



Seddon

# Suburb Report



Your connection to property insights



**JellisCraig**

SEDDON SUBURB REPORT

Median house price<sup>1</sup>

Median

\$1.13m

Quarterly price change

1.65% ↑

Median unit price<sup>1</sup>

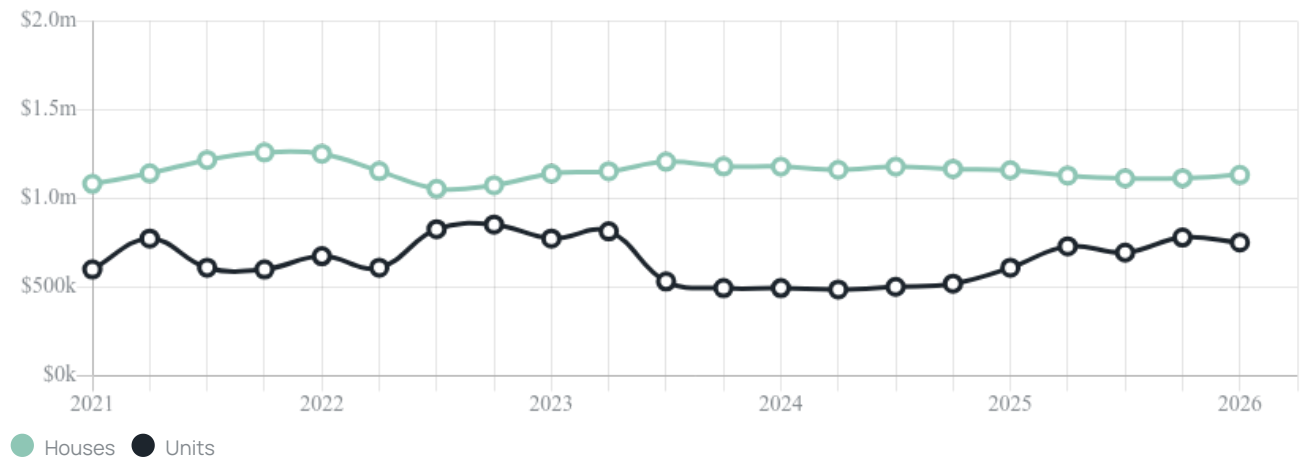
Median

\$752k

Quarterly price change

-3.58% ↓

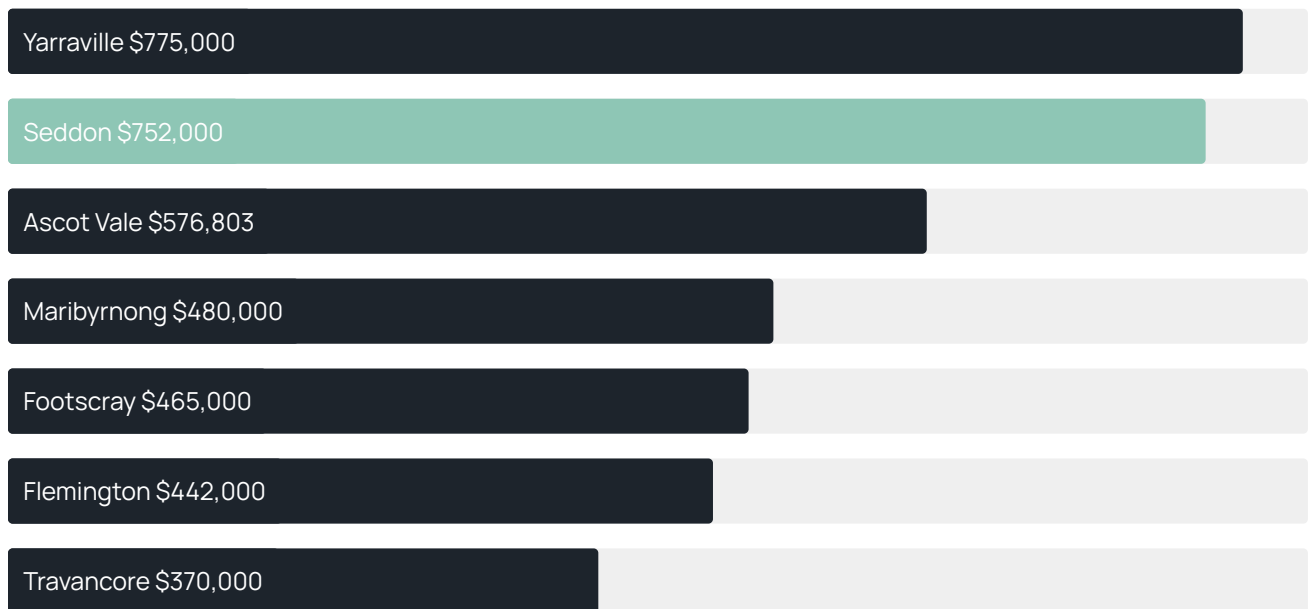
Quarterly price change<sup>1</sup>



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



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



Sale method<sup>2</sup>



● Auction 69%  
● Private 31%

Auction clearance rate<sup>3</sup>

58.33%

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

26 days

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

26 groups

Average hold period<sup>1</sup>

6.7 years

Dwelling type<sup>5</sup>



● Houses 67% ● Units 33%

Ownership<sup>5</sup>



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

Population<sup>5</sup>

5,143

Median asking rent<sup>1</sup>

\$700 per week

Median age<sup>5</sup>

36 years

Rental yield<sup>1</sup>

2.87%











Median household size<sup>5</sup>

2.4 people





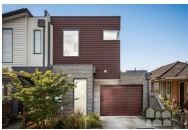


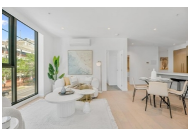


SEDDON SUBURB REPORT

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

Address	Bedrooms	Type	Price	Sold
 112 Albert St Seddon	3	House	\$875,000	26 Jun 2026
 13 Bilston St Seddon	6	House	\$1,200,000	25 Jun 2026
 5 Collins St Seddon	4	House	\$1,040,000	20 Jun 2026
 182 Pilgrim St Seddon	2	House	\$850,000	19 Jun 2026
 3a Charles St Seddon	3	Townhouse	\$1,310,000	13 Jun 2026
 3 Cuthbert St Seddon	3	Townhouse	\$1,100,000	13 Jun 2026
 50 Alexander St Seddon	3	House	\$1,125,000	06 Jun 2026
 31 Station Rd SEDDON	3	House	\$1,550,000	06 Jun 2026
 2/12 Admiral St Seddon	3	Townhouse	\$1,150,000	31 May 2026
 14 John St SEDDON	3	House	\$960,000	25 May 2026

## SEDDON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 16 Charles St Seddon	2	House	\$915,000	23 May 2026
 5 Charles St Seddon	3	Townhouse	\$1,452,000	17 May 2026
 14/294 Nicholson St Seddon	2	Apartment	\$442,000	16 May 2026
 1/20 Bayview Rd Seddon	2	Apartment	\$451,500	14 May 2026
 6A Sydenham St Seddon	3	Townhouse	\$1,220,000	10 May 2026
 21 Rennie St Seddon	3	House	\$1,005,000	09 May 2026
 18 Hamilton St Seddon	3	House	\$1,835,000	09 May 2026
 109/72 Albert St Seddon	2	Apartment	\$796,000	04 May 2026
 107/2 Alexander St Seddon	1	Apartment	\$423,000	01 May 2026
 8/30 Sydenham St Seddon	2	Townhouse	\$707,000	01 May 2026

## SEDDON SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 9/294 Nicholson St Seddon	1	Apartment	\$330,000	27 Apr 2026
 5/4 Edward St Seddon	1	Unit	\$341,000	24 Apr 2026
 33 Rennie St Seddon	2	House	\$865,000	22 Apr 2026
 19/294 Nicholson St SEDDON	1	Apartment	\$320,000	20 Apr 2026
 11 Alexander St Seddon	3	House	\$1,306,000	19 Apr 2026
 24A Emma St Seddon	3	Townhouse	\$1,210,000	18 Apr 2026
 10 Seddon St Seddon	4	House	\$1,663,000	02 Apr 2026
 2/30 Sydenham St Seddon	2	Townhouse	\$680,000	02 Apr 2026
 74 Station Rd Seddon	3	House	\$1,100,000	31 Mar 2026
 44 Bayview Rd Seddon	5	House	\$2,675,000	28 Mar 2026



**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.

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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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