

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

Median

\$1.20m

Quarterly Price Change

6.44% ↑

Median Unit Price*

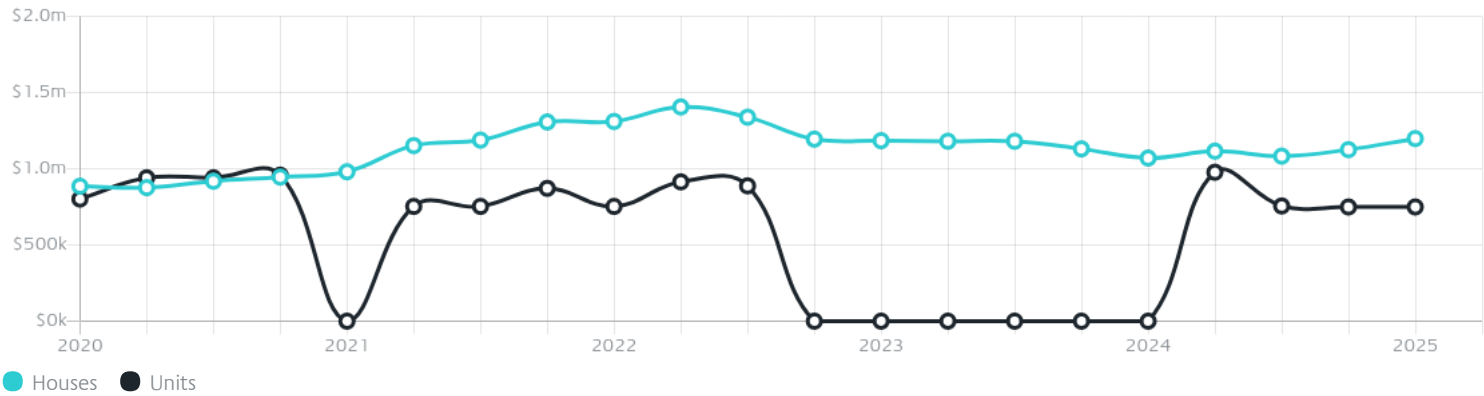
Median

\$749k

Quarterly Price Change

0.00% ↓

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Auction 50%
● Private 50%

Auction Clearance Rate^{*}

100%

Median Days on Market[^]

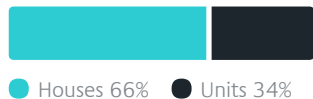
64 days

Average Hold Period^{*}

7.0 years

Insights

Dwelling Type[^]



● Houses 66% ● Units 34%

Ownership[^]



● Owned Outright 30% ● Mortgaged 42% ● Rented 28%

Population[^]

2,820

Median Asking Rent per week^{*}

\$680

Median Age[^]

37 years

Rental Yield^{*}













3.28%

Median Household Size[^]









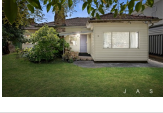

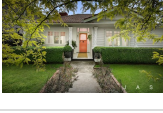

2.6 people

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 jellisicraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 2 Watt St Spotswood	4	Townhouse	\$1,600,000	17 Jun 2025
 1/12 Muir St Spotswood	4	Townhouse	\$1,410,000	05 Jun 2025
 45 Robert St Spotswood	3	House	\$1,310,000	20 May 2025
 1/114 The Avenue Spotswood	3	Townhouse	\$930,000	15 May 2025
 37 Hope St Spotswood	3	House	\$950,000	10 May 2025
 53 Reed St Spotswood	3	House	\$1,270,000	05 May 2025
 41 Hope St Spotswood	3	House	\$1,665,000	15 Apr 2025
 8 Bolton St Spotswood	3	House	\$1,355,000	07 Apr 2025
 26 Reed St Spotswood	3	House	\$990,000	07 Apr 2025
 13b Vernier St Spotswood	2	House	\$750,000	28 Mar 2025
 46 Hick St Spotswood	3	Townhouse	\$1,050,000	28 Mar 2025
 107/88 Hudsons Rd Spotswood	2	Apartment	\$600,000	27 Mar 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 9A Le Fevre St Spotswood	3	House	\$1,140,000	24 Mar 2025
 2/12 Muir St Spotswood	4	House	\$1,350,000	19 Mar 2025
 14a Birmingham St Spotswood	4	House	\$1,445,000	18 Mar 2025
 26 George St Spotswood	4	Townhouse	\$1,454,000	15 Mar 2025
 3/152 Hall St SPOTSWOOD	2	Flat/Unit/Apartment	\$725,000	10 Mar 2025
 2/152 Hall St SPOTSWOOD	2	Apartment	\$740,000	07 Mar 2025
 G4/88 Hudsons Rd Spotswood	1	Flat/Unit/Apartment	\$435,000	27 Feb 2025
 202/88 Hudsons Rd Spotswood	2	Apartment	\$530,000	26 Feb 2025
 8 Mcneilage St Spotswood	3	House	\$990,000	22 Feb 2025
 7 Mcneilage St Spotswood	3	House	\$910,000	21 Feb 2025
 200 Hudsons Rd Spotswood	3	House	\$1,450,000	13 Feb 2025
 5 George St Spotswood	3	House	\$1,415,000	07 Feb 2025

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 205/23 Birmingham St Spotswood	3	Strata Unit/Flat	\$610,000	03 Feb 2025
 25 Mary St Spotswood	4	House	\$1,600,000	14 Jan 2025
 1/13 Vernon St Spotswood	3	House	\$820,000	20 Dec 2024
 3/9 Cullen Ct Spotswood	2	Unit	\$480,000	15 Dec 2024
 11 Cullen St Spotswood	4	House	\$1,220,500	14 Dec 2024
 9 Hick St Spotswood	5	House	\$2,575,000	12 Dec 2024
 1/51 Birmingham St Spotswood	3	Strata Unit/Flat	\$839,000	09 Dec 2024
 18 Strong St Spotswood	3	House	\$1,240,000	07 Dec 2024
 39 The Avenue Spotswood	3	House	\$850,000	04 Dec 2024
 33 Hick St Spotswood	4	House	\$1,240,000	28 Nov 2024
 30 Reed St Spotswood	3	House	\$1,125,000	20 Nov 2024
 15 Hick St Spotswood	4	House	\$1,440,000	09 Nov 2024



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jelliscraig.com.au

Data is current as of PDF generation date 01/07/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

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