

# *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$1.03m**

Quarterly Price Change

**-2.14% ↓**

## Median Unit Price\*

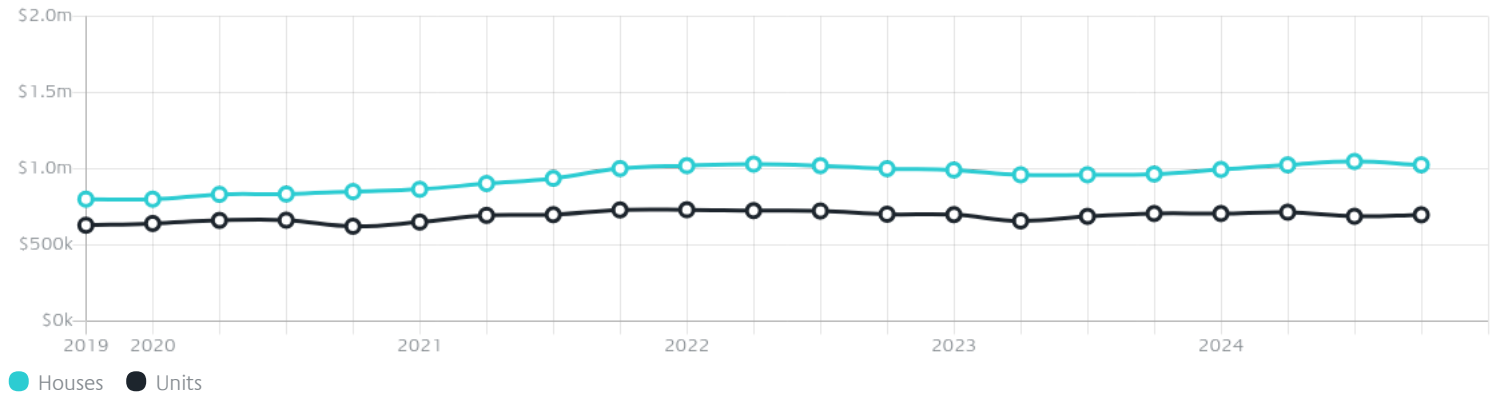
Median

**\$698k**

Quarterly Price Change

**1.38% ↑**

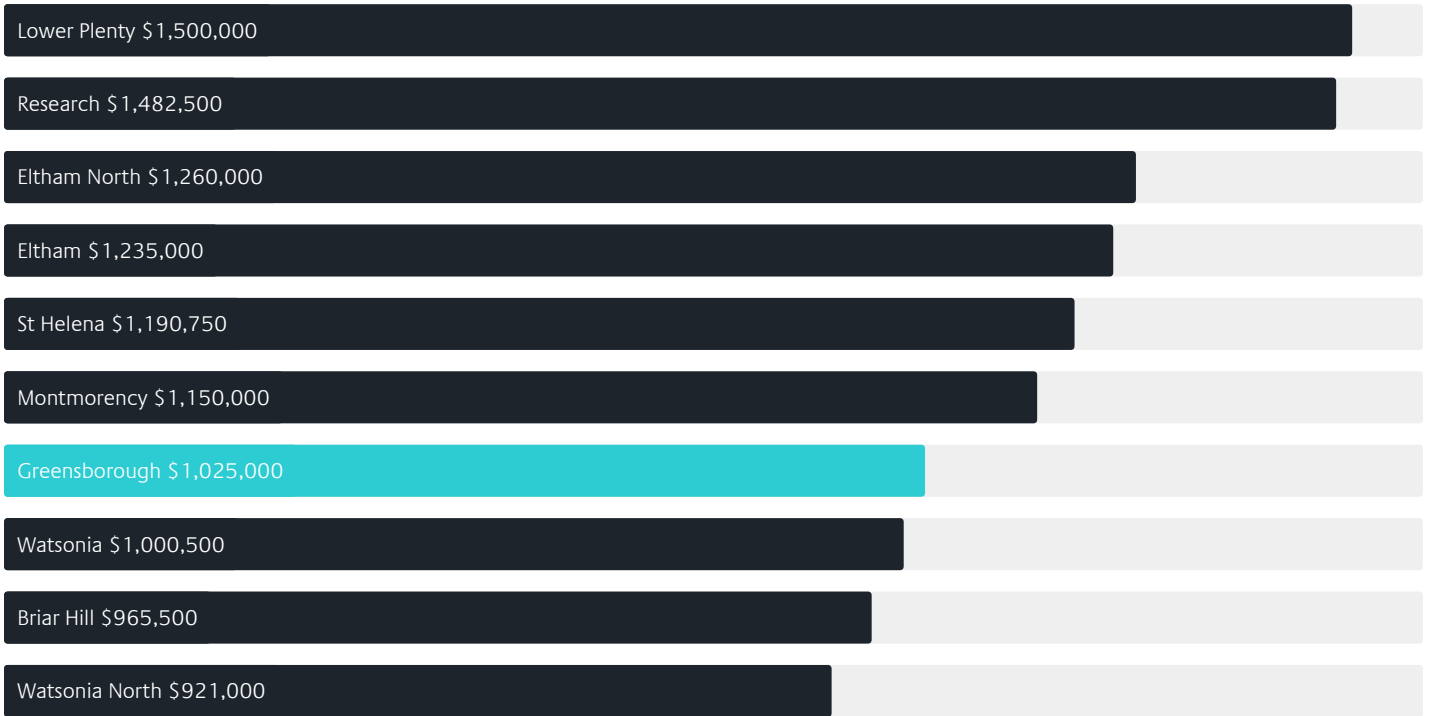
## Quarterly Price Change\*



# Surrounding Suburbs

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## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

## Sale Method<sup>\*</sup>



● Auction 32%  
● Private 68%

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

80%

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

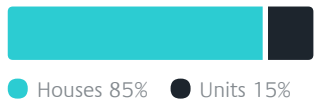
25 days

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

8.1 years

# Insights

## Dwelling Type<sup>^</sup>



## Ownership<sup>^</sup>



## Population<sup>^</sup>

21,070

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

\$600

## Population Growth<sup>^</sup>

1.20%

## Rental Yield<sup>\*</sup>

2.89%

## Median Age<sup>^</sup>













41 years

## Median Household Size<sup>^</sup>










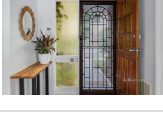
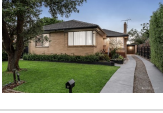

2.6 people

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









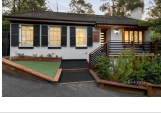
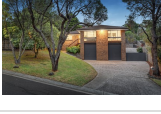
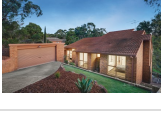

Address	Bedrooms	Type	Price	Sold
 1/55 Delta Rd Greensborough	3	House	\$710,000	31 Mar 2025
 6/5 Eldale Av Greensborough	2	Townhouse	\$668,000	24 Mar 2025
 2/187 St Helena Rd Greensborough	3	Unit	\$825,000	24 Mar 2025
 17 Tonyl Ct Greensborough	3	House	\$1,110,000	22 Mar 2025
 9/7 Echuca Rd Greensborough	2	Unit	\$641,000	21 Mar 2025
 30 Patrick Cl Greensborough	4	House	\$1,516,000	18 Mar 2025
 176 Plenty River Dr Greensborough	3	House	\$975,000	17 Mar 2025
 60 Alexandra St Greensborough	3	House	\$1,350,000	15 Mar 2025
 3 Eliza Cl Greensborough	3	House	\$1,072,000	15 Mar 2025
 24 Baird St Greensborough	4	House	\$1,002,000	15 Mar 2025
 5 Sapphire Ct Greensborough	3	Townhouse	\$705,000	12 Mar 2025
 9/88 Greenhill Rd Greensborough	3	House	\$865,000	11 Mar 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 21 Baird St Greensborough	4	House	\$1,250,000	11 Mar 2025
 46 Plenty River Dr Greensborough	3	House	\$915,000	10 Mar 2025
 13 Vermont Pde GREENSBOROUGH	4	House	\$1,670,000	07 Mar 2025
 9/49 Vermont Pde Greensborough	3	Unit	\$665,000	07 Mar 2025
 4/170-184 St Helena Rd Greensborough	3	Townhouse	\$730,000	07 Mar 2025
 13 Clydebank St Greensborough	2	House	\$698,000	07 Mar 2025
 2 Lyell Pde Greensborough	3	House	\$880,000	06 Mar 2025
 4 Acworth Ct Greensborough	4	House	\$990,000	05 Mar 2025
 2/3 Monty St Greensborough	3	House	\$930,000	05 Mar 2025
 1/50 Scotland Av Greensborough	2	Unit	\$620,000	04 Mar 2025
 67 Sainsbury Av Greensborough	3	House	\$1,072,500	04 Mar 2025
 180 Nepean St Greensborough	0	House	\$950,000	01 Mar 2025



# Sold Properties ~

Address	Bedrooms	Type	Price	Sold
 5 Shaylor Ct Greensborough	3	House	\$695,000	28 Feb 2025
 12 Tindal Ct Greensborough	3	House	\$1,005,000	26 Feb 2025
 3 Adeline St Greensborough	2	House	\$870,000	26 Feb 2025
 2/175 Henry St Greensborough	2	Townhouse	\$705,000	24 Feb 2025
 4 Mura Cl Greensborough	4	House	\$1,000,000	24 Feb 2025
 105 Warralong Av Greensborough	4	House	\$980,500	22 Feb 2025
 36-38 Albion Cr Greensborough	4	House	\$1,060,000	22 Feb 2025
 1 Carbora Dale Greensborough	3	House	\$930,000	22 Feb 2025
 1/66 Diamond Creek Rd Greensborough	3	House	\$870,000	22 Feb 2025
 3 Musgrove Ct Greensborough	3	House	\$980,000	21 Feb 2025
 4 Doowi Ct Greensborough	5	House	\$1,275,000	20 Feb 2025
 1/49 Warwick Rd GREENSBOROUGH	2	Flat/Unit/Apartment	\$630,000	14 Feb 2025



Greensborough Office  
Shop 3, Ground Floor, 68 Main Street, Greensborough  
03 9432 1444

[jelliscraig.com.au](http://jelliscraig.com.au)

Data is current as of PDF generation date 01/04/2025

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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