

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median
\$705k

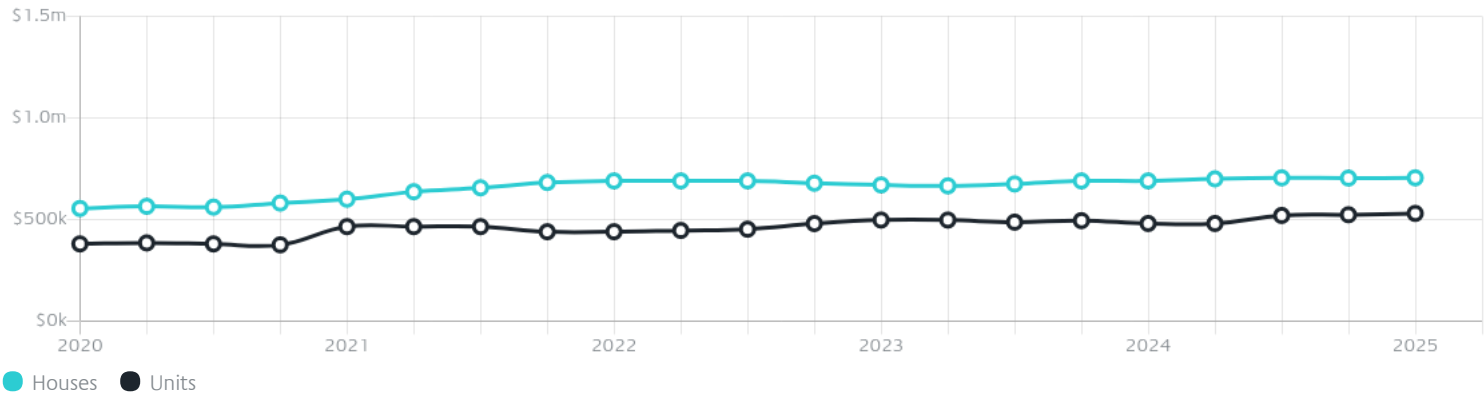
Quarterly Price Change
0.14% ↑

Median Unit Price*

Median
\$530k

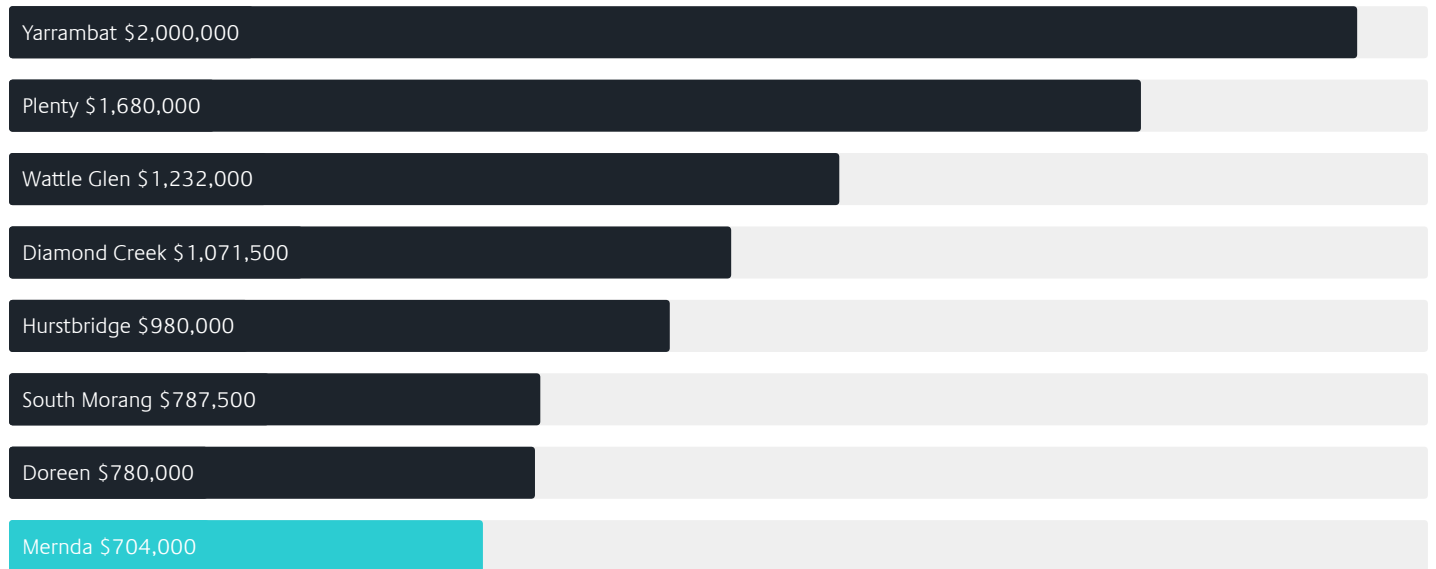
Quarterly Price Change
1.24% ↑

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 39%
● Private 61%

Auction Clearance Rate*

79.03%

Median Days on Market^

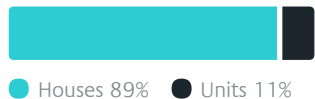
25 days

Average Hold Period*

4.9 years

Insights

Dwelling Type^



● Houses 89% ● Units 11%

Ownership^



● Owned Outright 15% ● Mortgaged 59% ● Rented 25%

Population^

23,369

Median Asking Rent per week*

\$550

Population Growth^

41.99%

Rental Yield*

3.99%

Median Age^








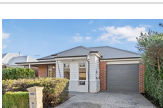

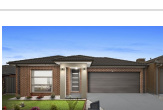

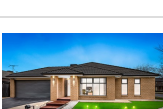
33 years

Median Household Size^










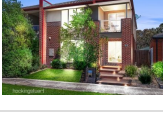
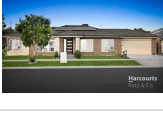

3 people

Sold Properties~









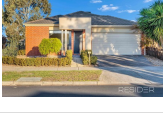

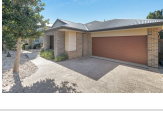

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 18 Clyde Rd Mernda	4	House	\$830,000	28 Jun 2025
 6/27 Pipers La Mernda	3	Townhouse	\$572,500	28 Jun 2025
 31 Harriers St Mernda	4	House	\$1,050,000	28 Jun 2025
 10 Hodgson Rise Mernda	4	House	\$810,000	28 Jun 2025
 3 Villeroy St Mernda	4	House	\$885,000	27 Jun 2025
 3/20 Stourhead Av Mernda	3	Townhouse	\$600,000	26 Jun 2025
 25 Georgia Dr Mernda	4	House	\$1,100,000	24 Jun 2025
 34 Riordan Cr Mernda	3	House	\$680,000	23 Jun 2025
 52 Black Braes Blvd Mernda	4	House	\$850,250	21 Jun 2025
 61 Kerrabee Dr Mernda	4	House	\$727,000	21 Jun 2025
 7 Falkirk Dr Mernda	3	House	\$672,500	20 Jun 2025
 7 Westhorpe Cr Mernda	4	House	\$745,000	20 Jun 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 4 Brendan St MERNDA	4	House	\$687,500	19 Jun 2025
 97 Everard Rd Mernda	3	House	\$605,000	19 Jun 2025
 5 Plantation Av Mernda	4	House	\$735,000	19 Jun 2025
 14 Bayview Cirt Mernda	4	House	\$727,500	18 Jun 2025
 26 Greenside Way Mernda	4	House	\$990,000	18 Jun 2025
 7 Sunnybrae Dr Mernda	3	House	\$770,000	18 Jun 2025
 3 Polwarth Rd Mernda	4	House	\$1,001,059	17 Jun 2025
 49 Renaissance Blvd Mernda	4	House	\$755,000	16 Jun 2025
 18 Skeeter Dr Mernda	4	House	\$830,500	14 Jun 2025
 14 Millstream Way Mernda	3	House	\$720,000	14 Jun 2025
 129 Everard Rd Mernda	3	House	\$720,000	14 Jun 2025
 16 Pimpinella Pass Mernda	3	House	\$638,000	13 Jun 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 19 Destiny Vw Mernda	3	House	\$760,000	12 Jun 2025
 2 Partytree Way Mernda	4	House	\$710,000	11 Jun 2025
 8 Inverness Rd MERNDA	3	House	\$667,000	10 Jun 2025
 2 Lawn Wlk Mernda	3	Townhouse	\$575,000	09 Jun 2025
 10 Tawonga La Mernda	4	House	\$675,000	07 Jun 2025
 12 Cassinias Gr Mernda	3	House	\$640,000	07 Jun 2025
 27 Sunridge Dr Mernda	3	House	\$647,500	07 Jun 2025
 4 William St Mernda	3	House	\$696,000	07 Jun 2025
 11 Cassinias Gr Mernda	4	House	\$688,000	07 Jun 2025
 3 Mowbray St Mernda	4	House	\$971,000	06 Jun 2025
 6 Spencer Tce Mernda	3	House	\$810,000	06 Jun 2025
 62 Grafton St Mernda	4	House	\$765,000	05 Jun 2025



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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.

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