

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median
\$788k

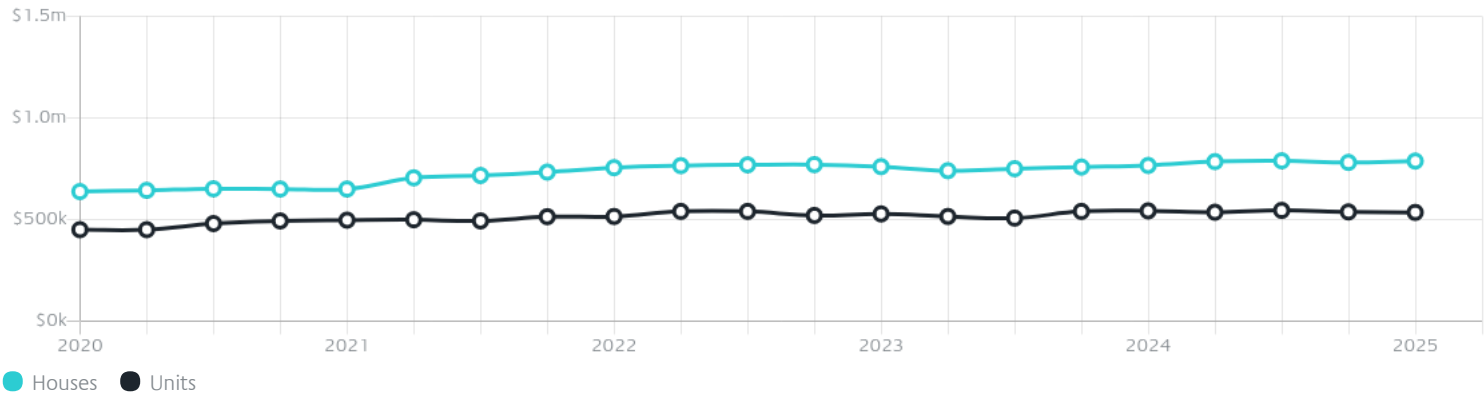
Quarterly Price Change
0.84% ↑

Median Unit Price*

Median
\$535k

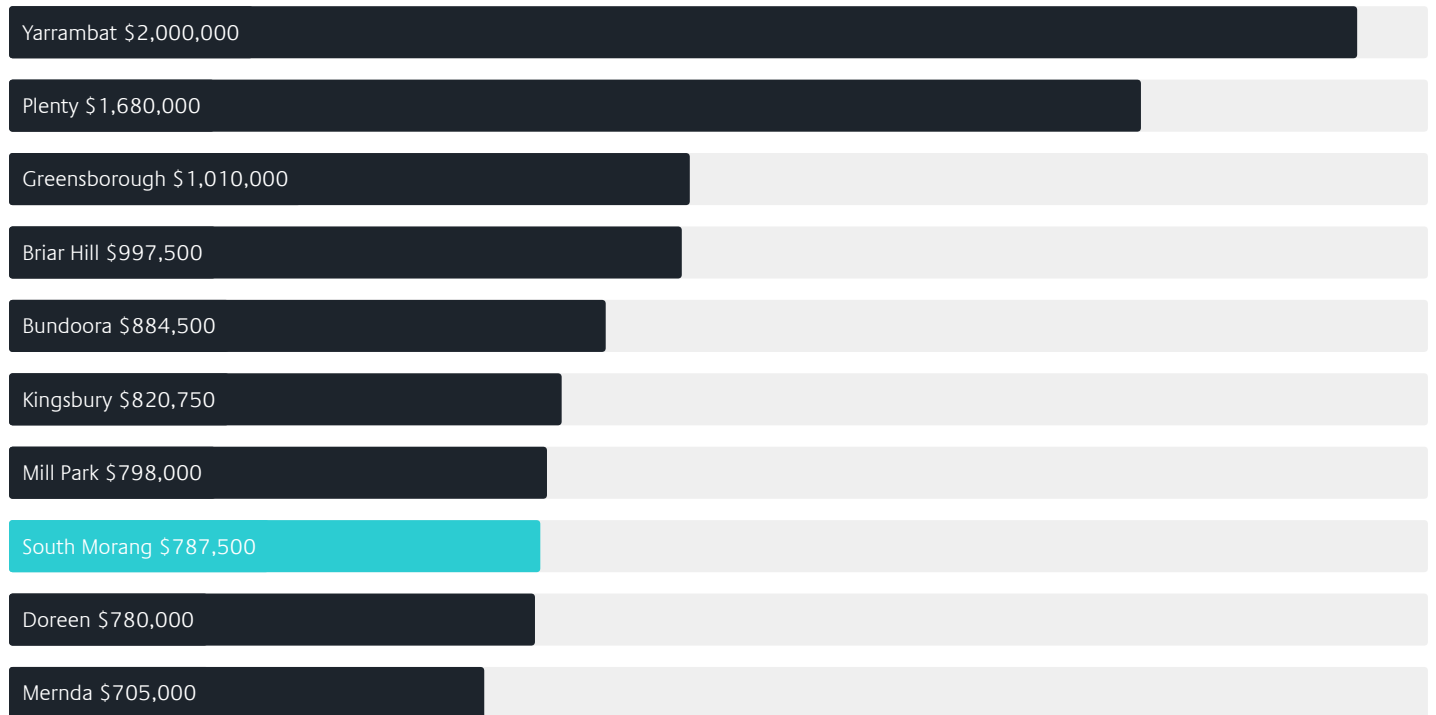
Quarterly Price Change
-0.46% ↓

Quarterly Price Change*

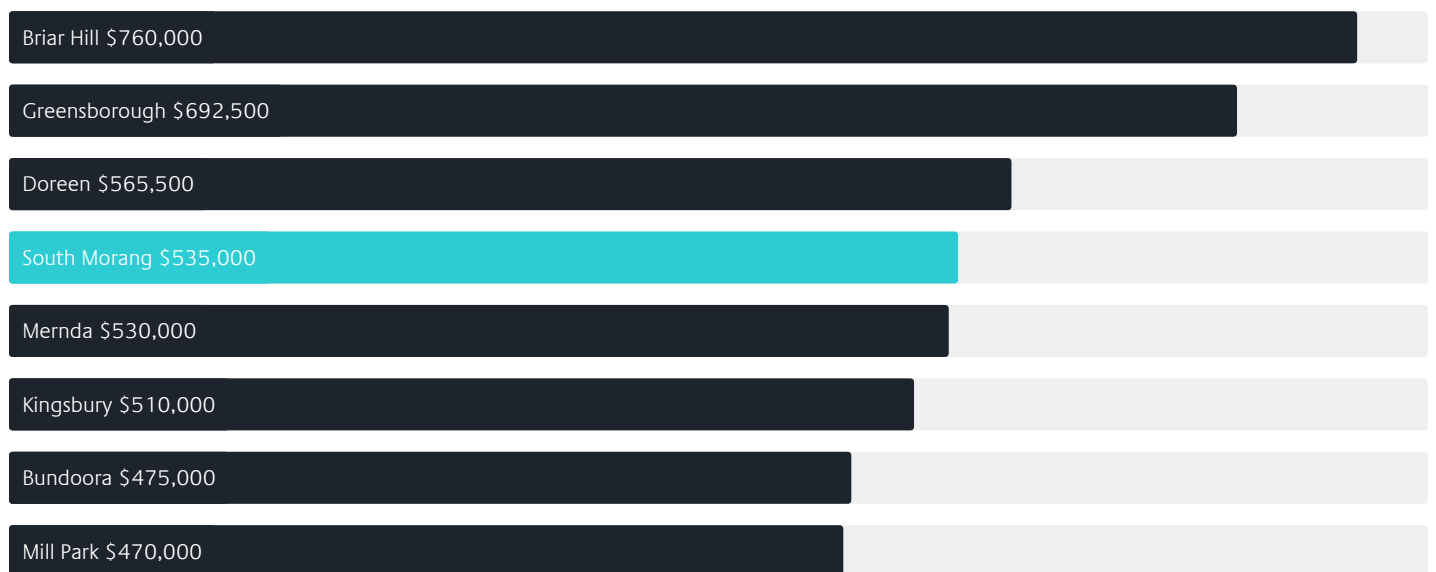


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 60%
● Private 40%

Auction Clearance Rate^{*}

85.71%

Median Days on Market[^]

30 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[^]





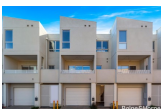







36 years

Median Household Size[^]










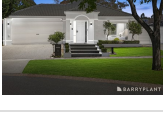
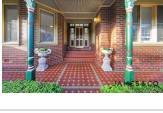

3 people

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 jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 3 St Martins Pl South Morang	3	House	\$848,000	26 Apr 2025
 4 Woodoak St South Morang	3	House	\$641,000	26 Apr 2025
 52 Stafford Rd South Morang	4	House	\$860,000	26 Apr 2025
 4 Jezwing Av South Morang	4	House	\$788,000	26 Apr 2025
 49 Cameo Cr South Morang	2	Townhouse	\$480,000	24 Apr 2025
 34 Bracken Way South Morang	4	House	\$760,000	23 Apr 2025
 17 Alain Av South Morang	3	House	\$700,000	17 Apr 2025
 7 St Martins Pl South Morang	5	House	\$1,045,000	16 Apr 2025
 14 Tivoli Pl South Morang	3	House	\$659,000	14 Apr 2025
 13 Alain Av South Morang	4	House	\$1,030,000	14 Apr 2025
 23 Red Oaks Way South Morang	4	House	\$870,000	12 Apr 2025
 40 Huntingfield Dr South Morang	4	House	\$789,000	12 Apr 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 79 Stagecoach Blvd South Morang	4	House	\$1,040,000	12 Apr 2025
 12 Corymbia Gr South Morang	4	House	\$1,207,000	12 Apr 2025
 3/885 Plenty Rd South Morang	3	Townhouse	\$508,000	12 Apr 2025
 9 Barbers Dr South Morang	4	House	\$885,000	12 Apr 2025
 17 Lamour Av South Morang	3	House	\$720,000	05 Apr 2025
 5 Hollyhock Wlk South Morang	3	House	\$824,000	05 Apr 2025
 11 Nighthawk Blvd South Morang	3	House	\$711,000	05 Apr 2025
 12 Skyline Dr South Morang	4	House	\$1,600,000	05 Apr 2025
 2 Madden Dr South Morang	3	House	\$742,000	05 Apr 2025
 1 Chauvel Pl South Morang	4	House	\$1,045,000	05 Apr 2025
 5 Nardoo St South Morang	4	House	\$1,014,000	02 Apr 2025
 181 The Lakes Blvd South Morang	4	House	\$740,000	02 Apr 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 7 Gledswood Av South Morang	4	House	\$1,000,000	31 Mar 2025
 190 Meridian Dr South Morang	4	House	\$1,100,000	31 Mar 2025
 3 Masked Owl Rd South Morang	4	House	\$1,005,000	29 Mar 2025
 20 Hawkstowe Pde South Morang	4	House	\$1,070,000	28 Mar 2025
 16/74 Thomas St SOUTH MORANG	2	Townhouse	\$500,000	25 Mar 2025
 79 Jardier Tce South Morang	4	House	\$860,000	24 Mar 2025
 123 Cameo Cr South Morang	2	Townhouse	\$505,000	23 Mar 2025
 12 Malindi Ct South Morang	3	Townhouse	\$580,000	22 Mar 2025
 10 Redbark Hill Cirt South Morang	3	Townhouse	\$595,000	22 Mar 2025
 5 Bushlark Way South Morang	3	House	\$762,500	22 Mar 2025
 2 Marseilles Pl South Morang	3	Townhouse	\$551,000	22 Mar 2025
 23 Palisades Blvd South Morang	4	House	\$1,100,000	22 Mar 2025



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1022 Main Road, Eltham
03 9431 1222

jelliscraig.com.au

Data is current as of PDF generation date 01/05/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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