



Croydon

Suburb Report



Your connection to property insights



JellisCraig

CROYDON SUBURB REPORT

Median house price¹

Median

\$942k

Quarterly price change

-0.84% ↓

Median unit price¹

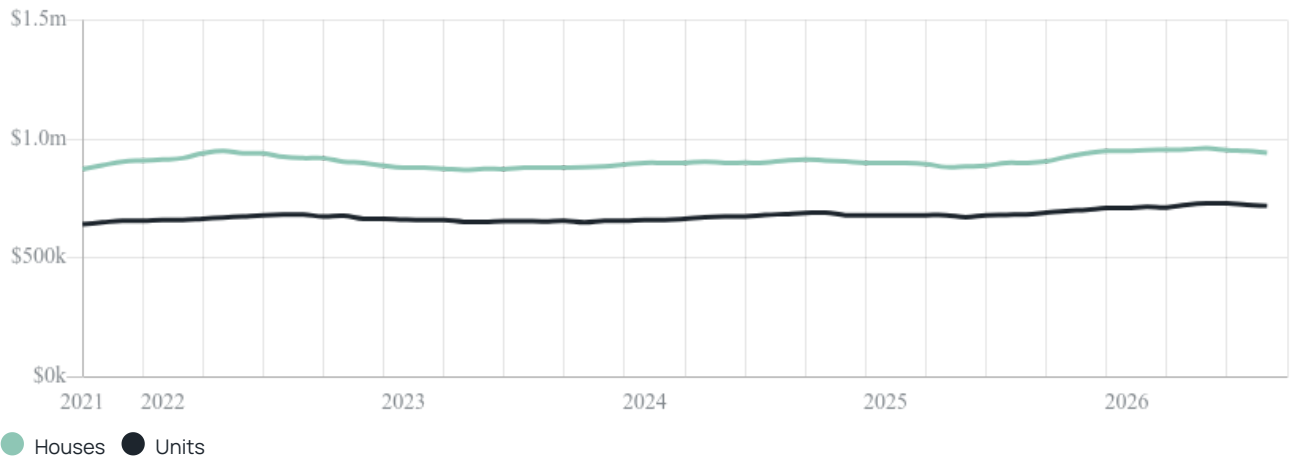
Median

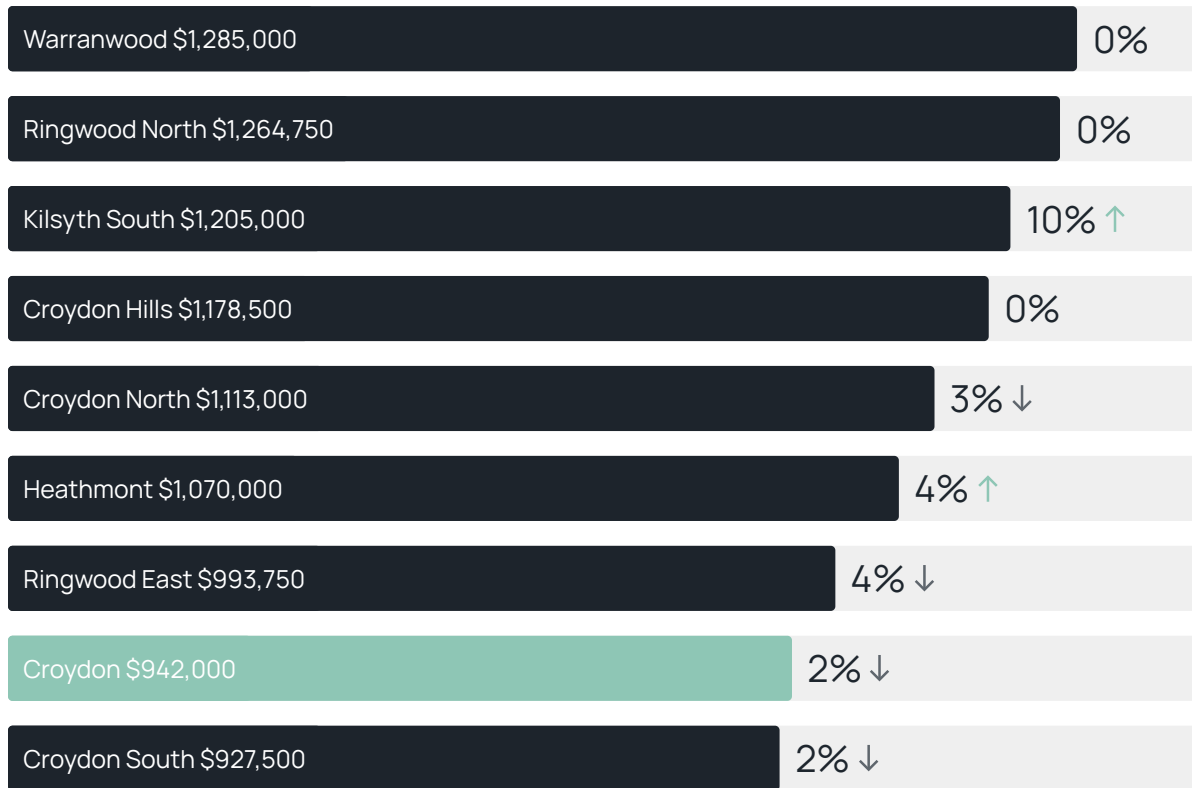
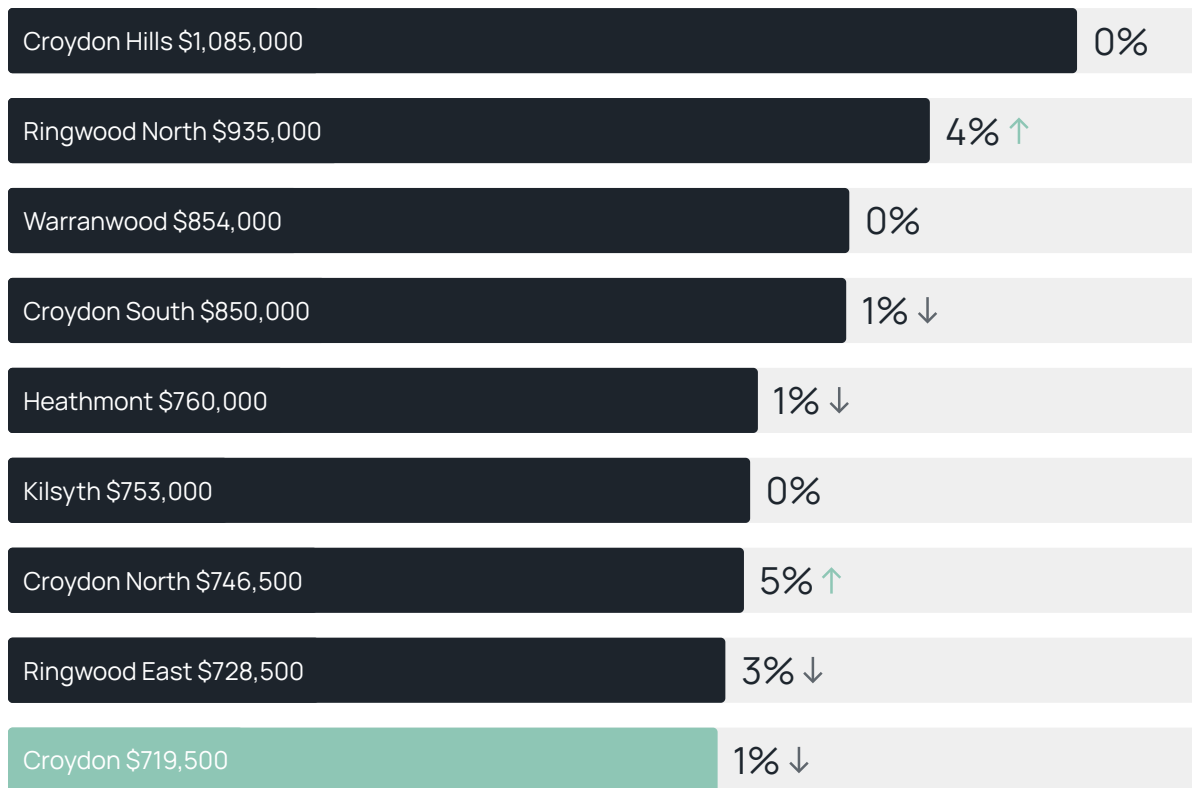
\$720k

Quarterly price change

-0.52% ↓

Croydon quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²

● Auction 13%
● Private 87%

Auction clearance rate³

52.38%

Median days on market³

House

Unit

26 days

27 days

Jellis Craig average inspection attendance per listing⁴

32 groups

Average hold period¹

House

Unit

12.9 years

11.9 years

Dwelling type⁵

● Houses 94% ● Units 6%

Ownership⁵

● Owned outright 33% ● Mortgaged 39% ● Rented 27%

Population⁵

28,608

Median asking rent per week¹

Unit

\$650

\$590

Population growth⁵

6.17%

Rental yield¹

House

Unit

3.88%

4.62%

Median age⁵

39 years

Median household size⁵

2.4 people

Recent Croydon sales²

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
 11 Kepsi Place Croydon	3	Townhouse	\$785,000	30 Sep 2026
 21 Alamein Avenue Croydon	2	House	\$855,000	29 Sep 2026
 24 Niel Street Croydon	2	House	\$920,000	28 Sep 2026
 2/28-30 Ross Road Croydon	4	Townhouse	\$880,000	24 Sep 2026
 5 Jesmond Road Croydon	2	House	\$635,000	24 Sep 2026
 15 Grayling Crescent Croydon	3	House	\$810,000	23 Sep 2026
 30 Kitchener Road Croydon	3	House	\$750,000	23 Sep 2026
 1/53 Kent Avenue Croydon	2	Apartment	\$471,000	23 Sep 2026
 4/287 Mt Dandenong Road Croydon	2	Unit	\$607,000	19 Sep 2026
 3 Scurry Drive Croydon	4	House	\$1,508,000	19 Sep 2026

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Address	Bedrooms	Type	Price	Sold
 4A Heathfield Court Croydon	4	House	\$1,230,000	18 Sep 2026
 2/41 Vernon Street Croydon	3	Unit	\$646,500	18 Sep 2026
 1/27 Binbrook Drive Croydon	4	Townhouse	Undisclosed	17 Sep 2026
 2/9 Newman Road Croydon	2	Townhouse	\$700,000	16 Sep 2026
 3/8 Kauri Court Croydon	3	Townhouse	\$755,000	16 Sep 2026
 12 Niel Street Croydon	2	House	\$715,000	16 Sep 2026
 6 Chateau Close Croydon	5	House	Undisclosed	16 Sep 2026
 18a Gordon Street Croydon	5	House	\$1,180,000	14 Sep 2026
 305/211 Mt Dandenong Road Croydon	2	Apartment	\$599,999	14 Sep 2026
 78 Evans Drive Croydon	5	House	Undisclosed	12 Sep 2026

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Address	Bedrooms	Type	Price	Sold
 44 Webster Avenue Croydon	4	House	\$1,300,000	12 Sep 2026
 1/18 James Road Croydon	3	Townhouse	\$850,500	12 Sep 2026
 2 Tibari Court Croydon	3	House	\$950,000	11 Sep 2026
 1-3 Yarraduct Place North Croydon	4	House	Undisclosed	10 Sep 2026
 91 The Range Boulevard Croydon	5	House	\$1,530,000	10 Sep 2026
 115/1 Lusher Road Croydon	2	Apartment	\$515,000	10 Sep 2026
 63 Spriggs Drive Croydon	3	Townhouse	Undisclosed	10 Sep 2026
 1/116 Maroondah Highway Croydon	3	Townhouse	\$888,000	10 Sep 2026
 6/32-34 Timms Avenue Croydon	3	Townhouse	\$830,000	09 Sep 2026
 3 Lincoln Road Croydon	3	House	\$745,000	09 Sep 2026



Jellis Craig Croydon
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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 01/10/2026

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1. Victorian Data, updated monthly for the past 12 months
2. Victorian Data, updated daily for the past 12 months
3. Victorian Data, updated daily for the past Saturday's auctions
4. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
5. 2021 ABS Census

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