

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.25m

Quarterly Price Change

1.74% ↑

Median Unit Price*

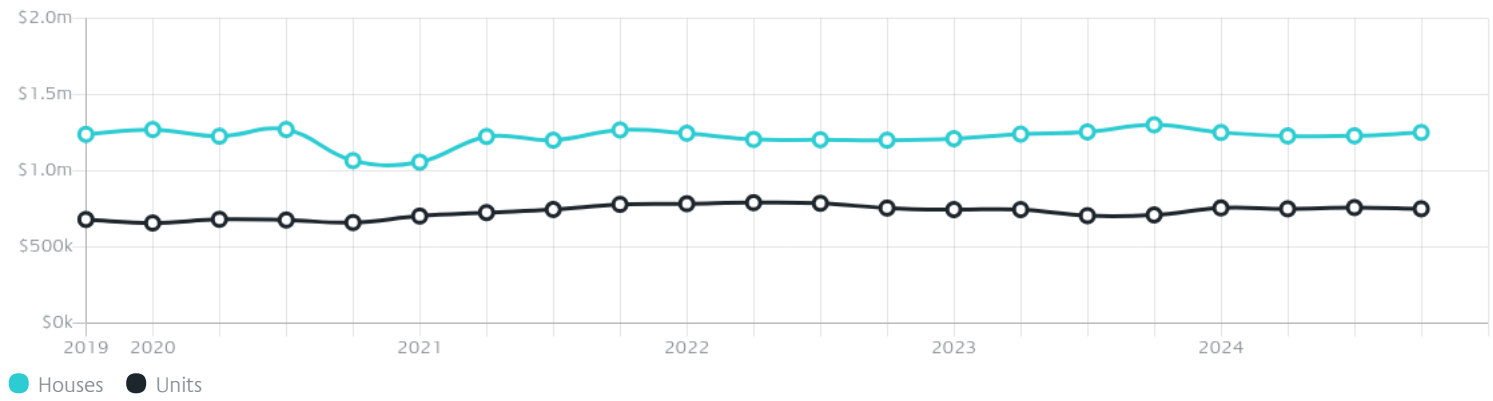
Median

\$750k

Quarterly Price Change

-1.12% ↓

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method*



● Auction 50%
● Private 50%

Auction Clearance Rate*

71.43%

Median Days on Market^

29 days

Average Hold Period*

6.1 years

Insights

Dwelling Type^



● Houses 36% ● Units 64%

Ownership^



● Owned Outright 22% ● Mortgaged 20% ● Rented 58%

Population^

18,988

Median Asking Rent per week*

\$650

Population Growth^

-1.91%

Rental Yield*

2.63%

Median Age^













28 years

Median Household Size^










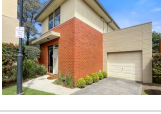


2.5 people

Sold Properties~











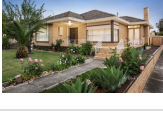

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 50 Ormond Rd CLAYTON	1	House	\$1,200,000	22 Feb 2025
 59 Carinish Rd Clayton	4	House	\$1,075,000	08 Feb 2025
 314/2 Connam Av Clayton	2	Strata Unit/Flat	\$502,000	01 Feb 2025
 809/868 Blackburn Rd Clayton	2	Strata Unit/Flat	\$520,000	26 Jan 2025
 103/29d Browns Rd Clayton	2	Apartment	\$460,000	23 Jan 2025
 1101/2 Connam Av Clayton	2	Strata Unit/Flat	\$580,000	22 Jan 2025
 107/1453 North Rd Clayton	1	Strata Unit/Flat	\$190,000	18 Jan 2025
 6/1802 Dandenong Rd Clayton	3	Strata Unit/Flat	\$400,000	24 Dec 2024
 4/5 Yarram Cr Clayton	4	Flat/Unit/Apartment	\$940,000	21 Dec 2024
 3/8-10 Browns Rd Clayton	2	Apartment	\$469,000	20 Dec 2024
 7/6 Arnott St Clayton	1	Strata Unit/Flat	\$300,000	19 Dec 2024
 4/24 Burton Av Clayton	3	Strata Unit/Flat	\$595,000	17 Dec 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 1/28 Francis St Clayton	2	Unit	\$805,000	14 Dec 2024
 1321 Centre Rd Clayton	4	House	\$1,125,000	14 Dec 2024
 110/9 Renver Rd Clayton	2	Apartment	\$550,000	13 Dec 2024
 1/2 Grovedale Ct Clayton	2	Unit	\$731,000	07 Dec 2024
 62 Edinburgh St Clayton	5	House	\$1,210,000	05 Dec 2024
 104/124 Clayton Rd Clayton	1	Apartment	\$320,000	03 Dec 2024
 5/42 Evelyn St Clayton	3	Townhouse	\$700,500	01 Dec 2024
 1/18 Colonel St Clayton	4	Townhouse	\$925,000	01 Dec 2024
 57 Jaguar Dr Clayton	4	House	\$1,350,000	30 Nov 2024
 12 Leaf Ct Clayton	2	Townhouse	\$650,000	30 Nov 2024
 1/23 Lillian St Clayton	4	Flat/Unit/Apartment	\$980,000	29 Nov 2024
 1/11 Faulkner St Clayton	2	Flat/Unit/Apartment	\$550,000	27 Nov 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 7/124 Wellington Rd Clayton	2	Apartment	\$420,000	27 Nov 2024
 621/864 Blackburn Rd Clayton	1	Apartment	\$375,000	26 Nov 2024
 313/864 Blackburn Rd Clayton	2	Strata Unit/Flat	\$565,000	26 Nov 2024
 214/1728 Dandenong Rd Clayton	1	Apartment	\$170,000	25 Nov 2024
 3/45 Panorama St CLAYTON	2	Flat/Unit/Apartment	\$722,000	23 Nov 2024
 1/27 Colonel St Clayton	4	Townhouse	\$1,235,000	23 Nov 2024
 3/30 Madeleine Rd Clayton	2	Unit	\$697,000	23 Nov 2024
 3/25 Donald St CLAYTON	5	Townhouse	\$970,000	23 Nov 2024
 1/5 Faulkner St Clayton	3	Flat/Unit/Apartment	\$785,000	22 Nov 2024
 2/24 Panorama St Clayton	4	Strata Unit/Flat	\$965,000	22 Nov 2024
 61 Carinish Rd Clayton	3	House	\$1,060,000	22 Nov 2024
 53 Beddoe Av Clayton	8	House	\$1,860,000	18 Nov 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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