



Clayton South Suburb Report



Your connection to property insights



JellisCraig

CLAYTON SOUTH SUBURB REPORT

Median house price¹

Median

\$977k

Quarterly price change

-0.35% ↓

Median unit price¹

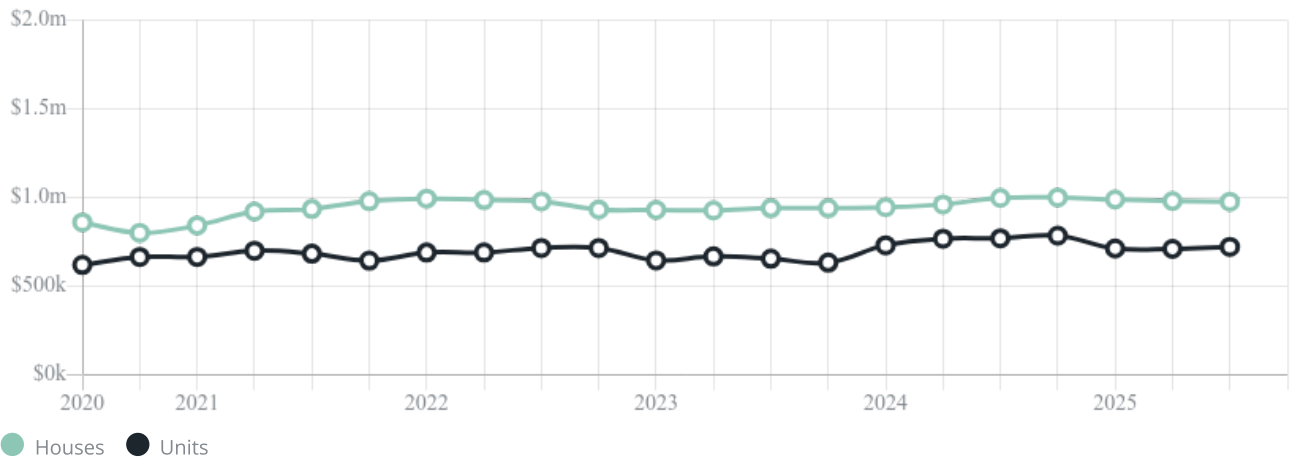
Median

\$722k

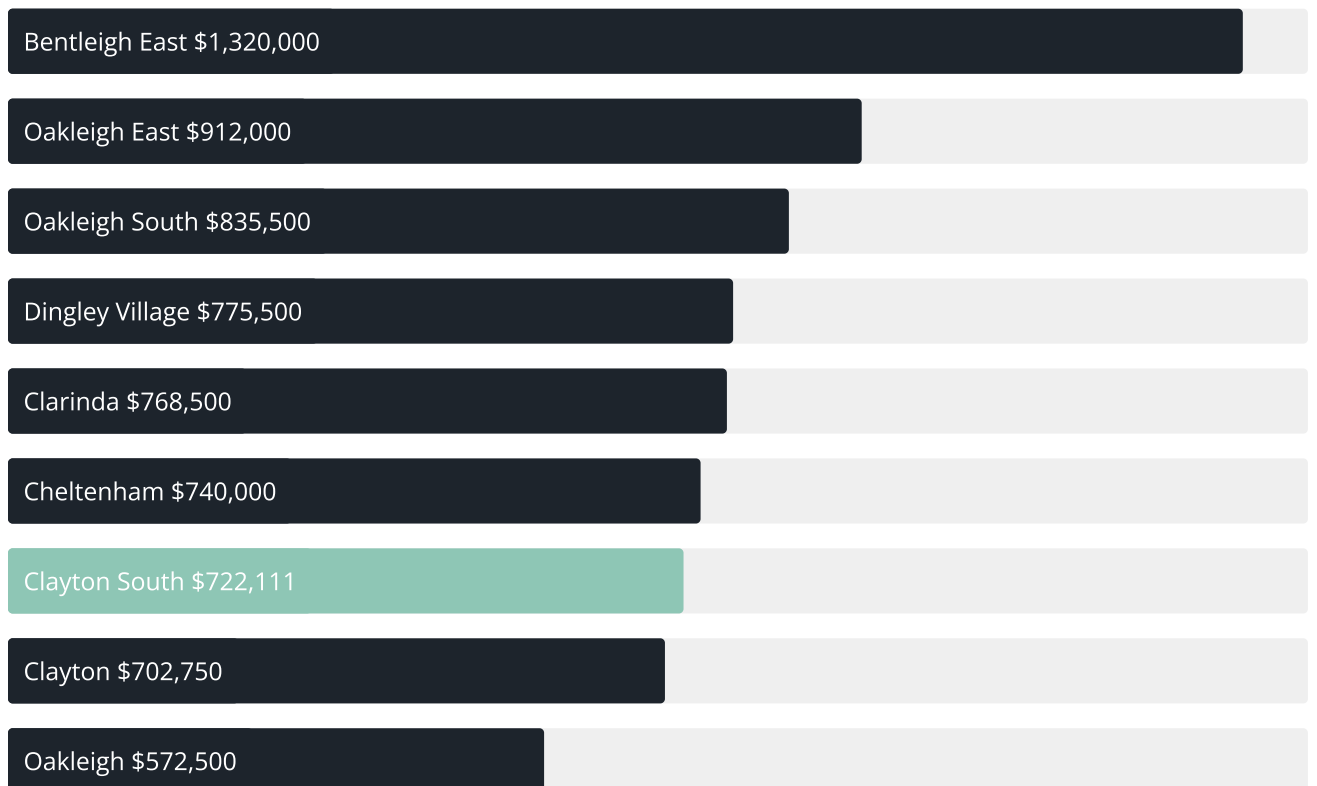
Quarterly price change

1.70% ↑

Quarterly price change¹



CLAYTON SOUTH SUBURB REPORT

Median house price¹Median unit price¹

Sale method²

● Auction 74%
● Private 26%

Auction clearance rate³

81.4%Median days on market³

25 daysJellis Craig average inspection attendance per listing⁴

25 groupsAverage hold period¹

6.6 yearsDwelling type⁵

● Houses 56% ● Units 44%

Ownership⁵

● Owned outright 34% ● Mortgaged 29% ● Rented 36%

Population⁵

13,381Median asking rent¹

\$610 per weekPopulation growth⁵

5.85%Rental yield¹

3.1%Median age⁵











34 yearsMedian household size⁵

2.7 people











CLAYTON SOUTH SUBURB REPORT

Recent Clayton South sales








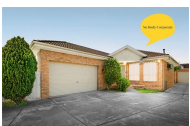

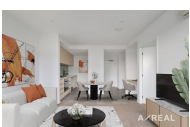
Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburb-reports

Address	Bedrooms	Type	Price	Sold
 112/60 Autumn Tce Clayton South	2	Apartment	\$468,000	06 Jan 2026
 333/59 Autumn Tce Clayton South	1	Apartment	\$330,000	19 Dec 2025
 2/13 Browning Av Clayton South	2	Unit	\$502,000	19 Dec 2025
 32 Browning Av Clayton South	6	Unit	\$1,522,000	13 Dec 2025
 7 Gerlach St Clayton South	3	Townhouse	\$950,000	13 Dec 2025
 25 Kitson Rd Clayton South	3	House	\$985,000	13 Dec 2025
 1/31 Tennyson Av Clayton South	2	Unit	\$710,000	13 Dec 2025
 7 Rosebank Av Clayton South	3	House	\$1,075,000	07 Dec 2025
 16 Evergreen Blvd Clayton South	4	Townhouse	\$1,052,500	06 Dec 2025
 24 Bevan Av Clayton South	3	House	\$1,104,000	06 Dec 2025

CLAYTON SOUTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 20 Bevan Av Clayton South	3	House	\$957,000	06 Dec 2025
 11 Koolena Cl Clayton South	3	House	\$1,025,000	05 Dec 2025
 328/59 Autumn Tce Clayton South	2	Apartment	\$456,000	05 Dec 2025
 33 Warraweena Rd Clayton South	3	House	\$950,000	29 Nov 2025
 1/18 Wordsworth Av Clayton South	2	Unit	\$590,004	29 Nov 2025
 2a Mcmillan St Clayton South	3	Townhouse	\$915,000	29 Nov 2025
 11 Milton Av Clayton South	4	House	\$980,000	27 Nov 2025
 306/60 Autumn Tce Clayton South	1	Flat/Unit/Apartment	\$336,000	25 Nov 2025
 1/30 Burns Av Clayton South	3	Unit	\$645,000	22 Nov 2025
 2/30 Burns Av Clayton South	2	Unit	\$605,000	22 Nov 2025

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Address	Bedrooms	Type	Price	Sold
 3/30 Burns Av Clayton South	2	Unit	\$605,000	22 Nov 2025
 37 Evergreen Blvd Clayton South	3	Townhouse	\$930,000	21 Nov 2025
 11 Botanic Dr Clayton South	3	Townhouse	\$930,000	20 Nov 2025
 26 Fairbank Rd Clayton South	4	House	\$940,000	17 Nov 2025
 3/10 Manoon Rd Clayton South	3	Unit	\$915,000	13 Nov 2025
 3/15 Manoon Rd Clayton South	4	Townhouse	\$990,000	10 Nov 2025
 33 Monash Cr Clayton South	3	House	\$999,000	08 Nov 2025
 1/440 Clayton Rd Clayton South	3	Unit	\$707,000	08 Nov 2025
 103/18 Lomandra Dr Clayton South	2	Apartment	\$510,000	31 Oct 2025
 314/16 Lomandra Dr Clayton South	1	Apartment	\$373,000	28 Oct 2025



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Jellis Craig acknowledges and pays our respects to the Bunurong People, the Wadawurrung People, the Dja Dja Wurrung People and the Wurundjeri People as the Traditional Owners and original custodians of the lands on which Jellis Craig operates.



Data is current as of PDF generation date 08/01/2026

- 1 Property Data Online, updated quarterly for the past 12 months
- 2 Property Data Online, updated daily for the past 12 months
- 3 Property Data Online, updated daily for the past quarter
- 4 Jellis Craig's average inspection attendance per listing (houses) over the last 12 months, updated daily
- 5 2021 Australian Census
- 6 Property Data Online, updated daily

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