



Seddon

# Suburb Report



Your connection to property insights



**JellisCraig**

SEDDON SUBURB REPORT

Median house price<sup>1</sup>

Median

\$1.12m

Quarterly price change

0.08% ↑

Median unit price<sup>1</sup>

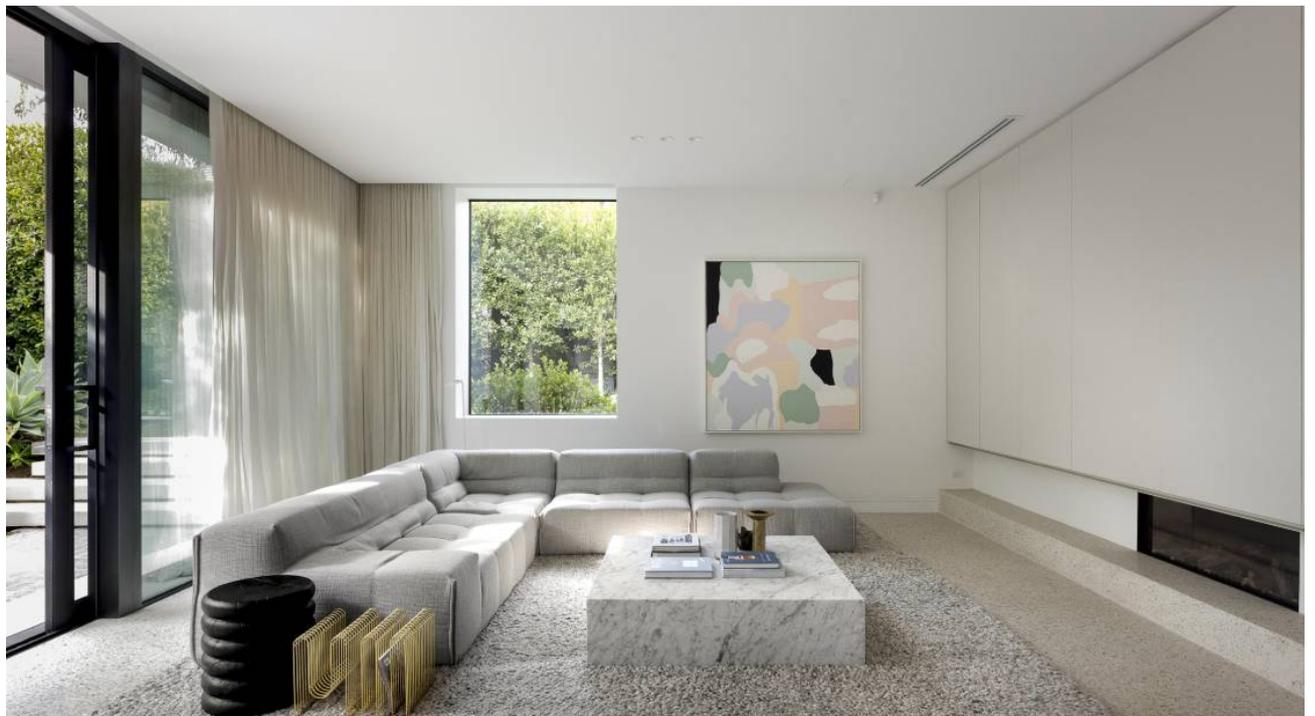
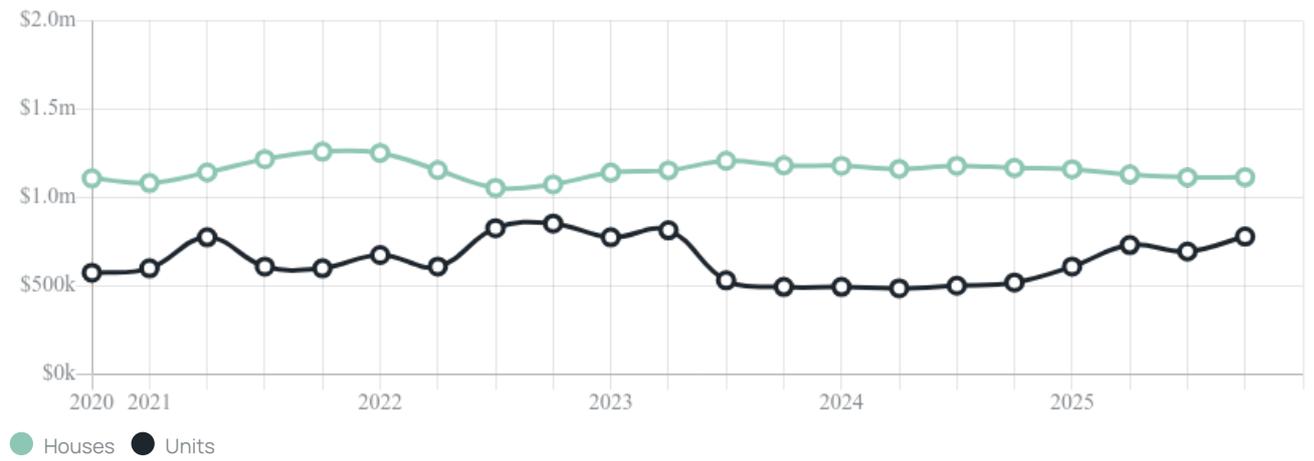
Median

\$780k

Quarterly price change

12.23% ↑

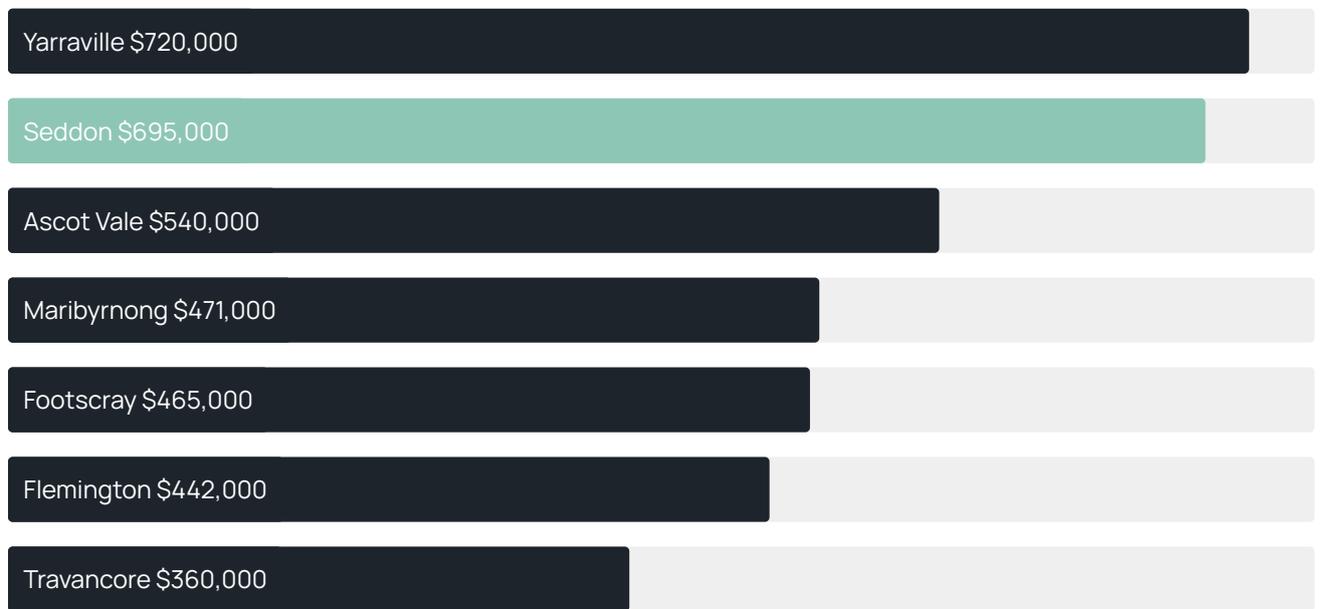
Quarterly price change<sup>1</sup>



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



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



Sale method<sup>2</sup>



Auction clearance rate<sup>3</sup>

85.71%

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

29 days

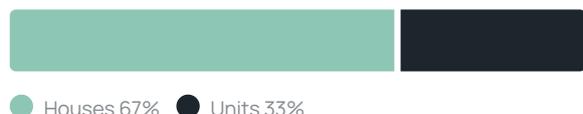
Jellis Craig average inspection attendance per listing<sup>4</sup>

29 groups

Average hold period<sup>1</sup>

6.7 years

Dwelling type<sup>5</sup>



Ownership<sup>5</sup>



Population<sup>5</sup>

5,143

Median asking rent<sup>1</sup>

\$680 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 [jellisraig.com.au/suburb-reports](http://jellisraig.com.au/suburb-reports)

| Address  | Bedrooms | Type                | Price       | Sold        |
|--|----------|---------------------|-------------|-------------|
|  12 North St<br>Seddon                | 3        | House               | \$1,461,000 | 28 Feb 2026 |
|  42 Pentland Pde<br>Seddon            | 2        | House               | \$1,246,000 | 14 Feb 2026 |
|  2/13 Bellairs Av<br>Seddon           | 2        | Townhouse           | \$981,000   | 14 Feb 2026 |
|  27 Pilgrim St<br>Seddon             | 3        | House               | \$1,286,000 | 11 Feb 2026 |
|  26 John St<br>Seddon               | 3        | House               | \$977,000   | 31 Jan 2026 |
|  74a Windsor St<br>Seddon           | 4        | House               | \$1,350,000 | 19 Jan 2026 |
|  17/181-183<br>Geelong Rd<br>Seddon | 1        | Apartment           | \$245,000   | 16 Jan 2026 |
|  17/181 Geelong Rd<br>Seddon        | 2        | Flat/Unit/Apartment | \$245,000   | 13 Jan 2026 |
|  5 Bourke St<br>Seddon              | 3        | House               | \$1,250,000 | 20 Dec 2025 |
|  32 Tennyson St<br>Seddon           | 3        | House               | \$1,280,000 | 16 Dec 2025 |

## SEDDON SUBURB REPORT

| Address  | Bedrooms | Type             | Price       | Sold        |
|--|----------|------------------|-------------|-------------|
|  10 Arran St<br>Seddon      | 2        | House            | \$830,000   | 12 Dec 2025 |
|  18 Bell St<br>Seddon       | 3        | House            | \$1,015,000 | 11 Dec 2025 |
|  21a Browning St<br>Seddon  | 3        | House            | \$1,521,000 | 06 Dec 2025 |
|  7 Seddon St<br>Seddon      | 3        | House            | \$1,858,000 | 06 Dec 2025 |
|  8 Alfred St<br>SEDDON     | 2        | House            | \$830,000   | 04 Dec 2025 |
|  12 Bell St<br>Seddon     | 2        | House            | \$1,250,000 | 04 Dec 2025 |
|  95 Pilgrim St<br>Seddon  | 2        | House            | \$850,000   | 04 Dec 2025 |
|  15 Margaret St<br>SEDDON | 3        | House            | \$860,000   | 03 Dec 2025 |
|  42 Walter St<br>Seddon   | 2        | House            | \$1,050,000 | 03 Dec 2025 |
|  1/72 Albert St<br>Seddon | 2        | Strata Unit/Flat | \$750,000   | 01 Dec 2025 |

## SEDDON SUBURB REPORT

| Address  | Bedrooms | Type                | Price       | Sold        |
|--|----------|---------------------|-------------|-------------|
|  48 Pilgrim St<br>Seddon            | 3        | House               | \$1,115,000 | 29 Nov 2025 |
|  5/21 Bellairs Av<br>Seddon         | 2        | Strata Unit/Flat    | \$470,000   | 21 Nov 2025 |
|  56 Windsor St<br>Seddon            | 2        | House               | \$830,000   | 19 Nov 2025 |
|  29/181 Geelong<br>Rd<br>SEDDON     | 1        | Apartment           | \$333,000   | 19 Nov 2025 |
|  3/138 Charles St<br>Seddon        | 2        | Townhouse           | \$940,000   | 18 Nov 2025 |
|  3/136 Charles St<br>Seddon       | 2        | Strata Unit/Flat    | \$940,000   | 18 Nov 2025 |
|  3/46 Bayview Rd<br>Seddon        | 2        | Flat/Unit/Apartment | \$470,000   | 17 Nov 2025 |
|  2/2a Lyons St<br>Seddon          | 2        | Townhouse           | \$955,000   | 15 Nov 2025 |
|  106 Albert St<br>Seddon          | 3        | House               | \$1,002,000 | 15 Nov 2025 |
|  23/294 Nicholson<br>St<br>Seddon | 1        | Apartment           | \$330,000   | 13 Nov 2025 |



**Jellis Craig Williamstown**  
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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.

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Data is current as of PDF generation date 01/03/2026

- 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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