Clayton

Suburb Report

Your connection to property insights

JellisCraig

Property Prices

Median house price

Median[1]

$1.16m

Monthly median price change[2]

-2.80% ↓

Median unit price

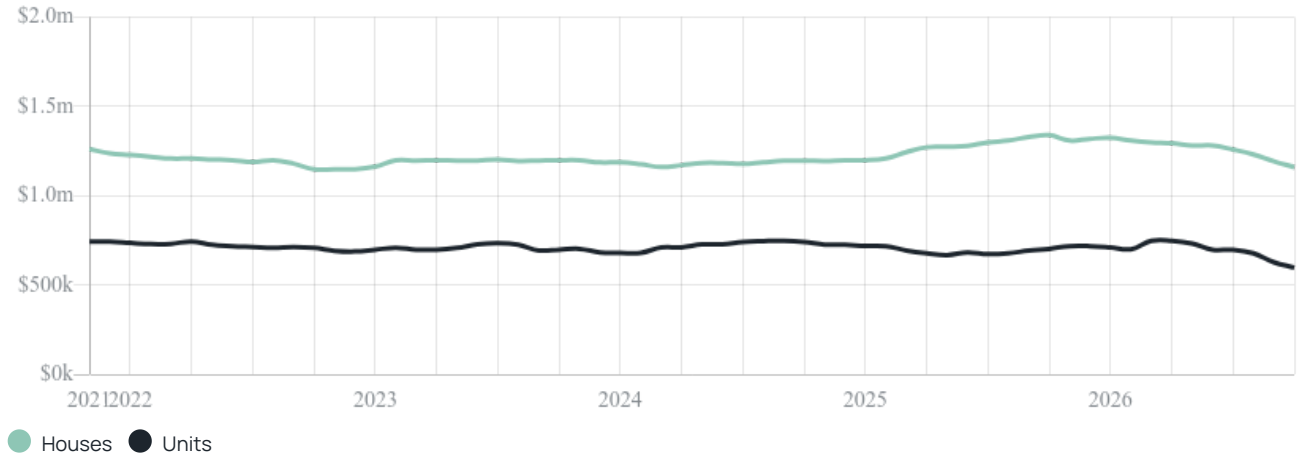
Median[1]

$600k

Monthly median price change[2]

-4.80% ↓

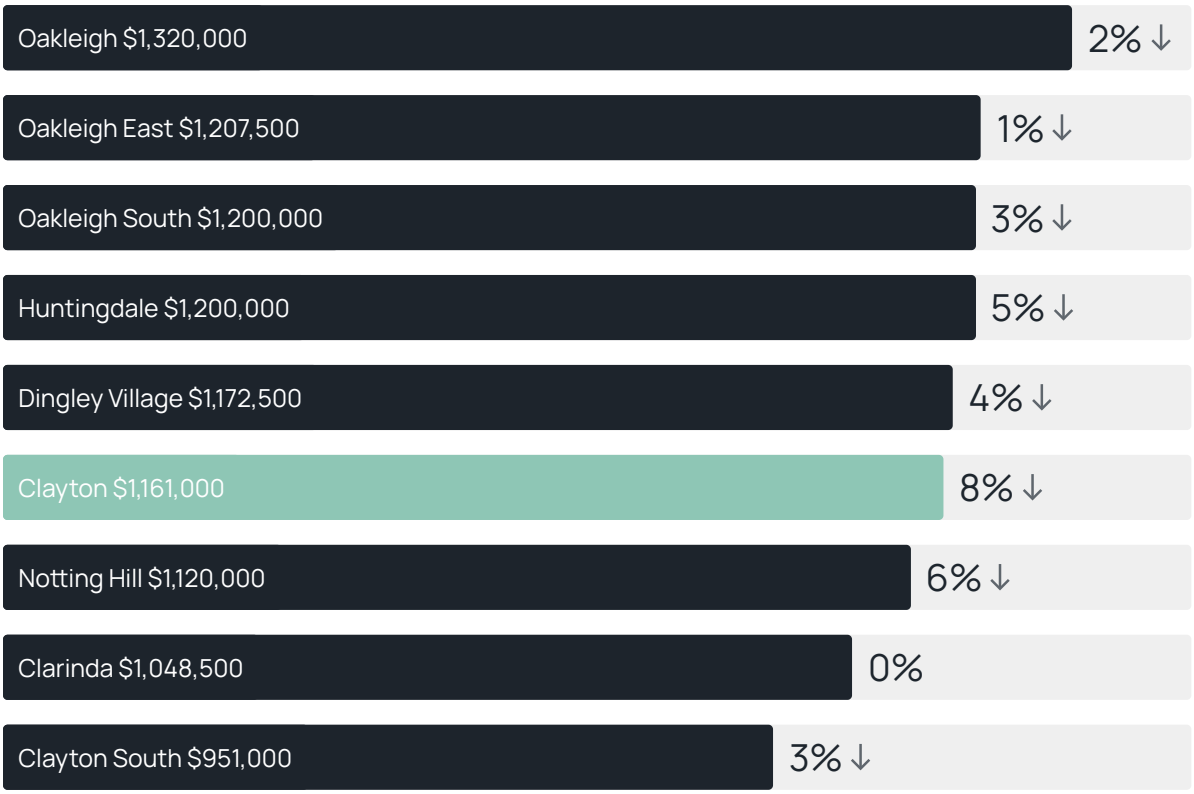
Clayton monthly median property prices[3]



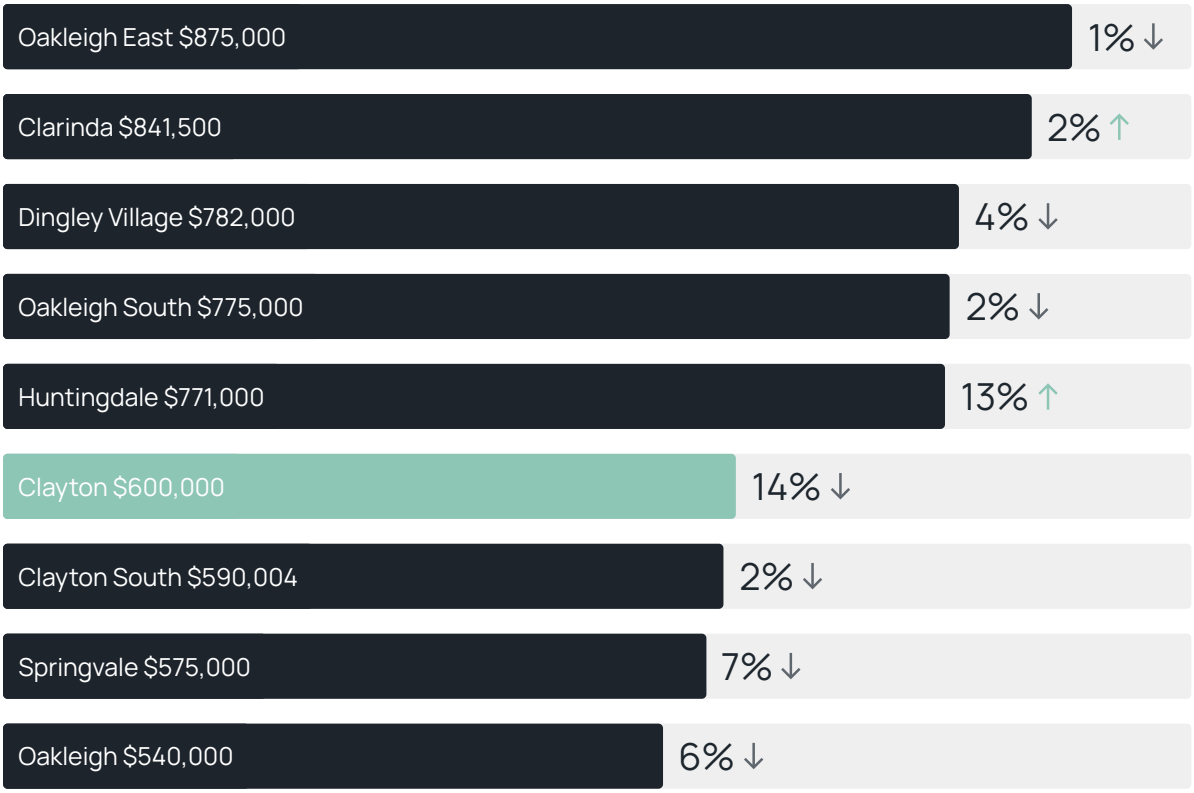


Surrounding Suburbs

Median house price[1,2]



Median unit price[1,2]



Sales Snapshot

Sale method[1]



Auction clearance rate[4]

67%

Median days on market[5]

House	Unit
31 days	32 days

Jellis Craig average inspection attendance per listing[6]

27 groups

Average hold period[1]

House	Unit
15.5 years	10.1 years

Insights

Dwelling type[7]



Ownership[7]



Population[7]

18,988

Population growth[7]

-1.91%

Median age[7]

28 years

Median household size[7]

2.5 people

Median asking rent per week[1]

House	Unit
$650	$600

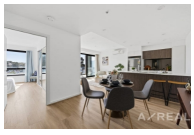
Rental yield[8]

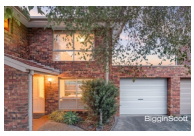
House	Unit
2.97%	5.42%

Recent Clayton sales[5]

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

Address		Bedrooms	Type	Price	Sold
	4/9 Myriong Street Clayton	2	Townhouse	$680,000	06 Nov 2026
	57 Carinish Road Clayton	3	House	$970,000	04 Nov 2026
	8/1796-1800 Dandenong Road Clayton	2	Unit	Undisclosed	30 Oct 2026
	M-City 102/868 Blackburn Road Clayton	2	Apartment	$500,000	23 Oct 2026
	10/78 Wellington Road Clayton	2	Apartment	$427,889	21 Oct 2026
	2/1 Monash Green Drive Clayton	2	Unit	$430,000	19 Oct 2026
	3/1 Morrison Street Clayton	3	Townhouse	$910,000	17 Oct 2026
	50 Marshall Avenue Clayton	3	House	$1,780,000	16 Oct 2026
	3/31 Colonel Street Clayton	4	Townhouse	$990,000	15 Oct 2026
	1/80 Harlington Street Clayton	2	Unit	$725,000	14 Oct 2026

Address		Bedrooms	Type	Price	Sold
	104/4 Clarkson Court Clayton	2	Apartment	$440,000	13 Oct 2026
	9/24 Wright Street Clayton	2	Apartment	$400,000	13 Oct 2026
	16 Ormond Road Clayton	4	House	$1,550,000	10 Oct 2026
	1210/2 Connam Avenue Clayton	2	Apartment	$511,000	09 Oct 2026
	3 Beddoe Avenue Clayton	7	House	$2,230,000	08 Oct 2026
	7 Manatunga Street Clayton	3	House	$1,450,000	07 Oct 2026
	106/864 Blackburn Road Clayton	2	Apartment	$560,000	29 Sep 2026
	D308/29 Browns Road Clayton	1	Apartment	$385,000	24 Sep 2026
	6/1439 Centre Road Clayton	2	Unit	$630,500	21 Sep 2026
	1/29 Lillian Street Clayton	4	Unit	Undisclosed	19 Sep 2026

Address		Bedrooms	Type	Price	Sold
	43 Eva Street Clayton	3	House	$1,188,000	19 Sep 2026
	2/6 Wright Street Clayton	2	Unit	$492,000	19 Sep 2026
	10/24-26 Burton Avenue Clayton	2	Apartment	$428,000	18 Sep 2026
	3/80 Moriah Street Clayton	5	House	$960,000	17 Sep 2026
	39/29 Browns Road Clayton	3	Townhouse	Undisclosed	17 Sep 2026
	110/1453-1457 North Road Clayton	2	Apartment	$232,500	16 Sep 2026
	2/17 Belmont Avenue Clayton	4	Townhouse	$985,000	15 Sep 2026
	122/1728 Dandenong Road Clayton	1	Apartment	$164,500	14 Sep 2026
	4/8-10 Evelyn Street Clayton	3	Unit	Undisclosed	14 Sep 2026
	16 Kionga Street Clayton	3	House	Undisclosed	12 Sep 2026

Jellis Craig Mount Waverley
280 Stephensons 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 08/11/2026

1. Rolling 12 months, updated monthly
2. Month on month median price change
3. Updated monthly
4. Prior weeks' clearance rate ending Sunday, updated daily
5. Rolling 12 months, updated daily
6. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
7. ABS 2021
8. Past month's data

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