

Jellis Craig

TEMPLESTOWE LOWER

# Suburb Report

Know your neighbourhood.



# Property Prices

## TEMPLESTOWE LOWER SUBURB REPORT

Median House Price<sup>\*</sup>

Median  
\$1.35m

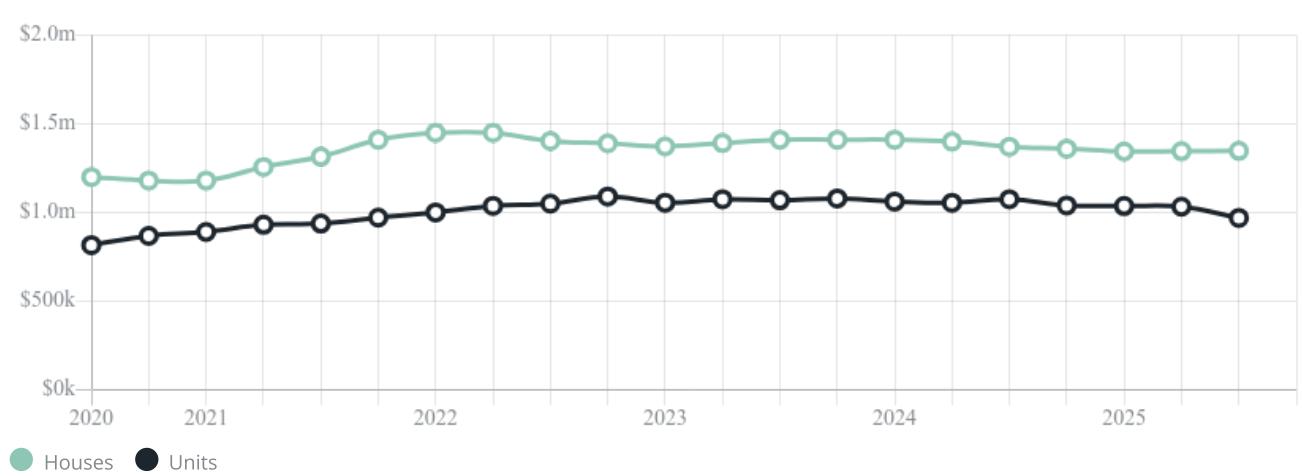
Quarterly Price Change  
0.18% ↑

Median Unit Price<sup>\*</sup>

Median  
\$970k

Quarterly Price Change  
-6.05% ↓

Quarterly Price Change<sup>\*</sup>



# Surrounding Suburbs

## TEMPLESTOWE LOWER SUBURB REPORT

### Median House Sale Price<sup>\*</sup>

Eaglemont \$2,375,000

Balwyn North \$2,240,000

Templestowe \$1,665,000

Lower Plenty \$1,568,000

Doncaster \$1,500,000

Heidelberg \$1,470,000

Rosanna \$1,361,000

Templestowe Lower \$1,347,500

Bulleen \$1,340,000

### Median Unit Sale Price<sup>\*</sup>

Eaglemont \$1,223,000

Balwyn North \$1,075,000

Templestowe Lower \$970,000

Templestowe \$880,000

Bulleen \$859,500

Viewbank \$850,000

Rosanna \$835,000

Doncaster \$675,000

Lower Plenty \$655,500

# Sales Snapshot

## TEMPLESTOWE LOWER SUBURB REPORT

### Sale Method<sup>\*</sup>



● Auction 88%  
● Private 13%

### Auction Clearance Rate<sup>\*</sup>

74.6%

### Median Days on Market<sup>^</sup>

26 days

### Average Hold Period<sup>\*</sup>

8.6 years

# Insights

### Dwelling Type<sup>^</sup>



● Houses 81% ● Units 19%

### Ownership<sup>^</sup>



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

### Population<sup>^</sup>

14,098

### Population Growth<sup>^</sup>

4.98%

### Median Age<sup>^</sup>

45 years

### Median Asking Rent per week<sup>\*</sup>

\$720

### Rental Yield<sup>\*</sup>

2.72%

### Median Household Size<sup>^</sup>

2.7 people

# Sold Properties

## TEMPLESTOWE LOWER SUBURB REPORT

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/suburbinsights](http://jelliscraig.com.au/suburbinsights)

Address	Bedrooms	Type	Price	Sold
 18 Jeffrey St Templestowe Lower	4	House	\$1,268,000	30 Dec 2025
 25 Chatsworth Qdrnt Templestowe Lower	4	House	\$1,343,000	26 Dec 2025
 2/102 Foote St Templestowe Lower	3	Unit	\$812,000	18 Dec 2025
 60 Waratah Dr Templestowe Lower	5	House	\$1,350,000	13 Dec 2025
 3 Eucalypt Av Templestowe Lower	5	House	\$1,433,100	13 Dec 2025
 22 Milsom Av Templestowe Lower	4	House	\$1,550,000	10 Dec 2025
 47 Fyfe Dr Templestowe Lower	5	House	\$1,447,000	07 Dec 2025
 6 Elder Ct Templestowe Lower	4	House	\$1,564,000	06 Dec 2025
 2/41 John St Templestowe Lower	3	Townhouse	\$1,290,000	06 Dec 2025
 12 Andromeda Way Templestowe Lower	6	House	\$1,560,000	06 Dec 2025

# Sold Properties

## TEMPLESTOWE LOWER SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1/49 John St Templestowe Lower	3	Townhouse	\$1,288,000	06 Dec 2025
 12 Olympus Dr Templestowe Lower	4	House	\$1,538,888	30 Nov 2025
 18 Rooney St Templestowe Lower	3	House	\$1,490,000	29 Nov 2025
 54 Bryson Gr Templestowe Lower	3	House	\$1,272,000	29 Nov 2025
 5/321 High St Templestowe Lower	4	Townhouse	\$1,140,000	22 Nov 2025
 4 Hill View Pde Templestowe Lower	4	House	\$1,381,000	22 Nov 2025
 2/357 High St Templestowe Lower	4	Townhouse	\$1,048,000	21 Nov 2025
 2/8 Foote St Templestowe Lower	4	Townhouse	\$950,000	20 Nov 2025
 46 Jacana Av Templestowe Lower	5	House	\$1,378,000	19 Nov 2025
 125 Macedon Rd Templestowe Lower	4	House	\$1,522,000	18 Nov 2025

# Sold Properties

## TEMPLESTOWE LOWER SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3 Riordan Pl Templestowe Lower	3	House	\$1,310,000	15 Nov 2025
 12 Toulon Dr Templestowe Lower	4	House	\$1,748,000	15 Nov 2025
 360 Thompsons Rd Templestowe Lower	4	House	\$1,441,500	15 Nov 2025
 9 Parker St Templestowe Lower	3	House	\$1,170,000	10 Nov 2025
 1/369 High St Templestowe Lower	3	House	\$823,000	08 Nov 2025
 297 Thompsons Rd Templestowe Lower	4	House	\$1,340,000	08 Nov 2025
 4/330 Thompsons Rd Templestowe Lower	3	Unit	\$935,000	08 Nov 2025
 3 Dove Ct Templestowe Lower	5	House	\$2,388,000	07 Nov 2025
 28a Rooney St Templestowe Lower	4	Townhouse	\$1,900,000	05 Nov 2025
 2/18 Verene Av Templestowe Lower	4	Townhouse	\$1,450,000	03 Nov 2025



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

\* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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