



Croydon

# Suburb Report



Your connection to property insights



**JellisCraig**

CROYDON SUBURB REPORT

Median house price<sup>1</sup>

Median

\$958k

Quarterly price change

0.78% ↑

Median unit price<sup>1</sup>

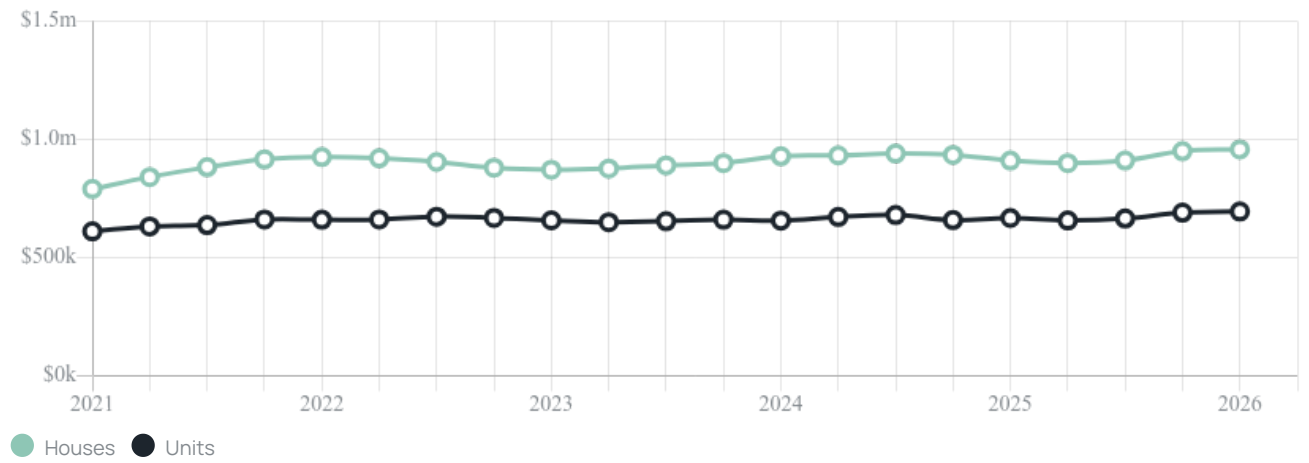
Median

\$695k

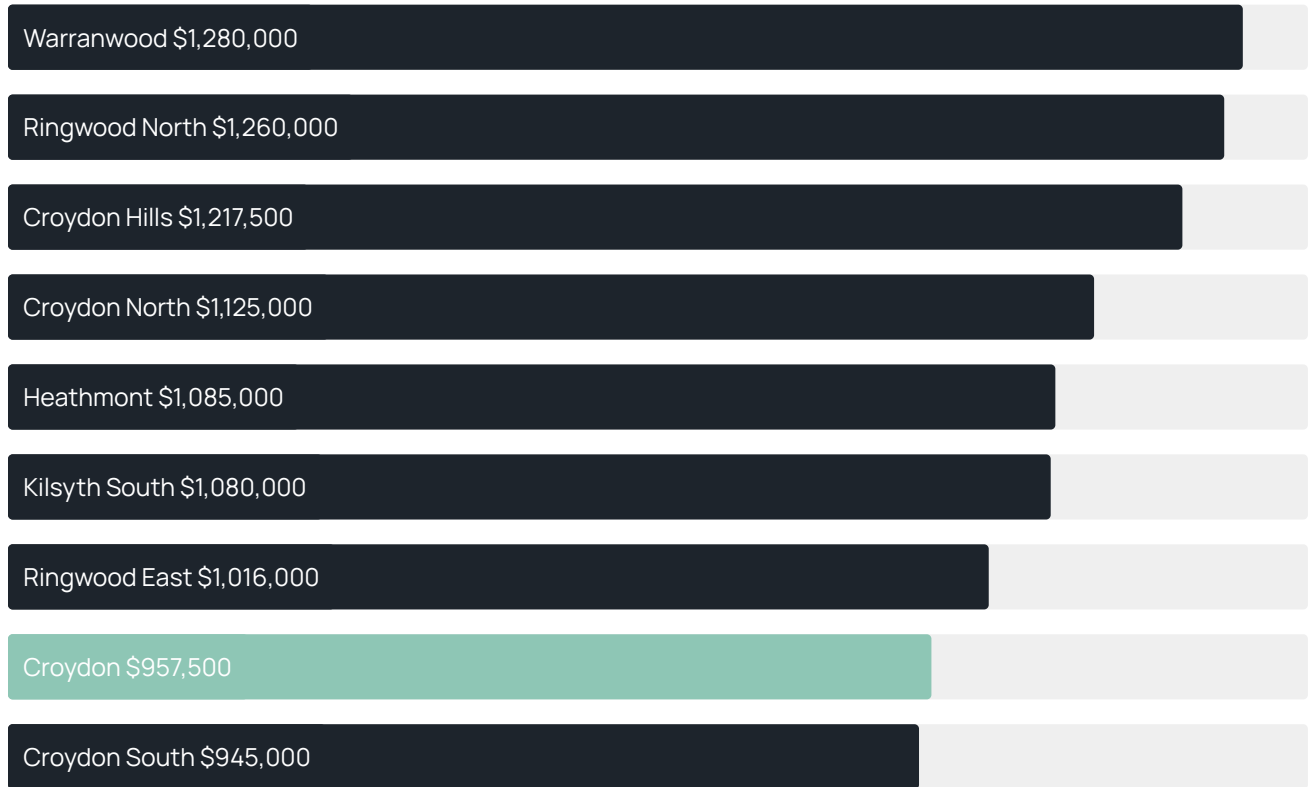
Quarterly price change

0.72% ↑

Quarterly price change<sup>1</sup>



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



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



Sale method<sup>2</sup>

● Auction 11%  
● Private 89%

Auction clearance rate<sup>3</sup>

77.78%

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

24 days

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

24 groups

Average hold period<sup>1</sup>

7.7 years

Dwelling type<sup>5</sup>

● Houses 84% ● Units 16%

Ownership<sup>5</sup>

● Owned outright 35% ● Mortgaged 42% ● Rented 24%

Population<sup>5</sup>

28,608

Median asking rent<sup>1</sup>

\$650 per week

Population growth<sup>5</sup>

6.17%

Rental yield<sup>1</sup>

3.33%

Median age<sup>5</sup>

39 years











Median household size<sup>5</sup>

2.4 people











CROYDON SUBURB REPORT

## Recent Croydon sales











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](http://jellisCraig.com.au/suburb-reports)

Address	Bedrooms	Type	Price	Sold
 6/77-79 Bayswater Rd CROYDON	2	Unit	\$568,000	29 Jun 2026
 8/53 Kent Av Croydon	2	Apartment	\$436,000	27 Jun 2026
 6 Powell St Croydon	3	House	\$900,000	25 Jun 2026
 7 Vasey Conc Croydon	4	House	\$2,310,000	25 Jun 2026
 8/70 Hewish Rd CROYDON	2	Apartment	\$535,000	23 Jun 2026
 89 Lusher Rd Croydon	3	House	\$820,000	22 Jun 2026
 3/59-61 Bayswater Rd Croydon	2	Unit	\$585,000	20 Jun 2026
 29 Moore Av Croydon	4	House	\$1,510,000	20 Jun 2026
 3/443 Dorset Rd Croydon	3	Townhouse	\$650,000	16 Jun 2026
 82 Croydon Rd Croydon	3	House	\$855,000	12 Jun 2026

## CROYDON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 5 Surrey Rd. W Croydon	3	House	\$675,000	12 Jun 2026
 22 Lionel Cr Croydon	4	House	\$1,090,000	12 Jun 2026
 5 Kepsi Pl Croydon	4	Townhouse	\$888,000	11 Jun 2026
 125 Spriggs Dr Croydon	3	House	\$830,000	11 Jun 2026
 16 Hyton Cr Croydon	3	House	\$865,000	11 Jun 2026
 129 Lincoln Rd Croydon	4	House	\$890,000	11 Jun 2026
 15a Stephen Cr Croydon	4	House	\$1,060,000	10 Jun 2026
 1/2 Jackson St Croydon	3	Townhouse	\$886,000	08 Jun 2026
 2/51a Mt Dandenong Rd Croydon	3	Unit	\$770,000	03 Jun 2026
 76 Hull Rd Croydon	2	House	\$710,000	30 May 2026

## CROYDON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 18 Silvergrass Ct Croydon	3	House	\$840,000	30 May 2026
 22 Barina Cr Croydon	4	House	\$944,500	28 May 2026
 2/70 Hewish Rd CROYDON	2	Unit	\$645,000	27 May 2026
 24 Evans Dr Croydon	3	House	\$830,000	27 May 2026
 10/24 Croydon Rd Croydon	2	Unit	\$420,000	26 May 2026
 6a Broughton Av Croydon	3	House	\$1,100,000	25 May 2026
 33 Clegg Av Croydon	3	House	\$1,245,000	22 May 2026
 11/18-28 Alfrick Rd Croydon	3	Unit	\$600,000	20 May 2026
 2/68 Hewish Rd Croydon	2	Unit	\$556,500	20 May 2026
 5 Newhaven La Croydon	3	Townhouse	\$870,000	19 May 2026



**Jellis Craig Croydon**  
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(03) 9725 0000

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 01/07/2026

- 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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