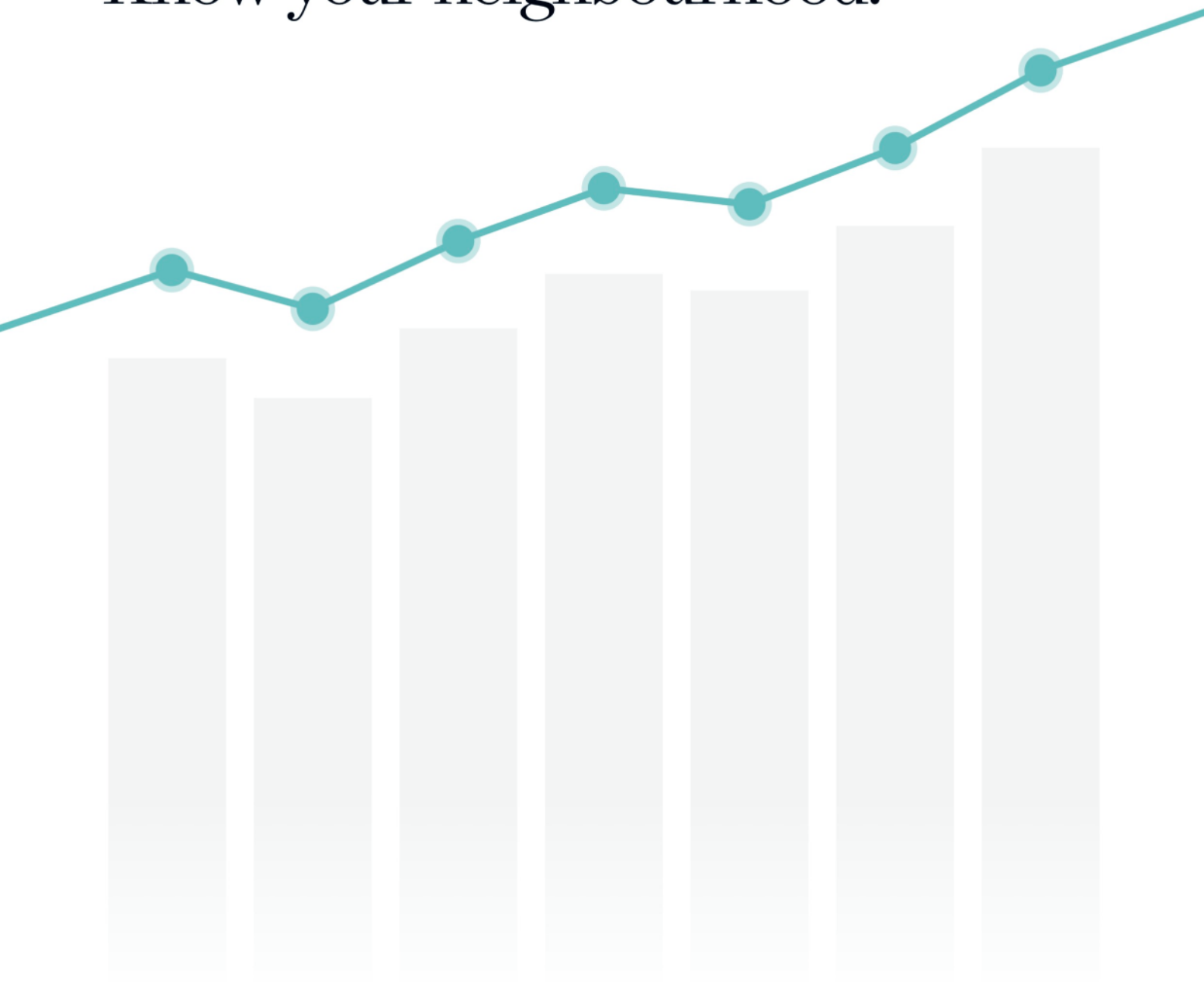


## *Suburb Report*

Know your neighbourhood.



# Property Prices

## Median House Price\*

Median

**\$788k**

Quarterly Price Change

**0.84% ↑**

## Median Unit Price\*

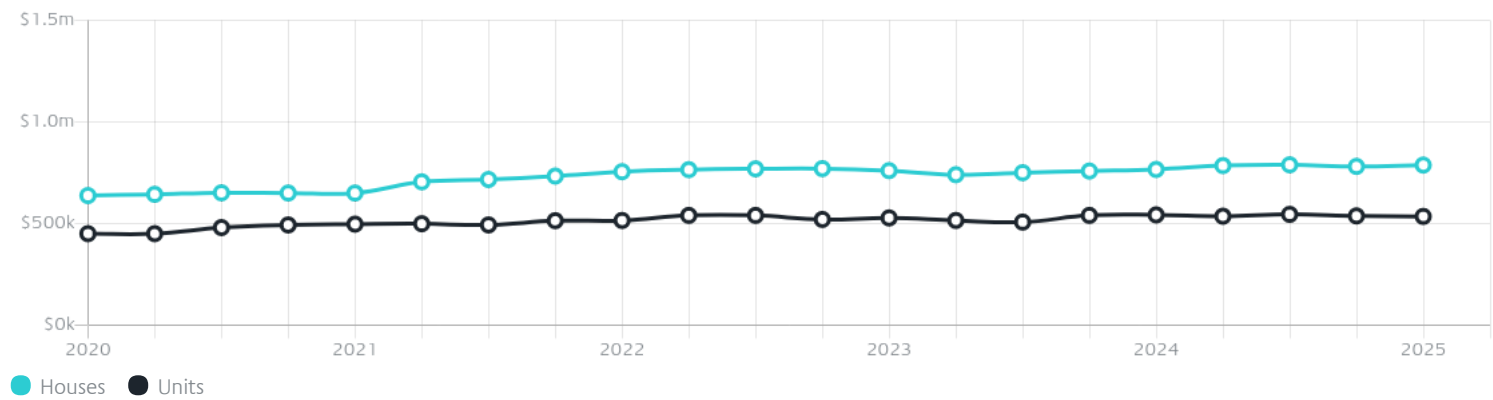
Median

**\$535k**

Quarterly Price Change

**-0.46% ↓**

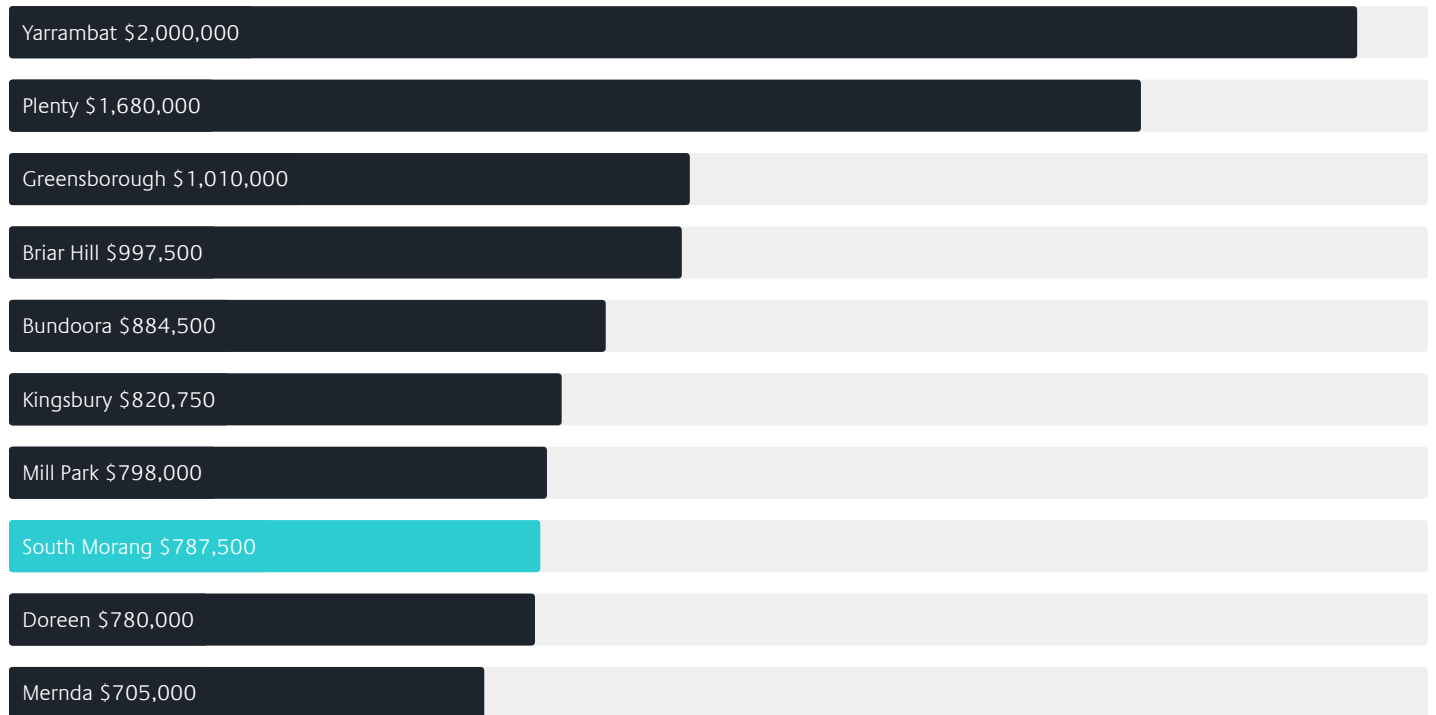
## Quarterly Price Change\*



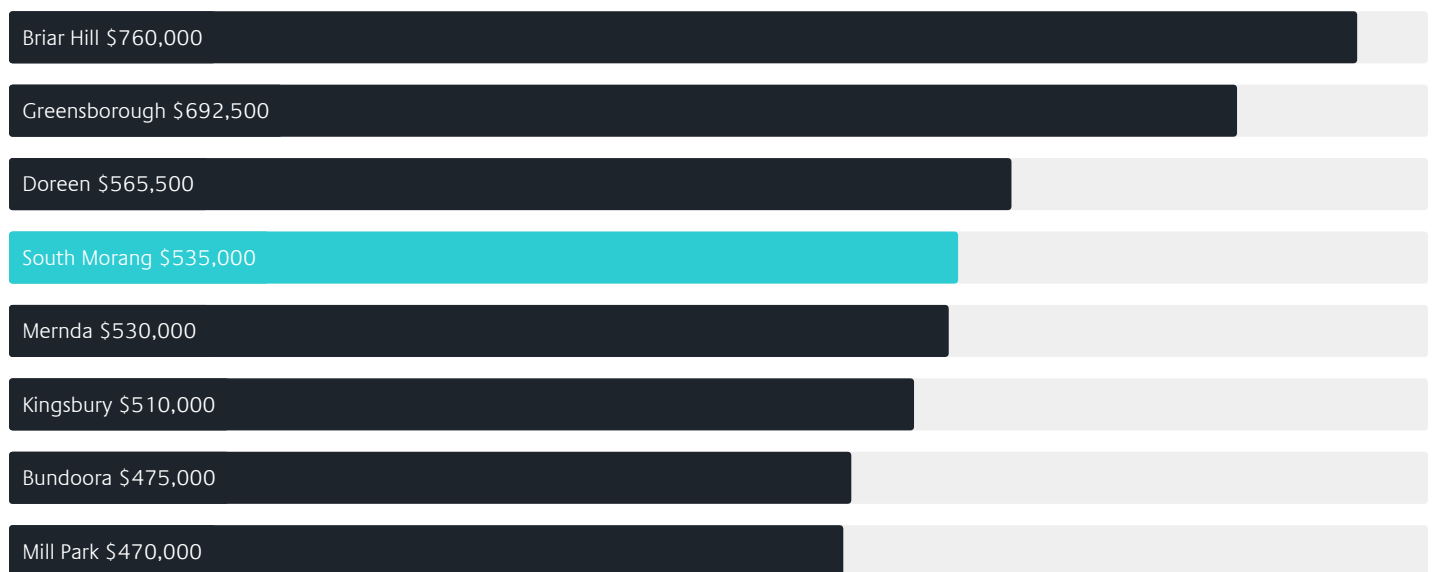
# Surrounding Suburbs

---

## Median House Sale Price\*



## Median Unit Sale Price\*



# Sales Snapshot

## Sale Method\*



● Auction 63%  
● Private 37%

## Auction Clearance Rate\*

85.71%

## Median Days on Market^

29 days

## Average Hold Period\*

8.2 years

# Insights

## Dwelling Type^



● Houses 84% ● Units 16%

## Ownership^



● Owned Outright 25% ● Mortgaged 56% ● Rented 19%

## Population^

24,989

## Median Asking Rent per week\*

\$570

## Population Growth^

3.86%

## Rental Yield\*

3.64%

## Median Age^













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










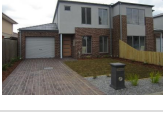
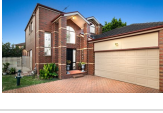

Address	Bedrooms	Type	Price	Sold
 9 Deliza Wk SOUTH MORANG	3	House	\$623,000	30 Jun 2025
 10 Shelduck St South Morang	4	House	\$860,500	28 Jun 2025
 1 Starling St South Morang	3	House	\$745,000	28 Jun 2025
 16 Barmah Dr South Morang	5	House	\$900,000	21 Jun 2025
 28 Kumara Cirt South Morang	4	House	\$755,000	21 Jun 2025
 19 Vautier Pl South Morang	3	House	\$667,000	21 Jun 2025
 8 Marseilles Pl South Morang	3	Townhouse	\$579,000	21 Jun 2025
 3/12 McGlynn Av South Morang	3	Unit	\$550,000	14 Jun 2025
 10 Obar Cr South Morang	3	House	\$810,000	14 Jun 2025
 18 Coleridge Way South Morang	4	House	\$841,500	14 Jun 2025
 13 Taronga Way South Morang	3	House	\$625,000	14 Jun 2025
 34 Palisades Blvd South Morang	3	House	\$720,000	10 Jun 2025

# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 44 Donnelly Cirt South Morang	3	House	\$766,000	07 Jun 2025
 18 Clearwater Vw South Morang	3	House	\$855,000	07 Jun 2025
 14/958 Plenty Rd South Morang	2	Unit	\$455,000	06 Jun 2025
 10 Old Plenty Rd South Morang	4	House	\$900,000	05 Jun 2025
 33 Anchorage Dr South Morang	3	Townhouse	\$557,000	05 Jun 2025
 30 Hawkstowe Pde South Morang	5	House	\$1,015,000	03 Jun 2025
 29 Stanley Jones Dr South Morang	2	House	\$575,000	31 May 2025
 55 Vista Way South Morang	4	House	\$958,000	31 May 2025
 15 Payne PL South Morang	4	House	\$810,000	31 May 2025
 10 Mallard Mews South Morang	3	House	\$671,000	31 May 2025
 24 Applegum Dr South Morang	4	House	\$1,062,000	31 May 2025
 224 The Lakes Blvd South Morang	3	House	\$565,000	31 May 2025



# Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3/188 Gordons Rd South Morang	2	Townhouse	\$475,000	28 May 2025
 2/18 Old Plenty Rd SOUTH MORANG	3	Unit	\$555,250	28 May 2025
 1/18 Harmony Dr South Morang	3	House	\$1,201,000	24 May 2025
 2 Rockbank Ct South Morang	4	House	\$1,072,000	24 May 2025
 92 Trinity Way South Morang	4	House	\$1,000,000	24 May 2025
 37 Astair Av South Morang	4	House	\$800,000	24 May 2025
 4 St Elmo Pl South Morang	4	House	\$922,000	24 May 2025
 45 Panton Gap Dr South Morang	4	House	\$1,042,000	24 May 2025
 8 Turner Ct South Morang	3	House	\$795,000	22 May 2025
 1/71 Reid St SOUTH MORANG	2	Unit	\$560,000	22 May 2025
 13 Hummingbird Pl South Morang	4	House	\$830,000	22 May 2025
 21 Vautier Pl SOUTH MORANG	3	House	\$660,000	19 May 2025



Eltham Office  
1022 Main Road, Eltham  
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[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.

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