



Clayton

Suburb Report



Your connection to property insights



JellisCraig

CLAYTON SUBURB REPORT

Median house price¹

Median

\$1.34m

Quarterly price change

-1.64% ↓

Median unit price¹

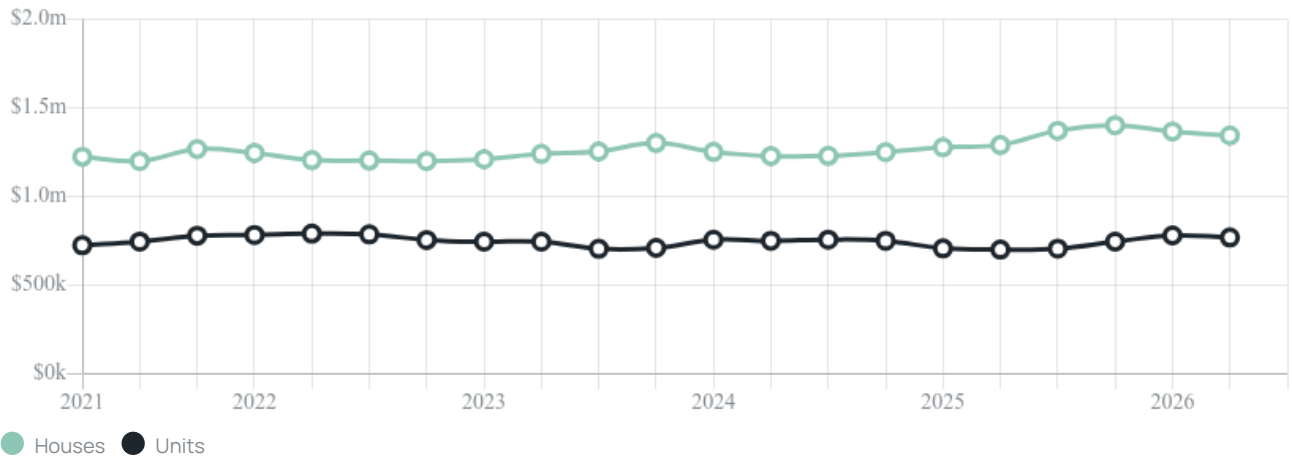
Median

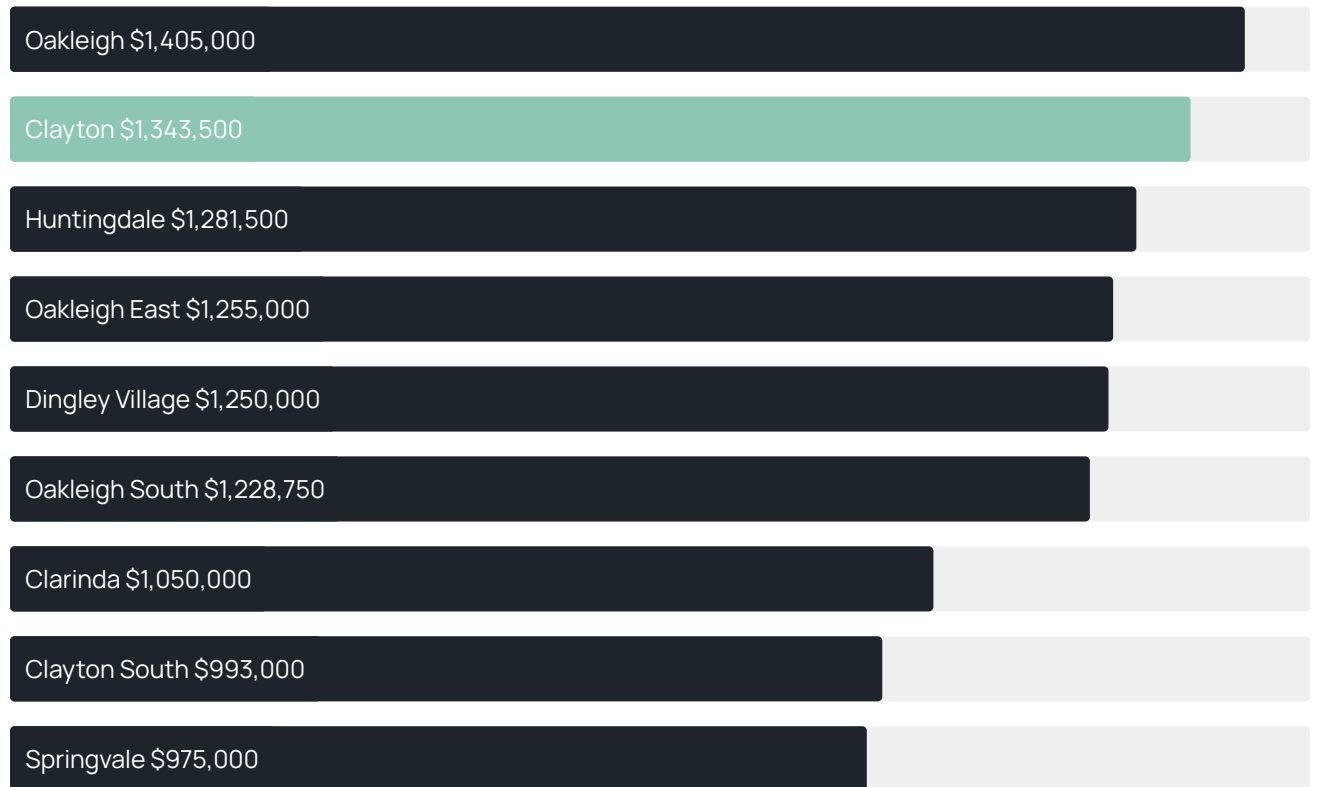
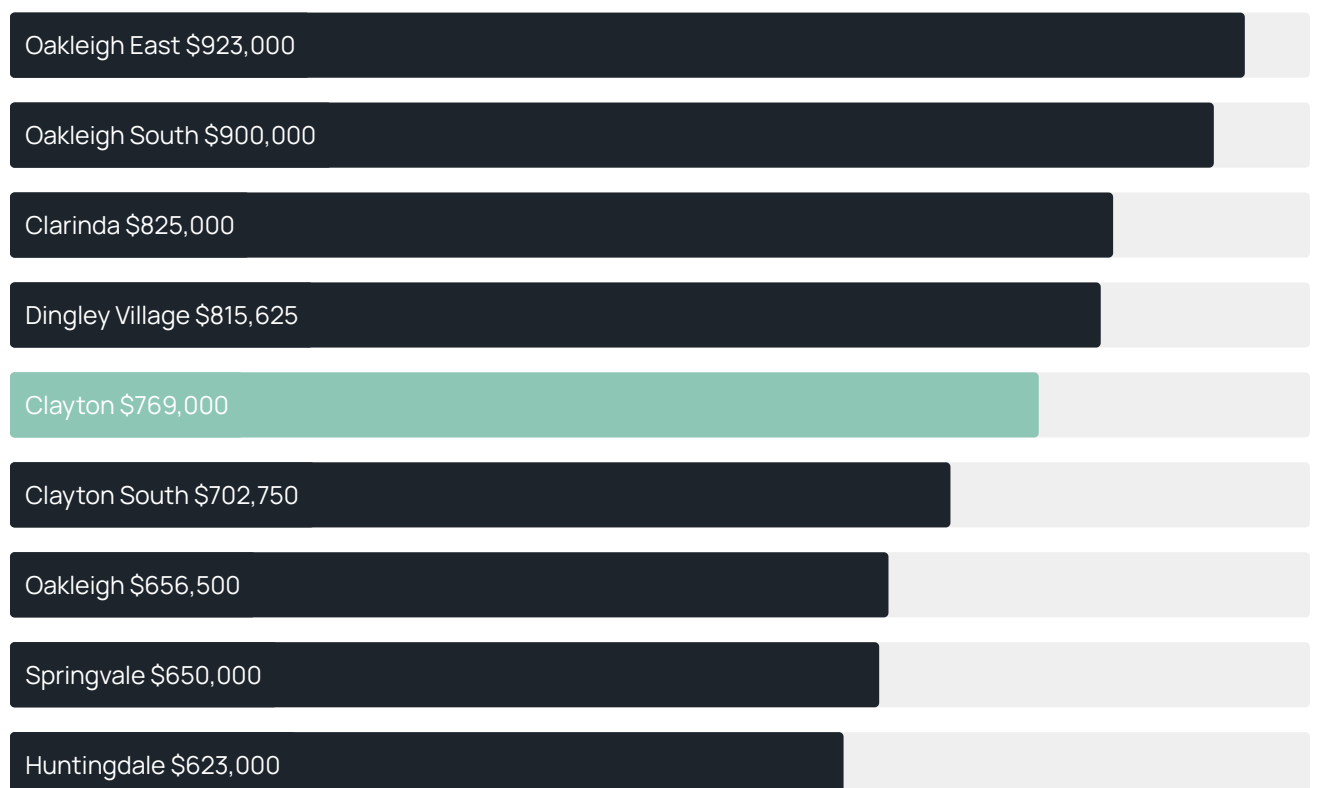
\$769k

Quarterly price change

-1.41% ↓

Quarterly price change¹



Median house price¹Median unit price¹

Sale method²Auction clearance rate³

77.27%

Median days on market³

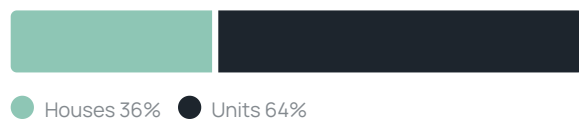
31 days

Jellis Craig average inspection attendance per listing⁴

31 groups

Average hold period¹

6.1 years

Dwelling type⁵Ownership⁵Population⁵

18,988

Median asking rent¹

\$650 per week

Population growth⁵

-1.91%

Rental yield¹

2.63%

Median age⁵

28 years

Median household size⁵

2.5 people

CLAYTON SUBURB REPORT

Recent Clayton 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
 18 Murdo Rd Clayton	2	House	\$1,410,000	25 Jul 2026
 2/4 Eva St Clayton	3	Townhouse	\$885,000	20 Jul 2026
 3/44 Madeleine Rd Clayton	4	Unit	\$925,000	14 Jul 2026
 3/8 Fortuna St Clayton	3	Townhouse	\$895,000	11 Jul 2026
 16 Eva St Clayton	4	House	\$1,300,000	01 Jul 2026
 105/9 Renver Rd Clayton	1	Apartment	\$380,000	26 Jun 2026
 21c Browns Rd Clayton	2	House	\$675,000	25 Jun 2026
 13 Mcbean St Clayton	2	House	\$790,000	22 Jun 2026
 58 Panorama St Clayton	3	House	\$1,160,000	16 Jun 2026
 70 View St Clayton	3	House	\$1,062,000	13 Jun 2026

CLAYTON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1456 North Rd Clayton	4	House	\$1,295,000	12 Jun 2026
 2/2 Whitburn St Clayton	2	Flat/Unit/Apartment	\$295,000	10 Jun 2026
 2/61 Manton Rd Clayton	2	Unit	\$750,000	10 Jun 2026
 3/55 Marshall Av Clayton	4	Townhouse	\$975,000	07 Jun 2026
 1/129 Moriah St Clayton	2	Unit	\$774,000	06 Jun 2026
 3/2 Whitburn St Clayton	2	Strata Unit/Flat	\$295,000	01 Jun 2026
 2/1927-1929 Dandenong Rd Clayton	3	Apartment	\$390,250	30 May 2026
 2/1927 Dandenong Rd Clayton	1	Strata Unit/Flat	\$390,250	30 May 2026
 1/98 Moriah St Clayton	3	Unit	\$1,000,000	30 May 2026
 211/29c Browns Rd Clayton	2	Apartment	\$500,000	26 May 2026

CLAYTON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 3/13 Lantana St Clayton	4	Townhouse	\$942,000	26 May 2026
 201/29a Browns Rd Clayton	2	Apartment	\$440,000	26 May 2026
 2/51 Margaret St Clayton	4	Townhouse	\$1,018,000	23 May 2026
 1/42 Edinburgh St Clayton	3	Townhouse	\$746,000	23 May 2026
 58 Jaguar Dr Clayton	3	House	\$1,005,000	19 May 2026
 3/3 Marshall Av Clayton	2	Unit	\$680,000	15 May 2026
 903/868 Blackburn Rd Clayton	2	Apartment	\$571,000	14 May 2026
 2/4-6 Manatunga St Clayton	2	Apartment	\$415,000	13 May 2026
 3/25 Dunstan St Clayton	3	Unit	\$903,000	12 May 2026
 3/333a Clayton Rd Clayton	2	Strata Unit/Flat	\$420,000	11 May 2026



Jellis Craig Mount Waverley
280 Stephenson's Road, Mount Waverley
03 8849 8088

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 01/08/2026

- 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

This publication contains data, analytics, statistics and other information supplied by PROPERTYDATAONLINE PTY LTD (PropertyData). The data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.

PropertyData relies upon data supplied by third parties and while the data is checked and reviewed, PropertyData does not warrant the accuracy or completeness of the information to the full extent permitted by the law and excludes all loss or damage howsoever arising (including through negligence) in connection with the data supplied by PropertyData. The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.