



Sandringham

Suburb Report



Your connection to property insights



JellisCraig

SANDRINGHAM SUBURB REPORT

Median house price¹

Median

\$2.16m

Quarterly price change

1.76% ↑

Median unit price¹

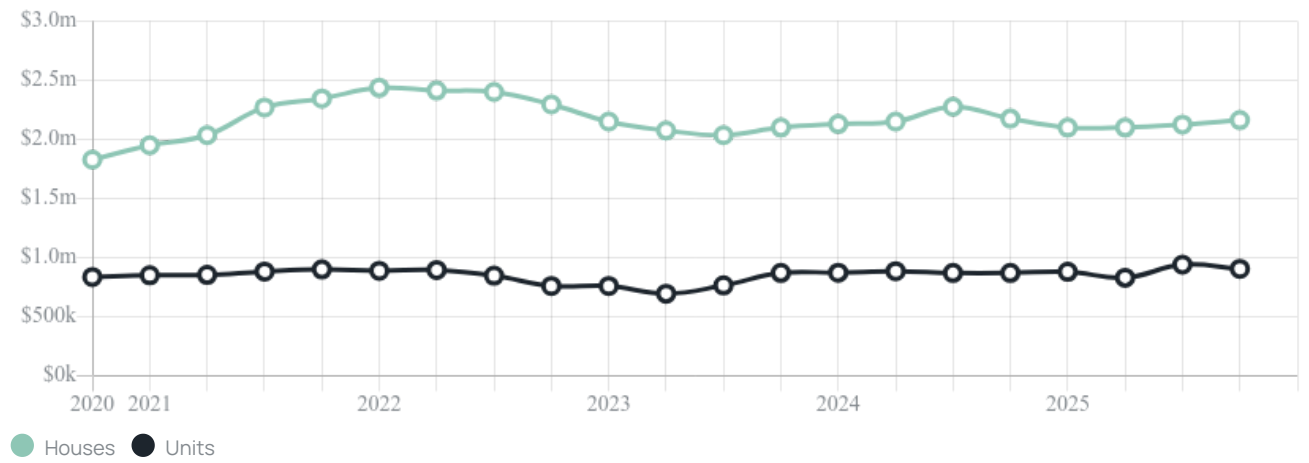
Median

\$905k

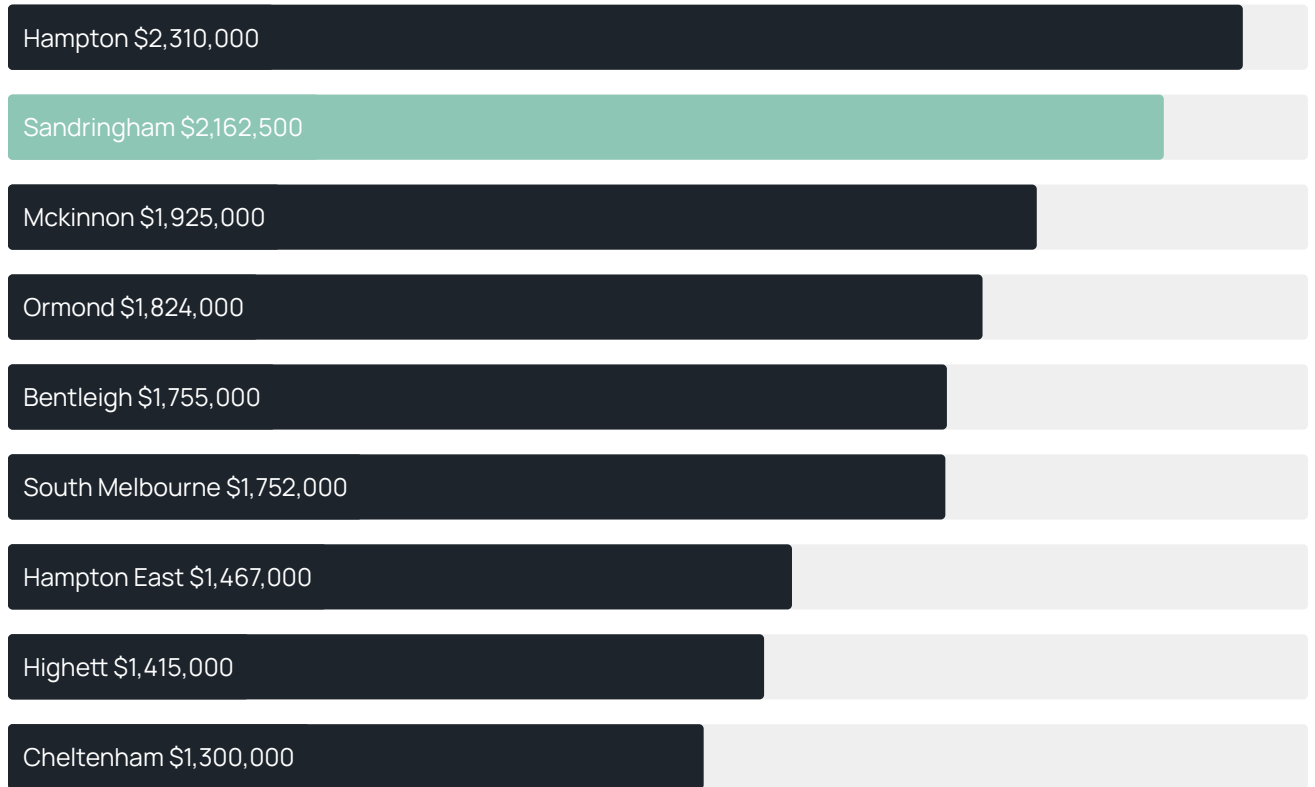
Quarterly price change

-3.72% ↓

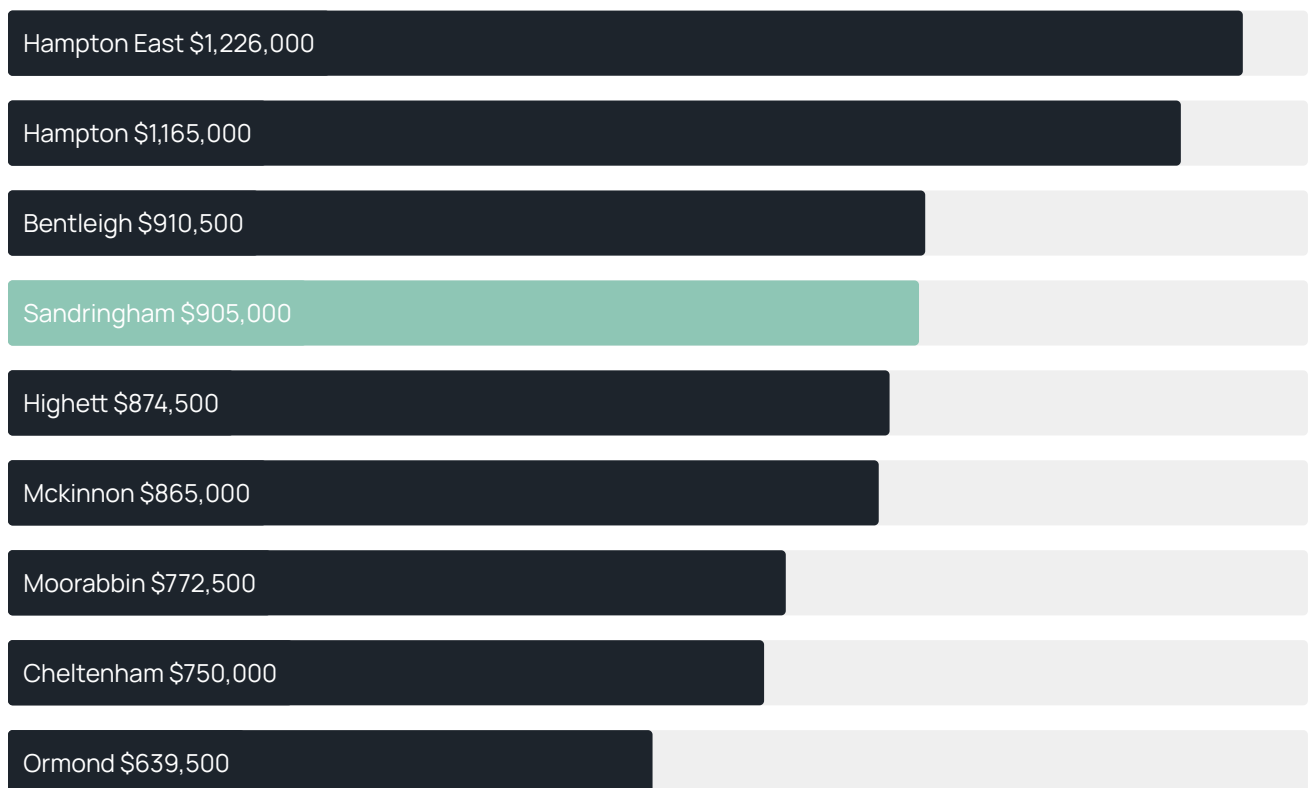
Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



Auction clearance rate³

70.83%

Median days on market³

29 days

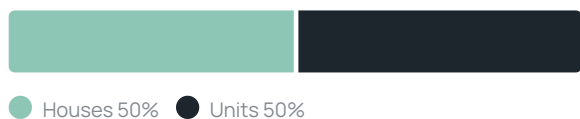
Jellis Craig average inspection attendance per listing⁴

29 groups

Average hold period¹

7.2 years

Dwelling type⁵



Ownership⁵



Population⁵

10,926

Median asking rent¹

\$1,000 per week

Population growth⁵

6.69%

Rental yield¹

2.29%

Median age⁵

47 years











Median household size⁵

2.4 people




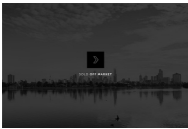
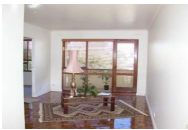
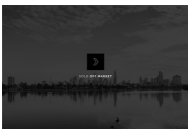




SANDRINGHAM SUBURB REPORT

Recent Sandringham sales







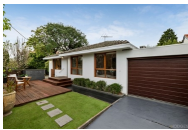



Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisCraig.com.au/suburb-reports

Address	Bedrooms	Type	Price	Sold
 5/241 Bluff Rd Sandringham	3	Townhouse	\$1,212,000	31 Mar 2026
 2/4 Raith Av Sandringham	3	Villa	\$1,410,000	21 Mar 2026
 8b Green Pde Sandringham	4	Townhouse	\$1,950,000	15 Mar 2026
 203/6 Fernhill Rd Sandringham	3	Apartment	\$1,720,000	13 Mar 2026
 129/18-34 Station St Sandringham	1	Apartment	\$360,000	11 Mar 2026
 16b Codrington St Sandringham	3	Townhouse	\$1,730,000	06 Mar 2026
 9/7 Neptune St Sandringham	2	Unit	\$685,000	25 Feb 2026
 44 Piper Pl Sandringham	3	Flat/Unit/Apartment	\$1,299,000	25 Feb 2026
 114/222 Bay Rd Sandringham	1	Apartment	\$465,000	23 Feb 2026
 4/172 Bay Rd Sandringham	2	Unit	\$935,000	21 Feb 2026

SANDRINGHAM SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1/65 Sandringham Rd Sandringham	2	House	\$1,390,000	21 Feb 2026
 40 Grange Rd Sandringham	3	House	\$1,635,000	21 Feb 2026
 1/8 Minnie St Sandringham	3	Townhouse	\$1,230,000	21 Feb 2026
 110/216 Bay Rd Sandringham	2	Apartment	\$595,000	19 Feb 2026
 13/19 Abbott St Sandringham	1	Strata Unit/Flat	\$365,000	18 Feb 2026
 10/170 Beach Rd Sandringham	3	Townhouse	\$2,210,000	11 Feb 2026
 306/252 Bay Rd Sandringham	1	Apartment	\$365,000	10 Feb 2026
 1/71 Abbott St Sandringham	2	Townhouse	\$1,375,000	09 Feb 2026
 66 Spring St Sandringham	4	House	\$1,704,000	07 Feb 2026
 14 Holloway Rd Sandringham	5	House	\$1,870,000	07 Feb 2026

SANDRINGHAM SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 311/218 Bay Rd Sandringham	1	Subdivided Flat - Single OYO Flat	\$450,000	06 Feb 2026
 37 Grange Rd Sandringham	3	House	\$2,050,000	03 Feb 2026
 201/214a Bay Rd Sandringham	2	Subdivided Flat - Single OYO Flat	\$660,000	03 Feb 2026
 2 Regent Ct Sandringham	4	House	\$1,730,000	30 Jan 2026
 110/214b Bay Rd Sandringham	2	Subdivided Flat - Single OYO Flat	\$675,000	22 Jan 2026
 1/245 Bluff Rd Sandringham	3	Unit	\$1,135,000	20 Jan 2026
 1/97 Bay Rd Sandringham	2	House	\$945,000	18 Jan 2026
 324/222 Bay Rd Sandringham	2	Apartment	\$535,000	09 Jan 2026
 38 Kenneth St SANDRINGHAM	4	House	\$2,010,000	09 Jan 2026
 4/200 Bluff Rd Sandringham	2	Unit	\$935,000	03 Jan 2026



Jellis Craig Bentleigh

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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 01/04/2026

- 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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