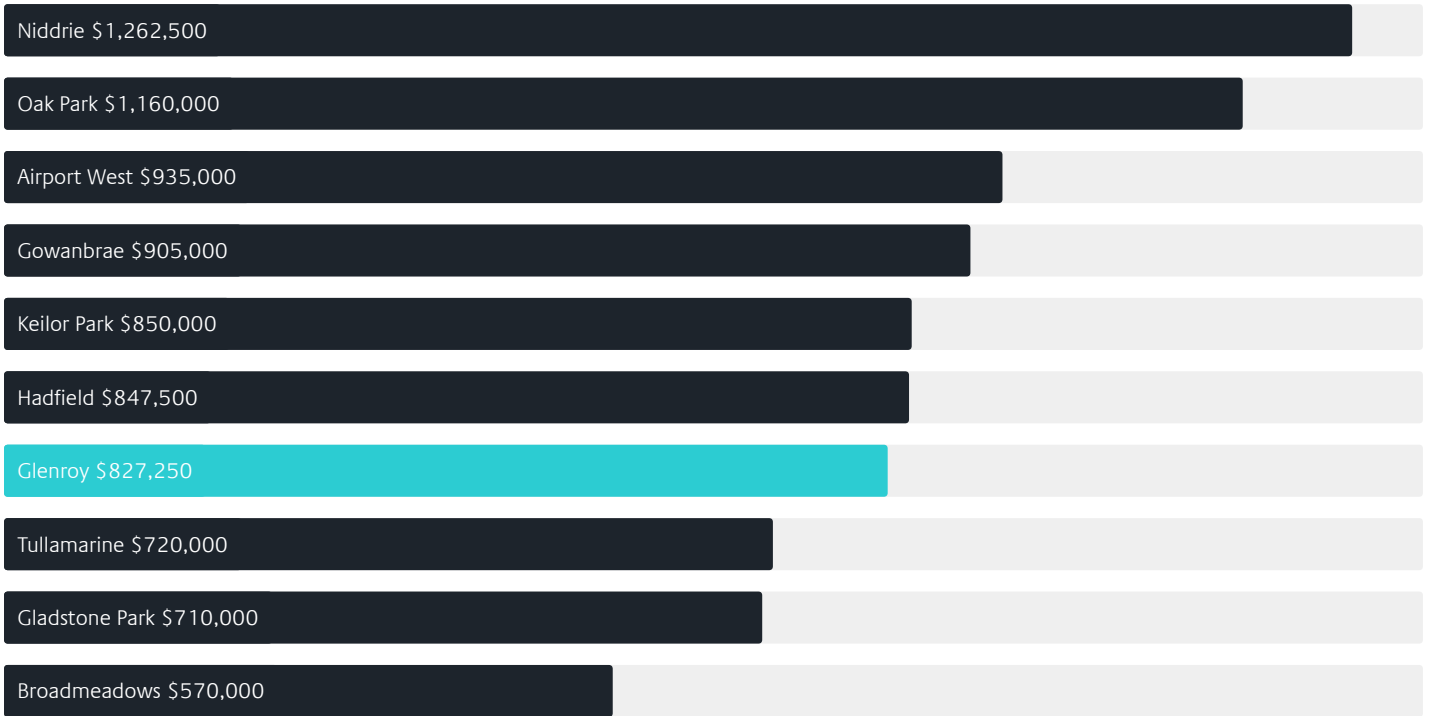
-1.47% ↓

Quarterly Price Change*

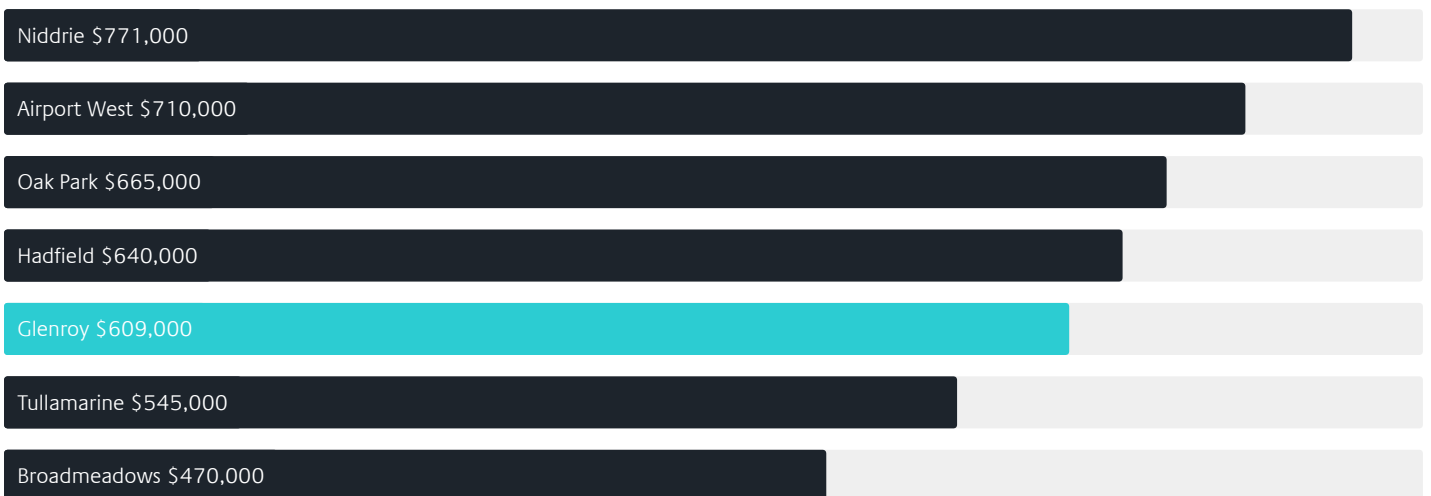


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 38%
● Private 62%

Auction Clearance Rate*

95%

Median Days on Market^

33 days

Average Hold Period*

5.3 years

Insights

Dwelling Type^



● Houses 58% ● Units 42%

Ownership*



● Owned Outright 30% ● Mortgaged 36% ● Rented 34%

Population^

23,792

Median Asking Rent per week*

\$550

Population Growth^

6.95%

Rental Yield*

3.34%

Median Age^













34 years

Median Household Size^










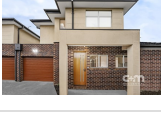
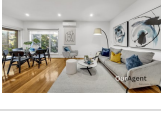

2.6 people

Sold Properties~











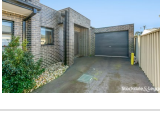

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 2/117 Hilton St Glenroy	3	Townhouse	\$625,000	02 Jun 2025
 3/18 Hartington St Glenroy	2	Unit	\$433,000	28 Feb 2025
 62 Beatty Av Glenroy	4	House	\$1,197,500	27 Feb 2025
 1/15 Ogden St Glenroy	2	Townhouse	\$533,000	27 Feb 2025
 2/19 Glenroy Rd Glenroy	3	Townhouse	\$745,000	26 Feb 2025
 8 Cosmos St Glenroy	2	House	\$900,000	24 Feb 2025
 1/4 Shepherd St Glenroy	2	Townhouse	\$545,000	22 Feb 2025
 41 West St Glenroy	3	House	\$800,000	22 Feb 2025
 48 View St Glenroy	1	House	\$746,000	22 Feb 2025
 2/80 Melbourne Av Glenroy	4	Townhouse	\$890,000	21 Feb 2025
 3/14 Harold St GLENROY	2	Unit	\$600,000	21 Feb 2025
 76 Farview St Glenroy	4	Townhouse	\$935,000	21 Feb 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 39 Leonard Av Glenroy	4	House	\$1,000,000	21 Feb 2025
 2/84 Maude Av Glenroy	2	Unit	\$590,000	21 Feb 2025
 45 Paget Av Glenroy	3	House	\$895,000	21 Feb 2025
 7 Gervase Av Glenroy	3	House	\$660,000	20 Feb 2025
 74 Paget Av Glenroy	4	House	\$850,000	19 Feb 2025
 3/29 Hilda St Glenroy	2	Townhouse	\$522,500	19 Feb 2025
 7/77 Chapman Av Glenroy	2	Apartment	\$335,000	17 Feb 2025
 26 Bourchier St Glenroy	3	House	\$1,000,000	13 Feb 2025
 21 Ila St Glenroy	3	House	\$760,000	13 Feb 2025
 2/48 Beatty Av Glenroy	2	Townhouse	\$573,000	12 Feb 2025
 1B Ridgeway Av Glenroy	4	Townhouse	\$713,000	09 Feb 2025
 43 Everard St Glenroy	3	House	\$915,000	08 Feb 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3/6 Gordon Ct Glenroy	2	Townhouse	\$465,000	07 Feb 2025
 4/54 Acacia St Glenroy	2	Townhouse	\$425,050	07 Feb 2025
 2/36 Prospect St GLENROY	4	Townhouse	\$770,000	06 Feb 2025
 14/900 Pascoe Vale Rd GLENROY	2	Townhouse	\$420,000	04 Feb 2025
 38 Glenroy Rd Glenroy	4	House	\$760,000	04 Feb 2025
 1b Lyons St Glenroy	3	Townhouse	\$740,000	03 Feb 2025
 8 Milton St Glenroy	3	House	\$1,130,000	03 Feb 2025
 2/254 West St Glenroy	2	Townhouse	\$520,000	01 Feb 2025
 6a Widford St GLENROY	2	Unit	\$535,000	01 Feb 2025
 1/105 Glenroy Rd Glenroy	2	Townhouse	\$517,500	01 Feb 2025
 3/46 Cromwell St Glenroy	3	Unit	\$540,350	31 Jan 2025
 2/42 Farview St Glenroy	2	Townhouse	\$647,000	31 Jan 2025

Jellis Craig

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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.

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