



# Napoleons Suburb Report

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Your connection to property insights



**JellisCraig**

# Surrounding Suburbs

## NAPOLEONS SUBURB REPORT

### Median house price<sup>1</sup>



### Median unit price<sup>1</sup>



# Sales Snapshot

NAPOLEONS SUBURB REPORT

## Sale method<sup>2</sup>



Average hold period<sup>1</sup>

5.9 years

# Insights

## Dwelling type<sup>5</sup>



## Population<sup>5</sup>

555

## Population growth<sup>5</sup>

0.36%

## Median age<sup>5</sup>

47 years

## Ownership<sup>5</sup>



## Median asking rent<sup>1</sup>

\$600 per week

## Rental yield<sup>1</sup>

3.86%

## Median household size<sup>5</sup>

2.8 people

## Recent Napoleons sales

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jelliscraig.com.au/suburb-reports](http://jelliscraig.com.au/suburb-reports)

| Address  | Bedrooms | Type  | Price     | Sold        |
|--|----------|-------|-----------|-------------|
|  475 Lloyds La<br>Napoleons               | 3        | House | \$645,000 | 27 Nov 2025 |
|  4585 Colac<br>Ballarat Rd<br>Napoleons   | 3        | House | \$745,000 | 10 Oct 2025 |
|  36 Lloyds La<br>Napoleons                | 3        | House | \$875,000 | 03 Oct 2025 |
|  517 Scotchmans<br>Lead Rd<br>Napoleons | 3        | House | \$595,000 | 18 Sep 2025 |
|  4800 Colac<br>Ballarat Rd<br>Napoleons | 4        | House | \$915,000 | 29 Aug 2025 |
|  10 Nine Mile Rd<br>Napoleons           | 4        | House | \$665,000 | 24 Jul 2025 |
|  91 Hampsons Rd<br>Napoleons            | 4        | House | \$682,500 | 27 Feb 2025 |



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Jellis Craig acknowledges and pays our respects to the Bunurong People, the Wadawurrung People, the Dja Dja Wurrung People and the Wurundjeri People as the Traditional Owners and original custodians of the lands on which Jellis Craig operates.



Data is current as of PDF generation date 19/01/2026

1 Property Data Online, updated quarterly for the past 12 months

2 Property Data Online, updated daily for the past 12 months

3 Property Data Online, updated daily for the past quarter

4 Jellis Craig's average inspection attendance per listing (houses) over the last 12 months, updated daily

5 2021 Australian Census

6 Property Data Online, updated daily

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