



Seddon

Suburb Report



Your connection to property insights



JellisCraig

SEDDON SUBURB REPORT

Median house price¹

Median

\$1.12m

Quarterly price change

0.08% ↑

Median unit price¹

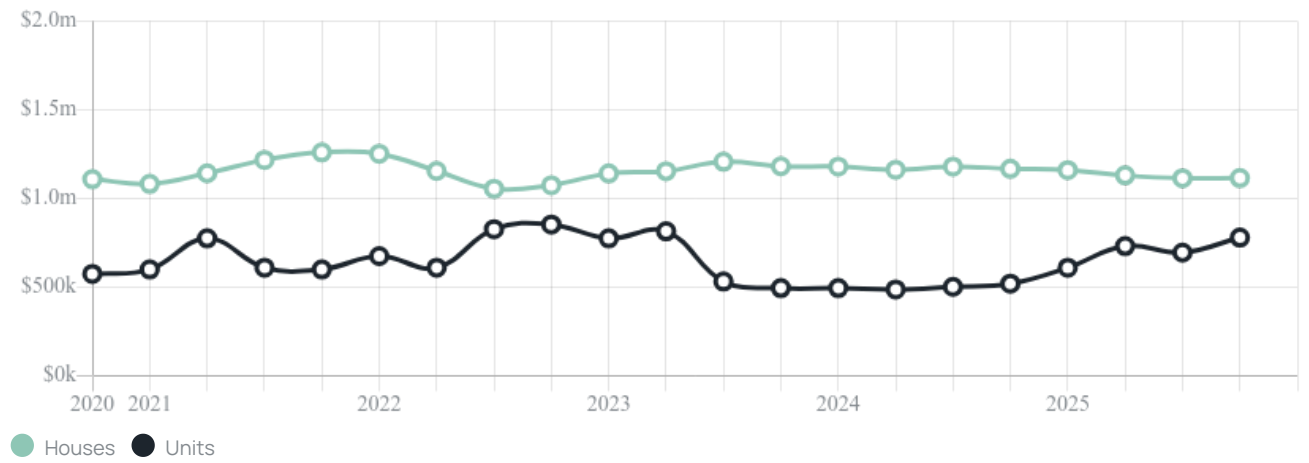
Median

\$780k

Quarterly price change

12.23% ↑

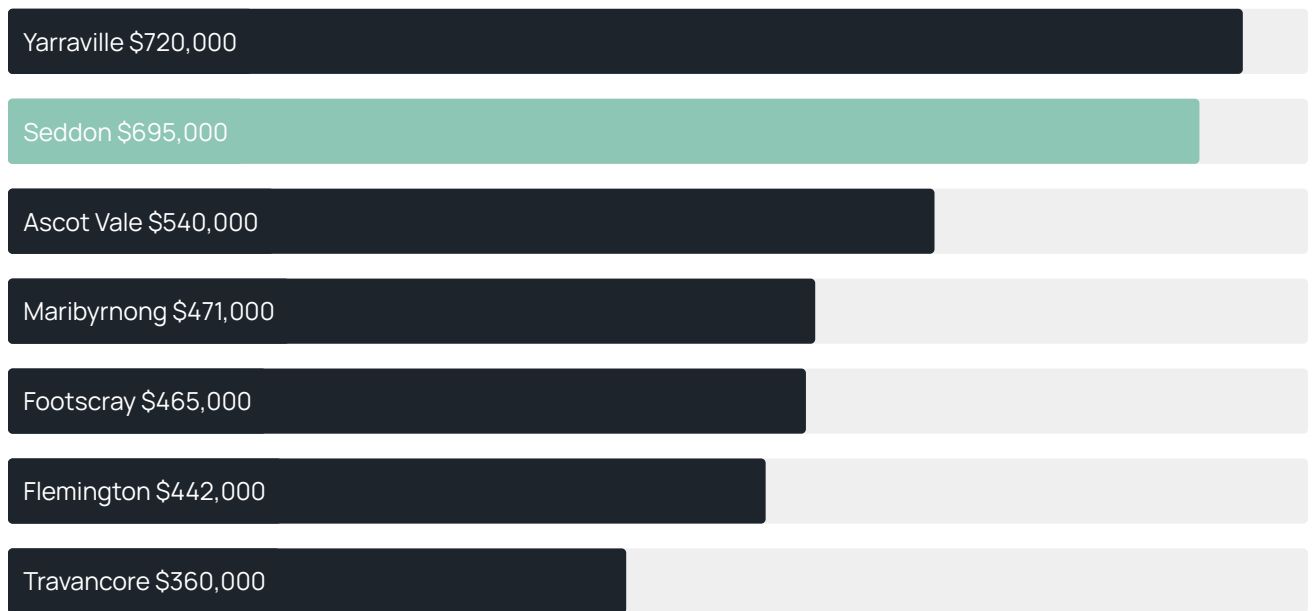
Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



● Auction 63%
● Private 37%

Auction clearance rate³

82.35%

Median days on market³

28 days

Jellis Craig average inspection attendance per listing⁴

28 groups

Average hold period¹

6.7 years

Dwelling type⁵



● Houses 67% ● Units 33%

Ownership⁵



● Owned outright 25% ● Mortgaged 40% ● Rented 35%

Population⁵

5,143

Median asking rent¹

\$680 per week

Median age⁵

36 years

Rental yield¹

2.87%











Median household size⁵

2.4 people











SEDDON SUBURB REPORT

Recent Seddon 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
 44 Bayview Rd Seddon	5	House	\$2,675,000	28 Mar 2026
 5 Vigo St SEDDON	2	House	\$810,000	24 Mar 2026
 2/2 Bilston St Seddon	2	House	\$1,230,000	14 Mar 2026
 7 Kent St Seddon	3	House	\$1,270,000	11 Mar 2026
 1/21 Bellairs Av Seddon	2	Apartment	\$445,000	06 Mar 2026
 49 Walter St Seddon	3	House	\$1,175,000	05 Mar 2026
 6 Bourke St Seddon	2	House	\$850,000	01 Mar 2026
 12 North St Seddon	3	House	\$1,461,000	28 Feb 2026
 2 Florence St Seddon	4	House	\$1,690,000	28 Feb 2026
 42 Pentland Pde Seddon	2	House	\$1,246,000	14 Feb 2026

SEDDON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 2/13 Bellairs Av Seddon	2	Townhouse	\$981,000	14 Feb 2026
 27 Pilgrim St Seddon	3	House	\$1,286,000	11 Feb 2026
 1/1b Sydenham St Seddon	2	Townhouse	\$784,000	05 Feb 2026
 26 John St Seddon	3	House	\$977,000	31 Jan 2026
 155 Buckley St Seddon	2	House	\$645,000	31 Jan 2026
 64 Charles St Seddon	2	House	\$983,000	22 Jan 2026
 74a Windsor St Seddon	4	House	\$1,350,000	19 Jan 2026
 17/181-183 Geelong Rd Seddon	1	Apartment	\$245,000	16 Jan 2026
 17/181 Geelong Rd Seddon	2	Flat/Unit/Apartment	\$245,000	13 Jan 2026
 5 Bourke St Seddon	3	House	\$1,250,000	20 Dec 2025

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Address	Bedrooms	Type	Price	Sold
 61 Hotham St SEDDON	3	House	\$1,070,000	20 Dec 2025
 32 Tennyson St Seddon	3	House	\$1,280,000	16 Dec 2025
 10 Arran St Seddon	2	House	\$830,000	12 Dec 2025
 18 Bell St Seddon	3	House	\$1,015,000	11 Dec 2025
 21a Browning St Seddon	3	House	\$1,521,000	06 Dec 2025
 7 Seddon St Seddon	3	House	\$1,858,000	06 Dec 2025
 8 Alfred St SEDDON	2	House	\$830,000	04 Dec 2025
 12 Bell St Seddon	2	House	\$1,250,000	04 Dec 2025
 95 Pilgrim St Seddon	2	House	\$850,000	04 Dec 2025
 15 Margaret St SEDDON	3	House	\$860,000	03 Dec 2025



Jellis Craig Williamstown
84 Ferguson Street, Williamstown
03 8387 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.

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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