

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$935k

Quarterly Price Change

-0.53% ↓

Median Unit Price*

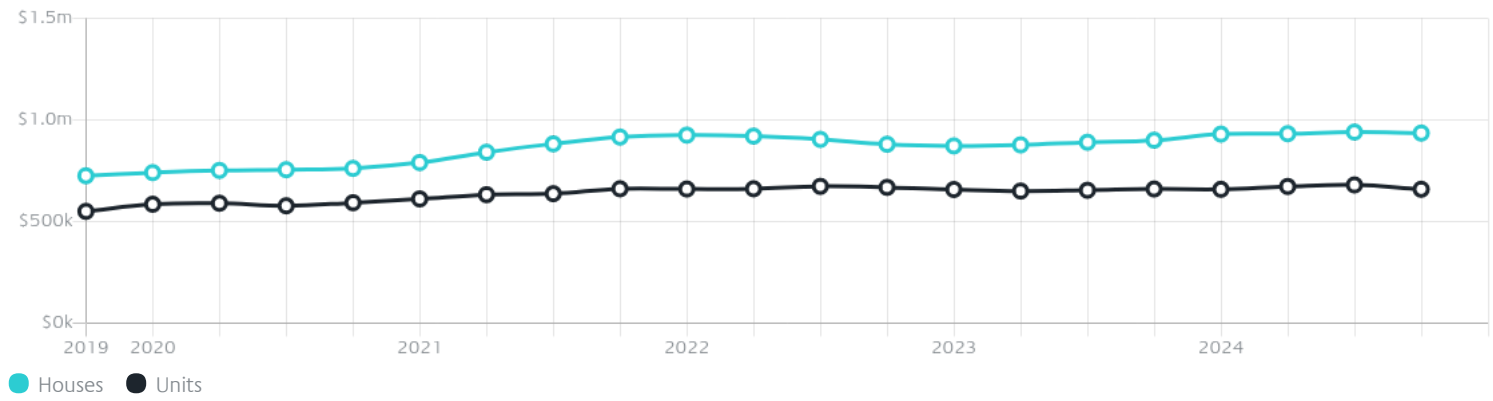
Median

\$659k

Quarterly Price Change

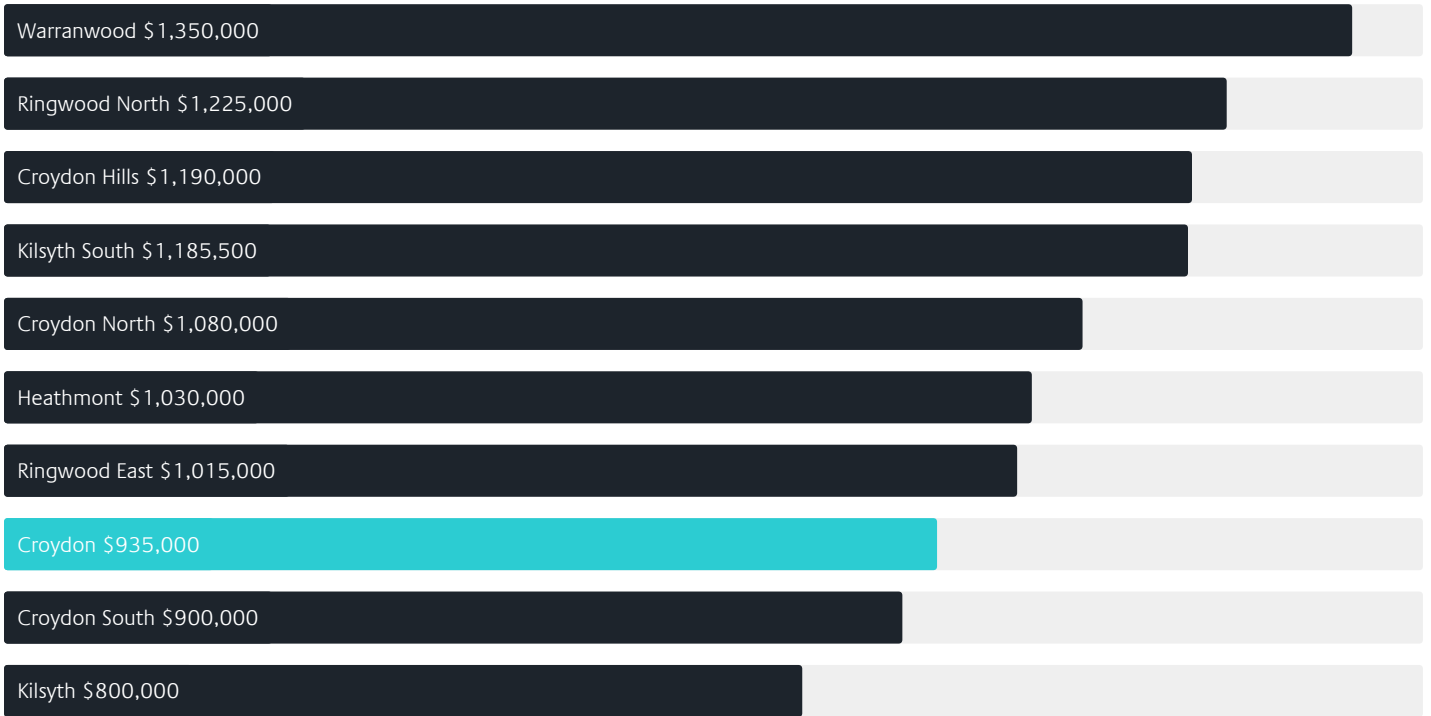
-3.14% ↓

Quarterly Price Change*

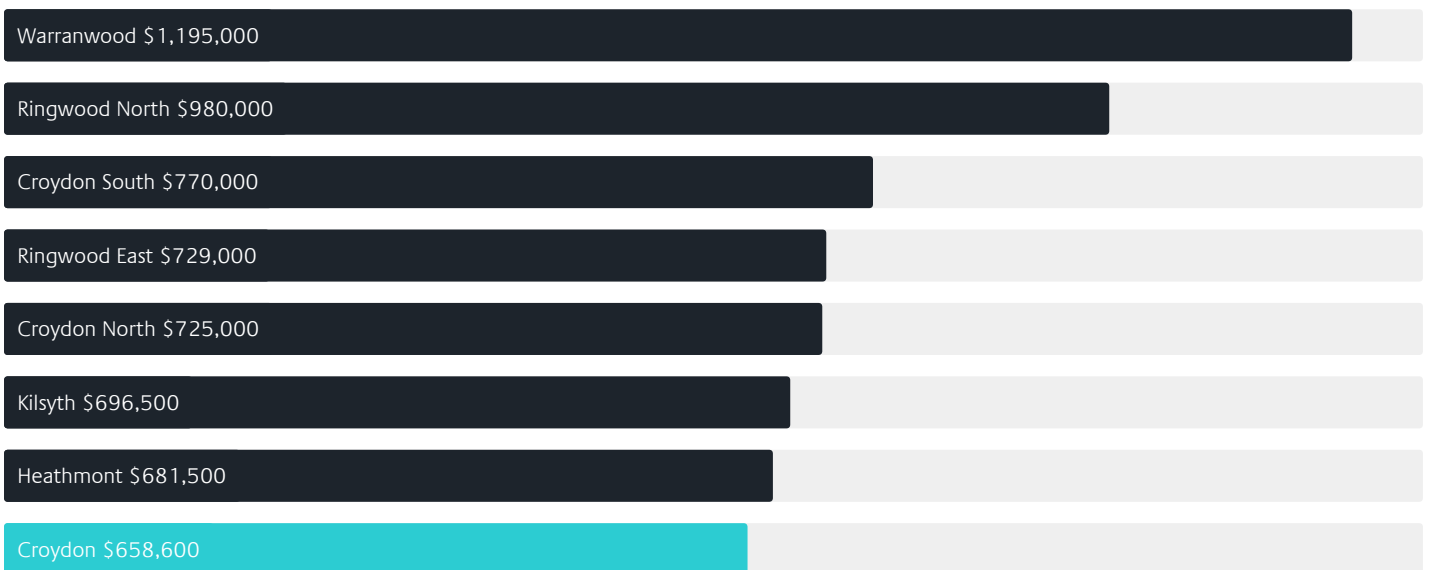


Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 16%
● Private 84%

Auction Clearance Rate^{*}

76.19%

Median Days on Market[^]

36 days

Average Hold Period^{*}

7.7 years

Insights

Dwelling Type[^]



● Houses 84% ● Units 16%

Ownership[^]



● Owned Outright 35% ● Mortgaged 42% ● Rented 24%

Population[^]

28,608

Median Asking Rent per week^{*}

\$600

Population Growth[^]

6.17%

Rental Yield^{*}

3.33%

Median Age[^]











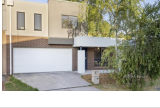

39 years

Median Household Size[^]













2.4 people

Sold Properties~










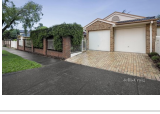
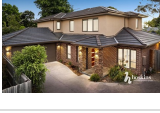

Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 1 / 19 Nursery Rd Croydon	2	Unit	\$700,000	31 Mar 2025
 1 / 3 Plumer St CROYDON	3	House	\$752,000	31 Mar 2025
 2 / 17-19 Leigh Rd Croydon	2	Unit	\$665,000	29 Mar 2025
 3 Yanina Ct Croydon	3	House	\$840,000	29 Mar 2025
 46 Taronga Cr Croydon	3	House	\$800,000	29 Mar 2025
 18 Araluen Dr Croydon	3	House	\$758,000	29 Mar 2025
 64 Lincoln Rd CROYDON	3	House	\$845,000	29 Mar 2025
 9a Mirang Av Croydon	4	House	\$1,120,000	28 Mar 2025
 3 Newhaven La Croydon	3	Townhouse	\$800,000	26 Mar 2025
 14 / 18-20 Hull Rd Croydon	2	Unit	\$670,200	26 Mar 2025
 9 Spriggs Dr Croydon	3	House	\$780,000	26 Mar 2025
 1a Larissa Ct Croydon	4	Townhouse	\$935,000	26 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 9a Arundel St Croydon	4	Townhouse	\$1,002,000	26 Mar 2025
 51/13-15 Hewish Rd CROYDON	3	Apartment	\$480,000	26 Mar 2025
 9/48 Lusher Rd Croydon	3	Townhouse	\$775,000	25 Mar 2025
 10 Mandowie Cr Croydon	3	House	\$1,100,000	22 Mar 2025
 14 Leigh Rd CROYDON	2	House	\$779,000	22 Mar 2025
 4/66 Lincoln Rd Croydon	3	Unit	\$820,000	21 Mar 2025
 15 Abraham Dr Croydon	3	House	\$775,750	20 Mar 2025
 106/1 Lusher Rd Croydon	2	Apartment	\$542,500	19 Mar 2025
 3 Hubble Rd Croydon	3	House	\$706,500	18 Mar 2025
 49 Kincumber Dr Croydon	4	House	\$790,000	14 Mar 2025
 2/15 Plumer St Croydon	2	Unit	\$672,000	13 Mar 2025
 14/20 Lusher Rd Croydon	4	Townhouse	\$950,000	12 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 3/12 Moore Av Croydon	2	Townhouse	\$750,000	12 Mar 2025
 1/10-12 Ray St Croydon	2	Unit	\$565,000	12 Mar 2025
 2/13 William Rd Croydon	4	House	\$910,500	11 Mar 2025
 305/1 Lusher Rd Croydon	3	Apartment	\$735,000	08 Mar 2025
 10/14 Landale Av Croydon	2	Apartment	\$490,000	08 Mar 2025
 9/15 Landale Av Croydon	3	Townhouse	\$725,000	06 Mar 2025
 138 Lincoln Rd Croydon	4	House	\$940,000	06 Mar 2025
 7 Dixon Av Croydon	3	House	\$775,000	05 Mar 2025
 10 Dumosa Av Croydon	4	House	\$1,052,000	05 Mar 2025
 22 Maroondah Hwy Croydon	4	House	\$800,000	05 Mar 2025
 2/95 Murray Rd Croydon	4	Townhouse	\$1,250,000	05 Mar 2025
 12/69 Hewish Rd Croydon	2	Unit	\$547,500	04 Mar 2025



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

jelliscraig.com.au

Data is current as of PDF generation date 01/04/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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