



Sandringham

# Suburb Report



Your connection to property insights



**JellisCraig**

SANDRINGHAM SUBURB REPORT

Median house price<sup>1</sup>

Median

\$2.30m

Quarterly price change

5.14% ↑

Median unit price<sup>1</sup>

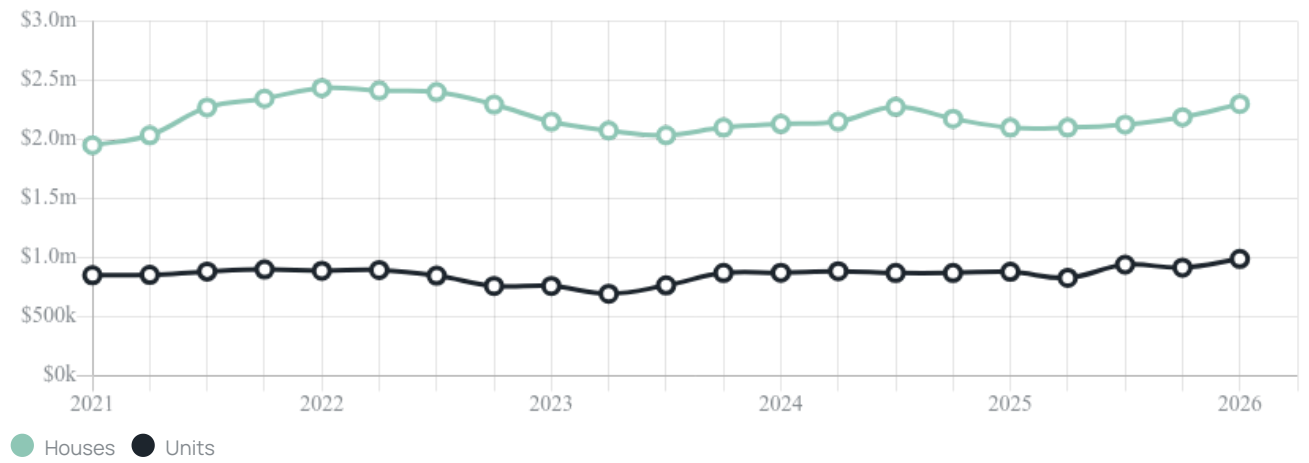
Median

\$989k

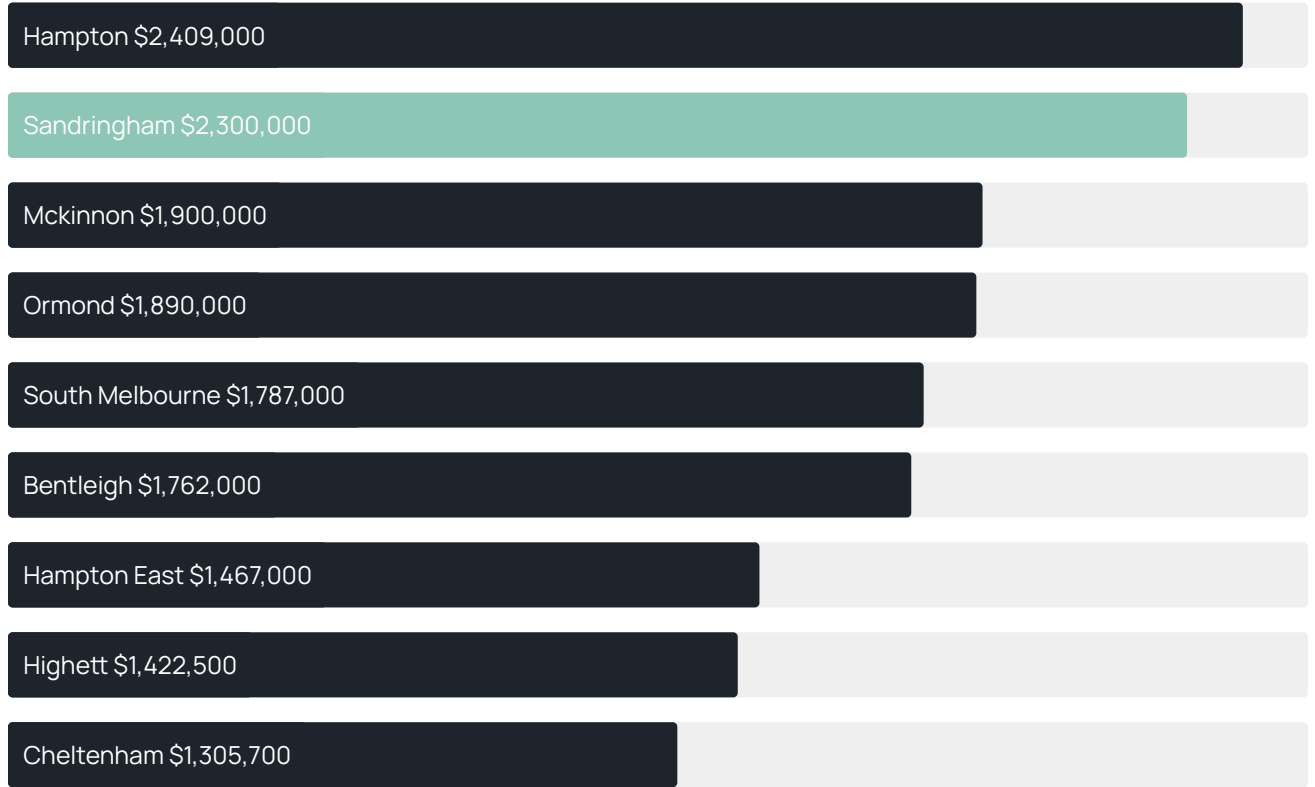
Quarterly price change

8.03% ↑

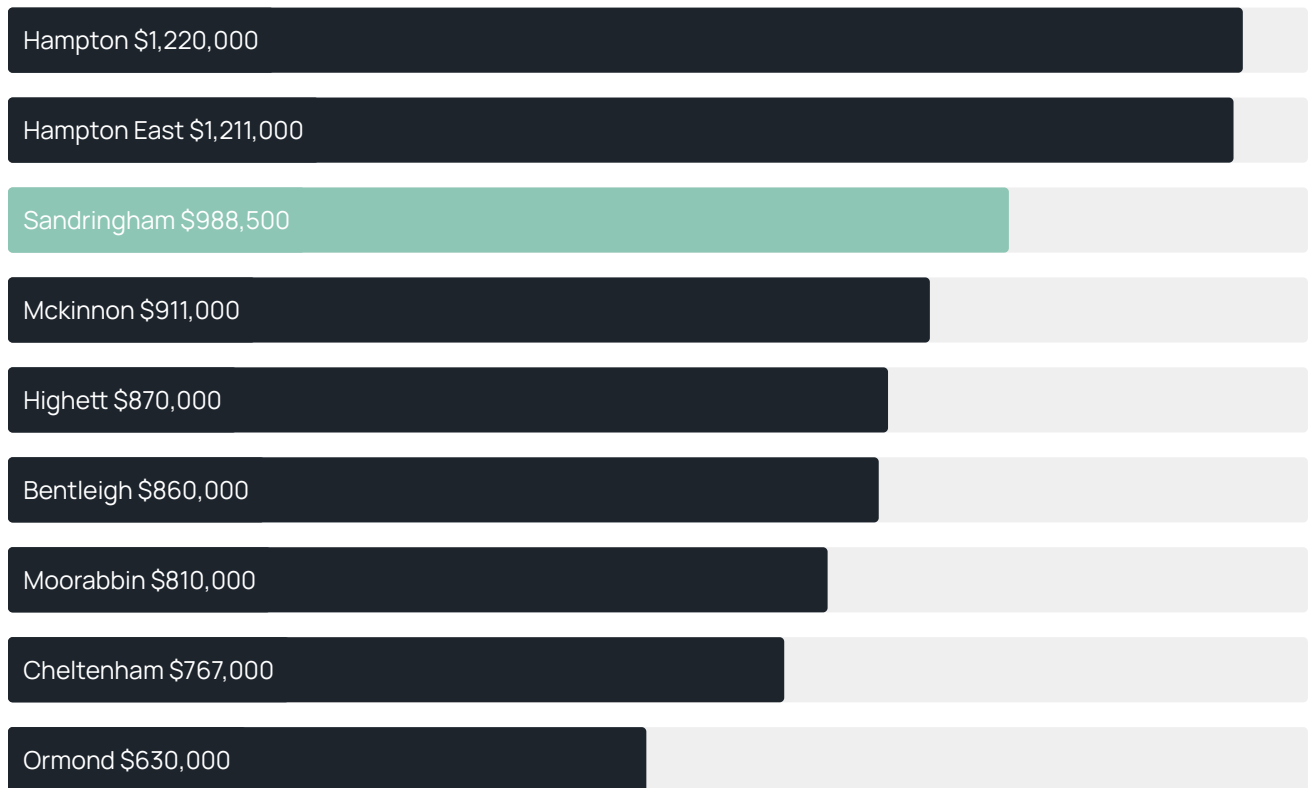
Quarterly price change<sup>1</sup>



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



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



Sale method<sup>2</sup>



Auction clearance rate<sup>3</sup>

75.86%

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

25 days

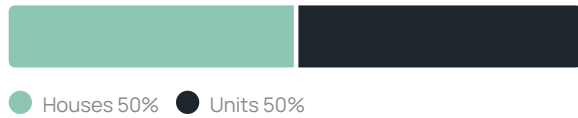
Jellis Craig average inspection attendance per listing<sup>4</sup>

25 groups

Average hold period<sup>1</sup>

7.2 years

Dwelling type<sup>5</sup>



Ownership<sup>5</sup>



Population<sup>5</sup>

10,926

Median asking rent<sup>1</sup>

\$1,200 per week

Population growth<sup>5</sup>

6.69%

Rental yield<sup>1</sup>

2.29%

Median age<sup>5</sup>

47 years





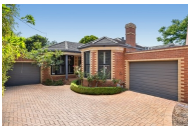





Median household size<sup>5</sup>

2.4 people











SANDRINGHAM SUBURB REPORT

## Recent Sandringham sales







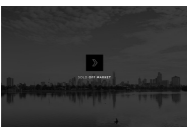


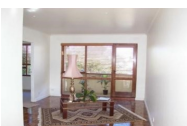
Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to [jellisraig.com.au/suburb-reports](http://jellisraig.com.au/suburb-reports)

Address	Bedrooms	Type	Price	Sold
 20/22 Abbott St Sandringham	2	Apartment	\$595,000	22 Apr 2026
 240/218 Bay Rd Sandringham	1	Apartment	\$335,000	22 Apr 2026
 2 Queens Sq Sandringham	3	House	\$2,700,000	18 Apr 2026
 123a Abbott St Sandringham	3	House	\$1,470,500	18 Apr 2026
 5/55 Royal Av Sandringham	3	Unit	\$1,650,000	15 Apr 2026
 2/2 Mclauchlin Av Sandringham	3	Townhouse	\$1,190,000	11 Apr 2026
 3/9 Waltham St Sandringham	2	Apartment	\$860,000	09 Apr 2026
 6/53 Abbott St Sandringham	2	Unit	\$835,000	01 Apr 2026
 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

## SANDRINGHAM SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 8b Green Pde Sandringham	4	Townhouse	\$1,950,000	15 Mar 2026
 4/78 Bay Rd Sandringham	4	Flat/Unit/Apartment	\$1,165,000	13 Mar 2026
 203/6 Fernhill Rd Sandringham	3	Apartment	\$1,720,000	13 Mar 2026
 4/233 Bluff Rd Sandringham	2	Flat/Unit/Apartment	\$1,100,000	12 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
 9b George St Sandringham	2	Flat/Unit/Apartment	\$1,400,000	01 Mar 2026
 1/54 Sandringham Rd Sandringham	3	House	\$2,400,000	26 Feb 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

## SANDRINGHAM SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 24 Piper Pl Sandringham	3	Flat/Unit/Apartment	\$1,299,000	24 Feb 2026
 114/222 Bay Rd Sandringham	1	Apartment	\$465,000	23 Feb 2026
 40 Grange Rd Sandringham	3	House	\$1,635,000	21 Feb 2026
 4/172 Bay Rd Sandringham	2	Unit	\$935,000	21 Feb 2026
 1/65 Sandringham Rd Sandringham	2	House	\$1,390,000	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
 2/87 Vincent St Sandringham	3	Unit	\$1,461,000	19 Feb 2026
 34 Piper Pl Sandringham	3	Flat/Unit/Apartment	\$1,304,000	18 Feb 2026
 13/19 Abbott St Sandringham	1	Strata Unit/Flat	\$365,000	18 Feb 2026



**Jellis Craig Bentleigh**

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03 9593 4500

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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