



Clayton

# Suburb Report



Your connection to property insights



**JellisCraig**

CLAYTON SUBURB REPORT

Median house price<sup>1</sup>

Median

\$1.38m

Quarterly price change

-1.55% ↓

Median unit price<sup>1</sup>

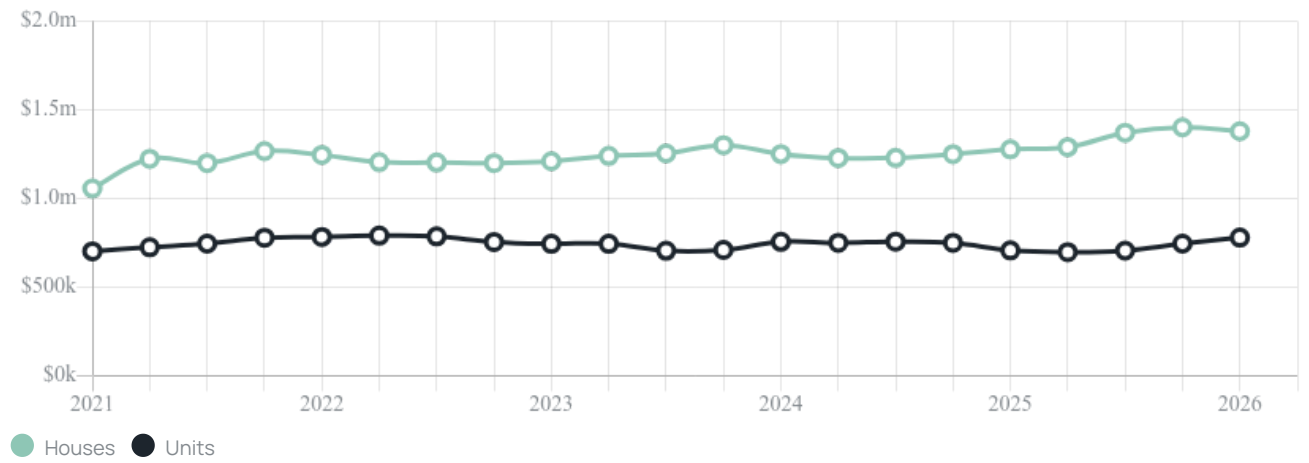
Median

\$780k

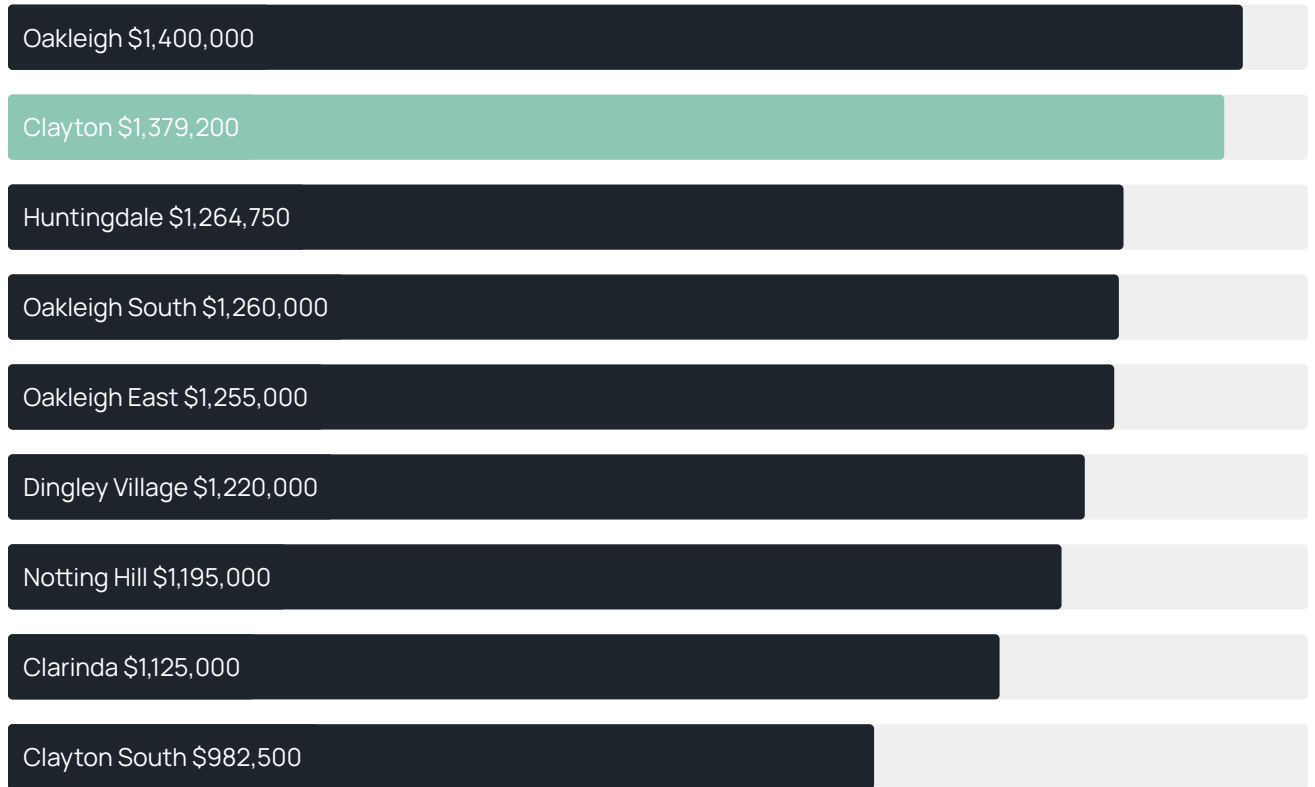
Quarterly price change

4.66% ↑

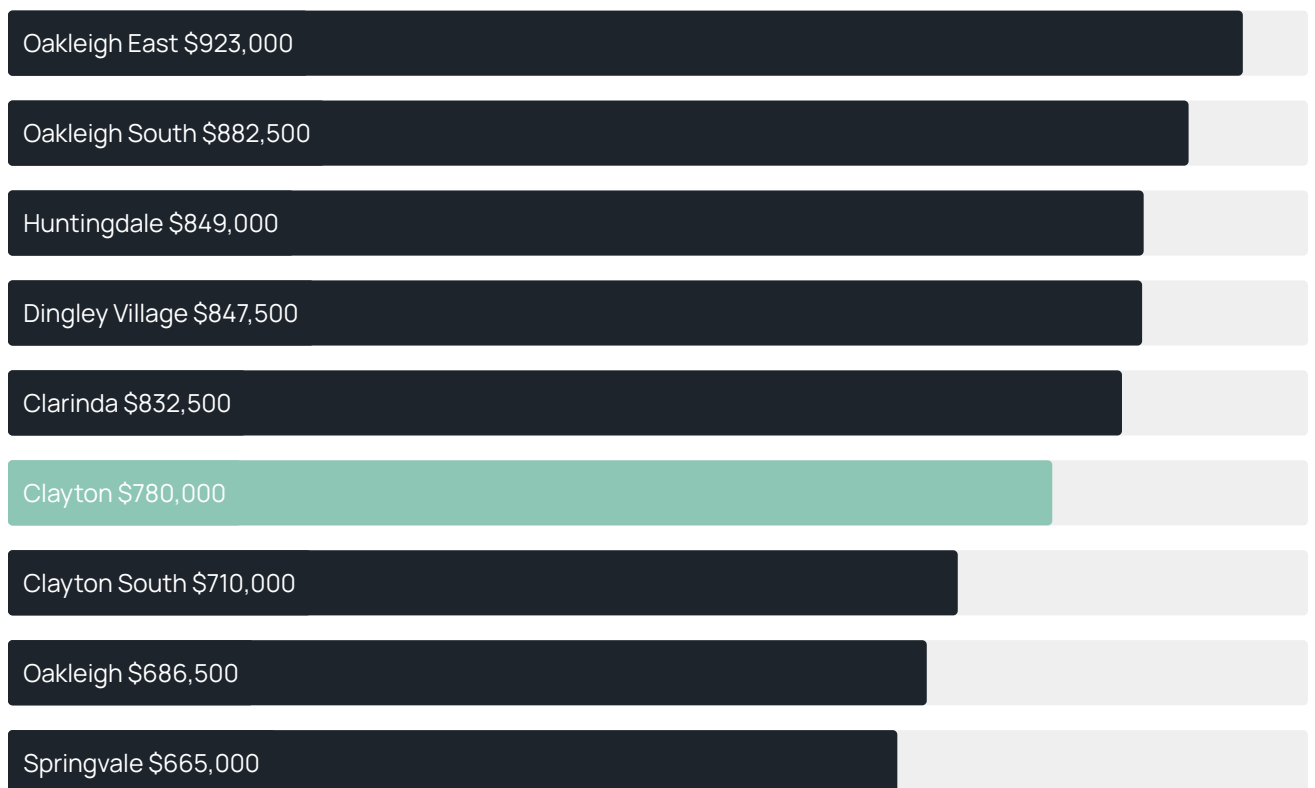
Quarterly price change<sup>1</sup>



### Median house price<sup>1</sup>



### Median unit price<sup>1</sup>



Sale method<sup>2</sup>



Auction clearance rate<sup>3</sup>

74.07%

Median days on market<sup>3</sup>

31 days

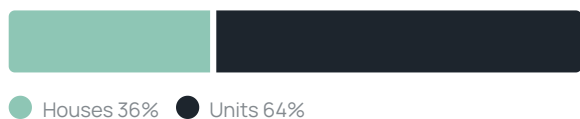
Jellis Craig average inspection attendance per listing<sup>4</sup>

31 groups

Average hold period<sup>1</sup>

6.1 years

Dwelling type<sup>5</sup>



Ownership<sup>5</sup>



Population<sup>5</sup>

18,988

Median asking rent<sup>1</sup>

\$650 per week

Population growth<sup>5</sup>

-1.91%

Rental yield<sup>1</sup>

2.63%

Median age<sup>5</sup>

28 years











Median household size<sup>5</sup>

2.5 people











CLAYTON SUBURB REPORT

## Recent Clayton sales








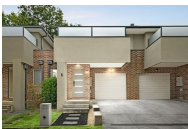


Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburb-reports](http://jellisraig.com.au/suburb-reports)

Address	Bedrooms	Type	Price	Sold
 54 Kionga St Clayton	3	House	\$1,160,000	18 Apr 2026
 1/7 Colonel St Clayton	2	Unit	\$855,000	18 Apr 2026
 1/17 Francis St Clayton	2	Unit	\$705,000	18 Apr 2026
 10/10-12 Murray St Clayton	2	Unit	\$625,000	18 Apr 2026
 13 Marshall Av Clayton	6	House	\$1,960,000	18 Apr 2026
 31 Eva St Clayton	3	House	\$1,506,000	11 Apr 2026
 15/2 Greenfield Dr Clayton	2	Apartment	\$420,000	11 Apr 2026
 2/1943 Dandenong Rd Clayton	5	Townhouse	\$921,000	11 Apr 2026
 2/67 Marshall Av Clayton	8	Townhouse	\$1,250,000	11 Apr 2026
 208/29d Browns Rd Clayton	2	Apartment	\$488,000	09 Apr 2026

## CLAYTON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 120/11 Renver Rd Clayton	2	Apartment	\$535,000	09 Apr 2026
 74 Prince Charles St Clayton	2	House	\$872,000	07 Apr 2026
 107/40 Bettina St Clayton	2	Apartment	\$405,000	07 Apr 2026
 107/29a Browns Rd Clayton	2	Apartment	\$485,000	02 Apr 2026
 1/31 Jaguar Dr Clayton	4	Townhouse	\$970,000	31 Mar 2026
 10 Donald St Clayton	5	House	\$1,990,000	30 Mar 2026
 27 Ormond Rd CLAYTON	3	House	\$1,270,500	28 Mar 2026
 2/350 Houghton Rd Clayton	3	Unit	\$880,500	28 Mar 2026
 1/73 Jaguar Dr Clayton	3	Unit	\$861,000	28 Mar 2026
 36/1 Greenfield Dr Clayton	2	Apartment	\$420,000	27 Mar 2026

## CLAYTON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/70 Harlington St CLAYTON	3	Unit	\$800,000	21 Mar 2026
 64 Marshall Av Clayton	6	House	\$800,000	20 Mar 2026
 2/34 Evelyn St Clayton	4	Townhouse	\$938,500	14 Mar 2026
 24 Jaguar Dr Clayton	3	House	\$1,282,000	14 Mar 2026
 60 Eva St Clayton	3	House	\$1,357,000	14 Mar 2026
 2/60 Browns Rd Clayton	4	House	\$822,000	12 Mar 2026
 1/82 Margaret St Clayton	5	Townhouse	\$1,215,500	07 Mar 2026
 15 Yarram Cr Clayton	3	Townhouse	\$795,000	07 Mar 2026
 3/24 Hourigan Av Clayton	4	Flat/Unit/Apartment	\$925,000	05 Mar 2026
 1/52 Stockdale Av Clayton	3	Flat/Unit/Apartment	\$860,000	04 Mar 2026



**Jellis Craig Mount Waverley**  
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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.

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Data is current as of PDF generation date 01/05/2026

- 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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