

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.36m

Quarterly Price Change

-0.80% ↓

Median Unit Price*

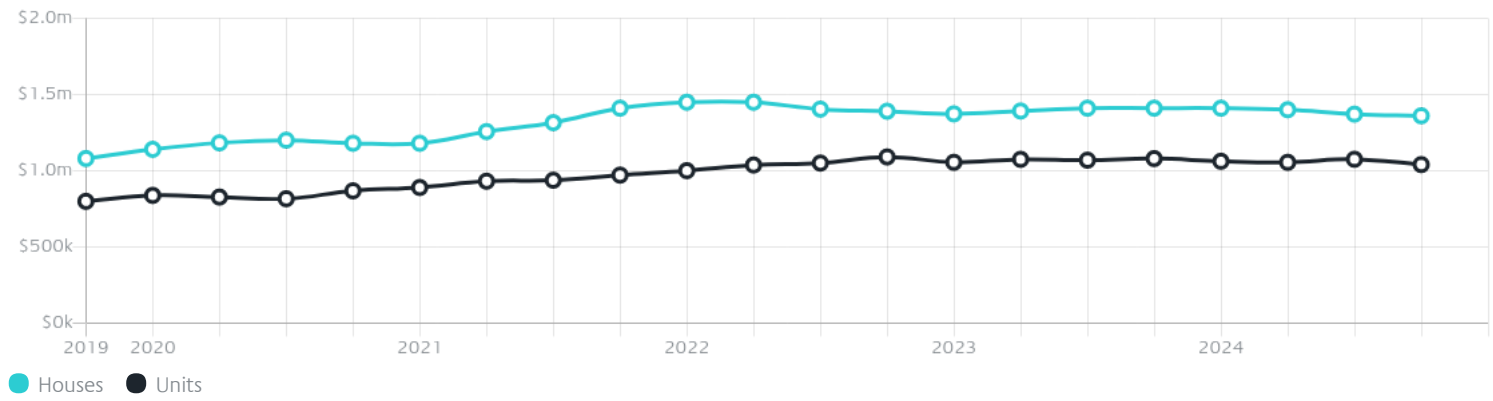
Median

\$1.04m

Quarterly Price Change

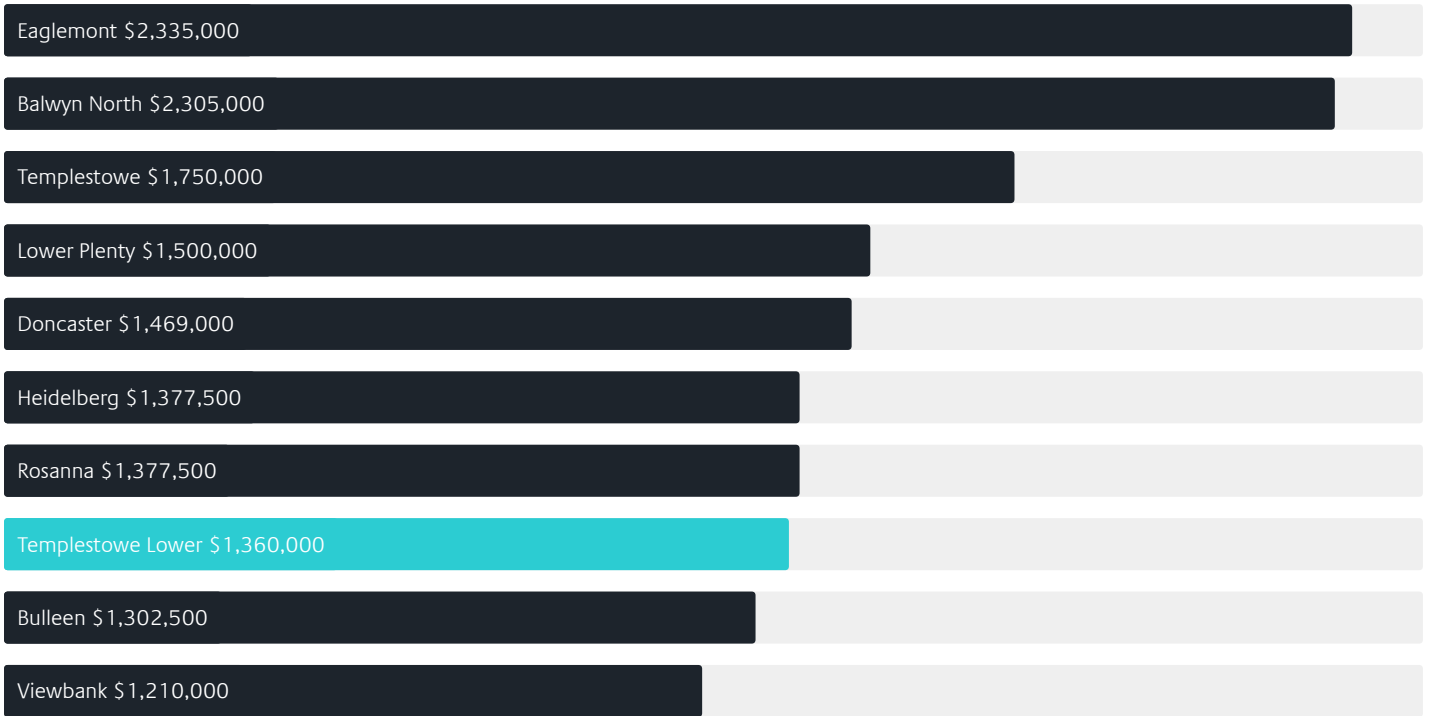
-3.25% ↓

Quarterly Price Change*

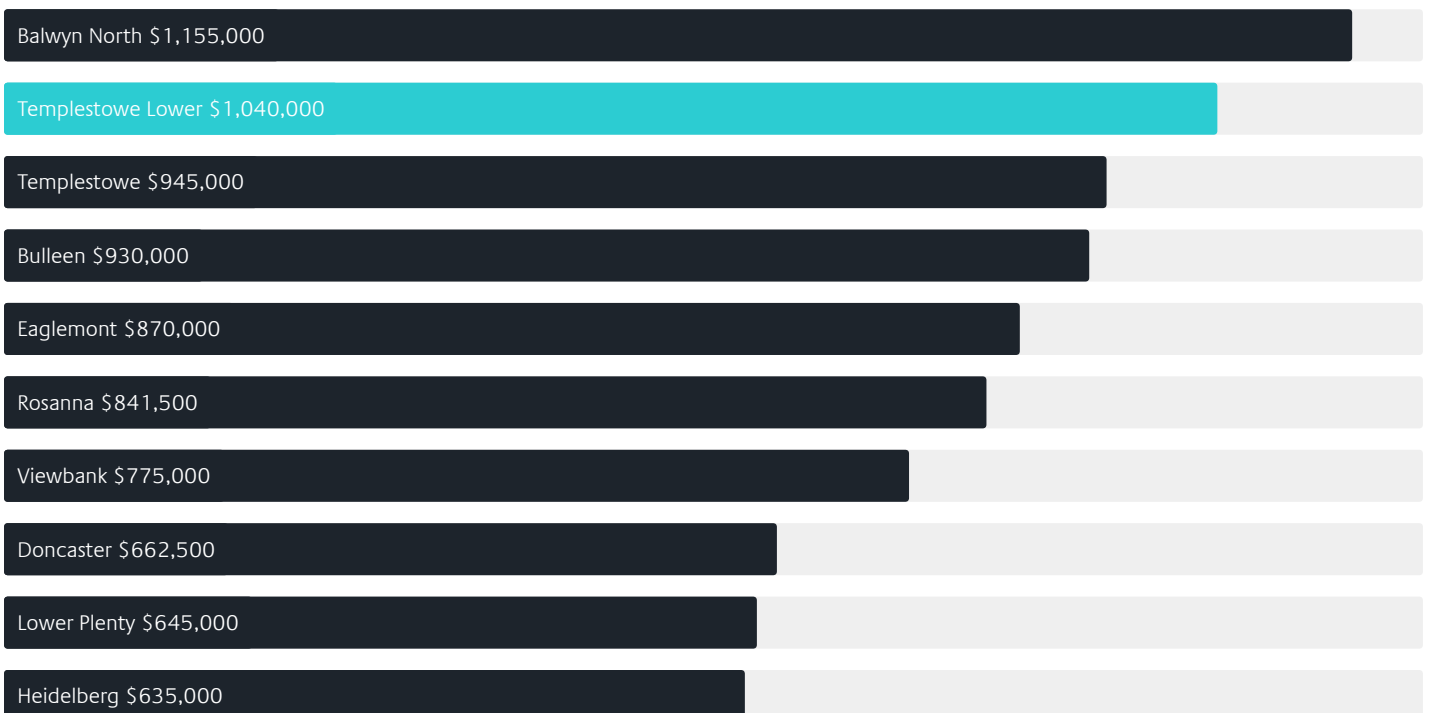


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 86%
● Private 14%

Auction Clearance Rate^{*}

62.16%

Median Days on Market[^]

26 days

Average Hold Period^{*}

8.6 years

Insights

Dwelling Type[^]



● Houses 81% ● Units 19%

Ownership[^]



● Owned Outright 50% ● Mortgaged 35% ● Rented 15%

Population[^]

14,098

Median Asking Rent per week^{*}

\$700

Population Growth[^]

4.98%

Rental Yield^{*}

2.72%

Median Age[^]













45 years

Median Household Size[^]













2.7 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
 71 Lowan Av Templestowe Lower	3	House	\$1,160,000	27 Feb 2025
 13 Eagle Rise Templestowe Lower	5	House	\$1,956,000	27 Feb 2025
 15 Dellfield Dr Templestowe Lower	4	House	\$1,300,000	22 Feb 2025
 33 Eric Av Templestowe Lower	4	House	\$1,530,000	22 Feb 2025
 136 Templestowe Rd Templestowe Lower	3	House	\$1,111,000	15 Feb 2025
 25 Gertrude St Templestowe Lower	3	House	\$1,230,000	15 Feb 2025
 88 Glenair Ct Templestowe Lower	4	House	\$1,300,000	14 Feb 2025
 17 Eric Av Templestowe Lower	3	House	\$1,080,000	13 Feb 2025
 28 Montpellier Cr Templestowe Lower	4	House	\$1,255,000	12 Feb 2025
 11 Jeffrey St Templestowe Lower	4	House	\$1,570,000	08 Feb 2025
 37 Eucalypt Av Templestowe Lower	4	House	\$1,391,000	08 Feb 2025
 4 Melaleuca Av Templestowe Lower	4	House	\$1,102,000	07 Feb 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 2/31 Glenair St Templestowe Lower	3	Unit	\$915,000	06 Feb 2025
 6 Mincha Av Templestowe Lower	4	House	\$1,150,000	05 Feb 2025
 9 Sinclair Av Templestowe Lower	3	House	\$1,120,000	01 Feb 2025
 4 Linton Av Templestowe Lower	5	House	\$1,430,000	31 Jan 2025
 42 Lowan Av Templestowe Lower	4	House	\$1,061,000	29 Jan 2025
 29 Gertrude St Templestowe Lower	3	House	\$955,000	25 Jan 2025
 16 Sylvia St Templestowe Lower	4	House	\$1,245,000	25 Jan 2025
 54 Lowan Av Templestowe Lower	4	House	\$1,356,000	23 Jan 2025
 20 Chatsworth Qdrnt Templestowe Lower	4	Townhouse	\$1,535,000	15 Jan 2025
 11 Heather Gr Templestowe Lower	3	House	\$1,180,000	14 Jan 2025
 8/53 John St Templestowe Lower	2	Apartment	\$545,000	10 Jan 2025
 63 Waratah Dr Templestowe Lower	3	Townhouse	\$1,040,000	30 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 2 Genoa Ct Templestowe Lower	3	House	\$1,215,000	24 Dec 2024
 5/207 Manningham Rd Templestowe Lower	2	Townhouse	\$723,000	23 Dec 2024
 10 Ironbark Dr Templestowe Lower	4	House	\$1,280,000	21 Dec 2024
 53 Olympus Dr Templestowe Lower	4	House	\$1,475,000	21 Dec 2024
 9 Dellfield Dr Templestowe Lower	5	House	\$1,287,000	14 Dec 2024
 371 George St Templestowe Lower	4	House	\$1,201,000	14 Dec 2024
 4 Merri St Templestowe Lower	4	House	\$1,210,000	13 Dec 2024
 10 Chatsworth Qdnt Templestowe Lower	4	House	\$1,585,000	12 Dec 2024
 60 Feathertop Av Templestowe Lower	3	House	\$1,362,000	07 Dec 2024
 20 Kanooka Av Templestowe Lower	3	House	\$1,120,000	07 Dec 2024
 21 Gidgee Av Templestowe Lower	4	House	\$1,450,000	05 Dec 2024
 5/325 Thompsons Rd Templestowe Lower	4	Townhouse	\$910,000	05 Dec 2024



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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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