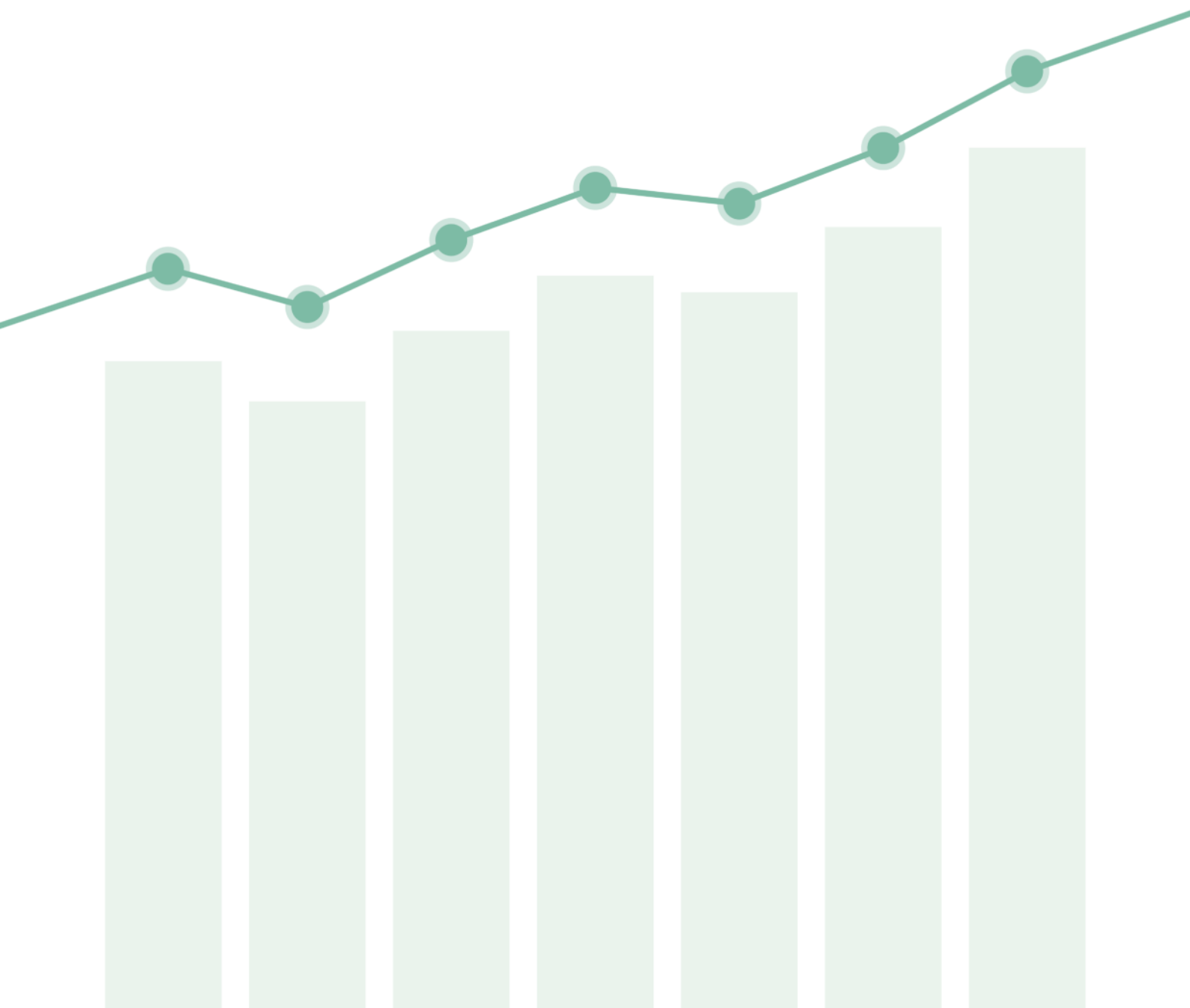


JellisCraig

CROYDON NORTH

Suburb Report

Know your neighbourhood.



CROYDON NORTH SUBURB REPORT

Median House Price*

Median

\$1.03m

Quarterly Price Change

2.94% ↑

Median Unit Price*

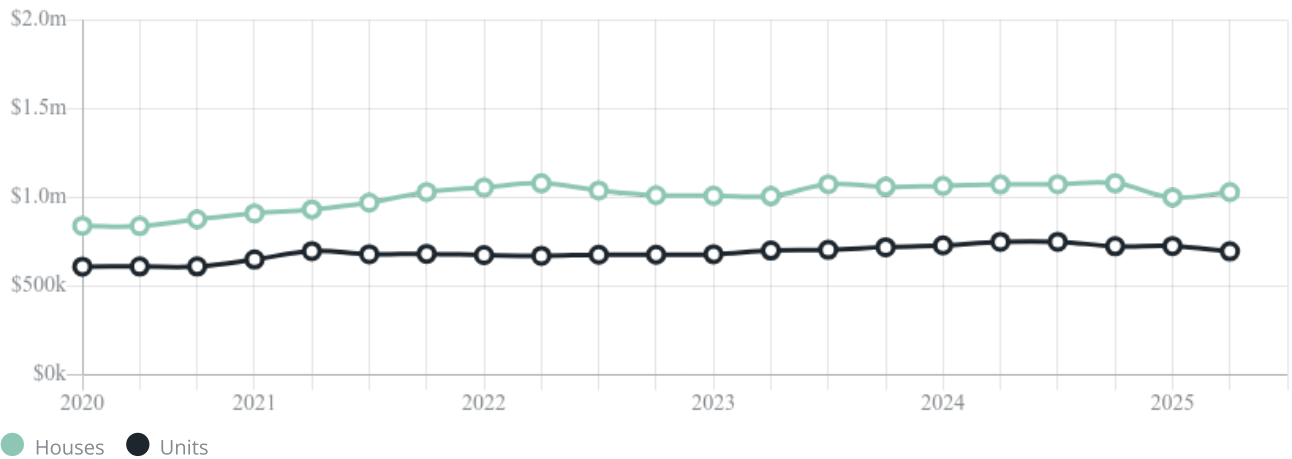
Median

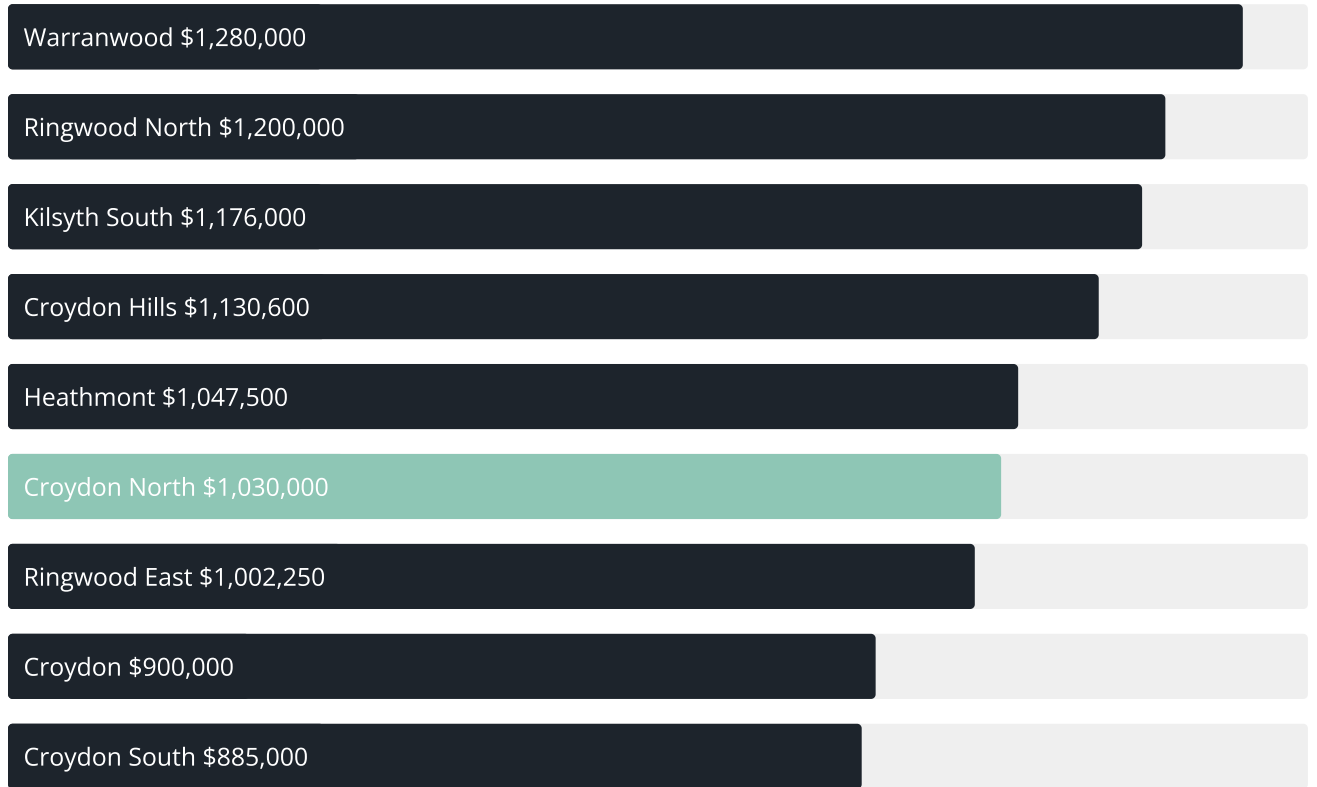
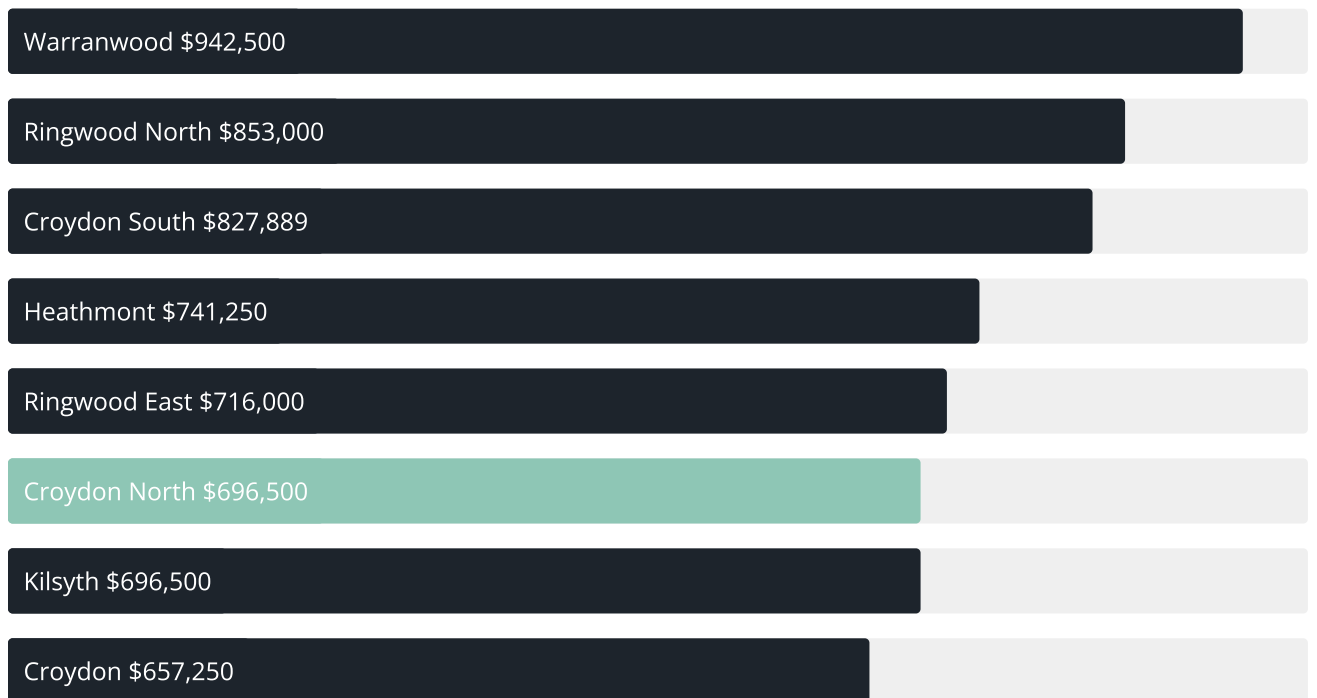
\$697k

Quarterly Price Change

-4.06% ↓

Quarterly Price Change*



Median House Sale Price^{*}Median Unit Sale Price^{*}

CROYDON NORTH SUBURB REPORT

Sale Method*



● Auction 18%

● Private 82%

Auction Clearance Rate*

100%

Median Days on Market^

25 days

Average Hold Period*

8.5 years

Dwelling Type^



● Houses 94%

● Units 6%

Ownership^



● Owned Outright 36%

● Mortgaged 49%

● Rented 15%

Population^

8,092

Median Asking Rent per week*

\$643

Population Growth^

2.95%

Rental Yield*

2.9%

Median Age^

40 years

Median Household Size^

2.7 people

CROYDON NORTH 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 jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 146 Nangathan Way Croydon North	4	House	\$1,077,500	25 Aug 2025
 19 Tadjl Cl Croydon North	4	House	\$1,200,000	23 Aug 2025
 4/23 Karingal St Croydon North	2	Unit	\$642,000	19 Aug 2025
 58 Patrick Av Croydon North	3	House	\$941,000	16 Aug 2025
 37 Wilson Conc Croydon North	4	House	\$887,000	16 Aug 2025
 3/26-28 Patrick Av Croydon North	3	Unit	\$750,000	15 Aug 2025
 13 Neuparth Rd Croydon North	3	House	\$1,005,000	05 Aug 2025
 2/2-4 Warriem Rd Croydon North	2	Unit	\$645,000	26 Jul 2025
 9/15 Holloway Rd Croydon North	2	Unit	\$652,000	16 Jul 2025
 3 Kyle Pl Croydon North	3	House	\$1,255,000	08 Jul 2025

CROYDON NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 29a Bonnie View Rd Croydon North	3	House	\$855,000	08 Jul 2025
 178 Yarra Rd CROYDON NORTH	4	House	\$1,180,000	07 Jul 2025
 8/379-381 Maroondah Hwy Croydon North	2	Townhouse	\$630,000	24 Jun 2025
 31 Wilson Conc Croydon North	3	House	\$1,030,000	21 Jun 2025
 3/14 Patrick Av Croydon North	2	Townhouse	\$665,000	18 Jun 2025
 41 Lyons Rd Croydon North	3	House	\$795,000	17 Jun 2025
 6 Yarra Rd Croydon North	3	House	\$926,000	13 Jun 2025
 3/34 Karingal St Croydon North	2	Unit	\$625,000	12 Jun 2025
 88 Exeter Rd CROYDON NORTH	6	House	\$1,100,000	10 Jun 2025
 18 Lanier Cr CROYDON NORTH	5	House	\$1,166,000	08 Jun 2025

CROYDON NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/63 Exeter Rd Croydon North	3	Townhouse	\$800,000	07 Jun 2025
 2/36 Mulawa St Croydon North	5	House	\$1,760,000	02 Jun 2025
 66 Power St Croydon North	4	House	\$1,160,000	29 May 2025
 4 Primrose Rd Croydon North	3	House	\$888,000	26 May 2025
 45 Fairview Av Croydon North	4	House	\$1,500,000	24 May 2025
 3/359 Maroondah Hwy Croydon North	2	Unit	\$660,000	23 May 2025
 2/17 Karingal St CROYDON NORTH	2	Unit	\$640,000	14 May 2025
 22 Panorama Dr Croydon North	3	House	\$1,170,000	13 May 2025
 7/13-15 Meadow Rd Croydon North	2	Unit	\$655,000	12 May 2025
 1/20 Humber Rd Croydon North	3	House	\$705,000	12 May 2025



Croydon Office
2 Croydon Road, Croydon
(03) 9725 0000

jellisrcraig.com.au

Data is current as of PDF generation date 01/09/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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