



Watsonia North

Suburb Report



Your connection to property insights



JellisCraig

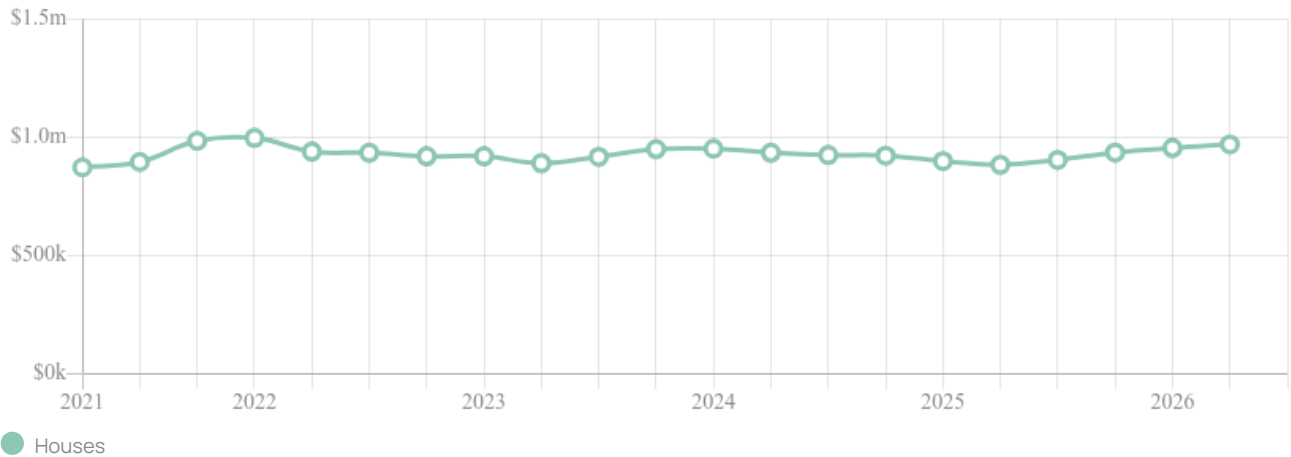
WATSONIA NORTH SUBURB REPORT

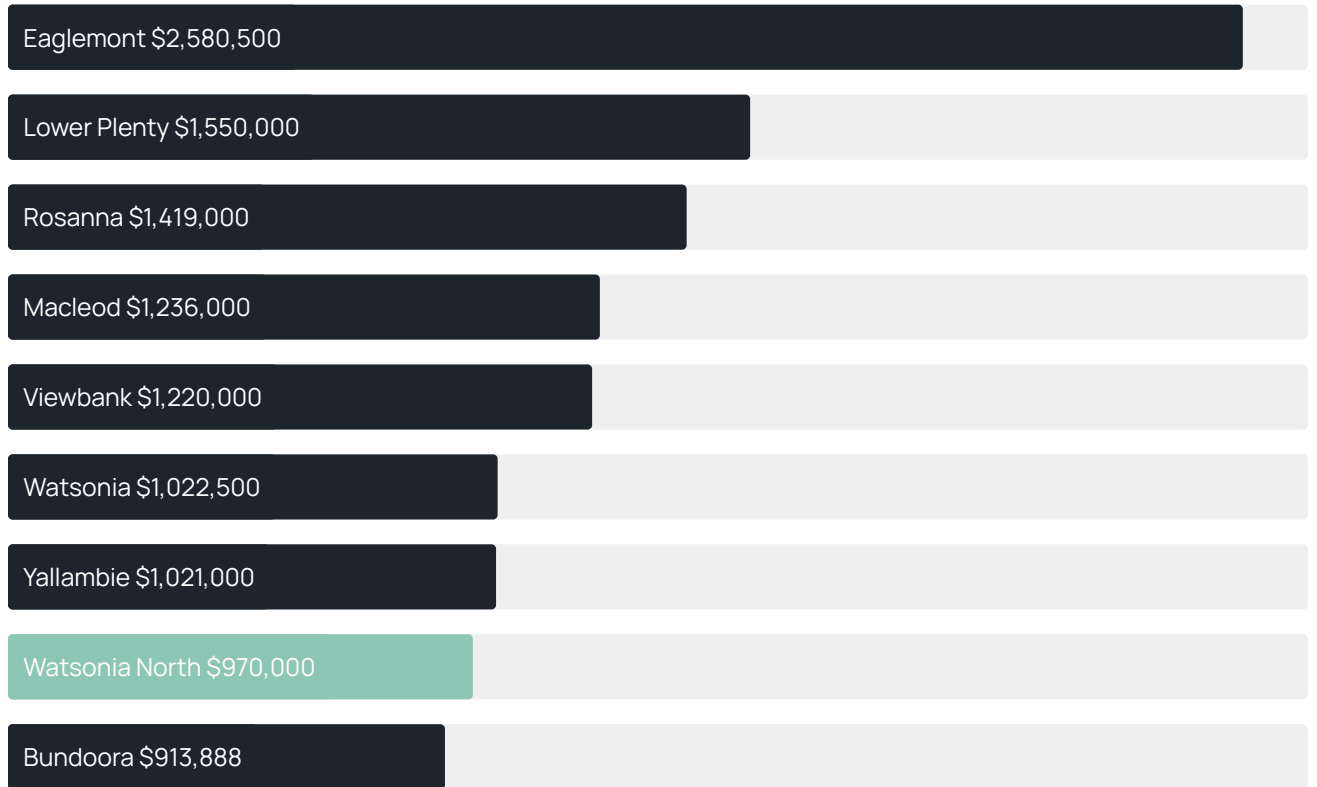
Median house price¹

Median
\$970k

Quarterly price change
1.57% ↑

Quarterly price change¹



Median house price¹Median unit price¹

Sale method²

● Auction 55%
● Private 45%

Auction clearance rate³

83.33%Median days on market³

45 daysJellis Craig average inspection attendance per listing⁴

45 groupsAverage hold period¹

8.5 yearsDwelling type⁵

● Houses 98% ● Units 2%

Ownership⁵

● Owned outright 47% ● Mortgaged 42% ● Rented 10%

Population⁵

3,799Median asking rent¹

\$620 per weekPopulation growth⁵

-0.39%Rental yield¹

3.38%Median age⁵

41 yearsMedian household size⁵

2.7 people

WATSONIA NORTH SUBURB REPORT

Recent Watsonia North sales

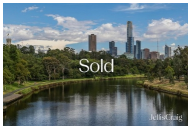
Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisicraig.com.au/suburb-reports

Address	Bedrooms	Type	Price	Sold
 18 Meakin St Watsonia North	3	House	\$768,000	25 Jul 2026
 38 Elwers St Watsonia North	3	House	\$836,000	18 Jul 2026
 5 Kalista Cr WATSONIA NORTH	4	House	\$1,080,000	13 Jul 2026
 2 Browning Ct Watsonia North	3	House	\$855,000	13 Jul 2026
 11 Stonehaven Ct Watsonia North	5	House	\$1,220,000	30 May 2026
 10 Gundry Gr Watsonia North	4	House	\$1,170,000	16 May 2026
 19 Chappell Dr Watsonia North	5	House	\$1,798,950	12 May 2026
 27 Meakin St Watsonia North	4	House	\$1,041,000	28 Apr 2026
 6 Naughtin Ct Watsonia North	5	House	\$1,190,000	22 Apr 2026
 30 Macorna St Watsonia North	4	House	\$800,000	21 Apr 2026

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Address	Bedrooms	Type	Price	Sold
 6 The Crest Watsonia North	3	House	\$925,000	18 Apr 2026
 32 Macorna St Watsonia North	3	House	\$895,000	02 Apr 2026
 23 Byrne Cr Watsonia North	3	House	\$855,000	30 Mar 2026
 35 Middleton St Watsonia North	3	House	\$965,000	28 Mar 2026
 4 Longfield Ct Watsonia North	4	House	\$1,060,000	28 Mar 2026
 42 Hakea St Watsonia North	3	House	\$917,500	24 Mar 2026
 19 Norman Av Watsonia North	4	House	\$1,225,000	21 Mar 2026
 42 Sharpes Rd Watsonia North	3	House	\$1,055,000	14 Mar 2026
 20 Grant St Watsonia North	3	House	\$907,000	14 Mar 2026
 15 Dundee St Watsonia North	3	House	\$946,000	02 Mar 2026

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Address	Bedrooms	Type	Price	Sold
 18 Vicarage Way WATSONIA NORTH	4	House	\$1,270,000	14 Feb 2026
 5 Michelle Av Watsonia North	3	House	\$910,000	22 Dec 2025
 51 Edmund Rice Pde Watsonia North	4	House	\$1,365,000	16 Dec 2025
 11 Sharpes Rd Watsonia North	3	House	\$1,150,000	15 Dec 2025
 16 Elwers St WATSONIA NORTH	4	House	\$1,250,000	13 Dec 2025
 8 Busst Dr Watsonia North	3	House	\$930,000	13 Dec 2025
 66 Sellars St Watsonia North	3	House	\$975,000	27 Nov 2025
 48 Edmund Rice Pde Watsonia North	4	House	\$1,170,000	22 Nov 2025
 41 Hakea St WATSONIA NORTH	4	House	\$1,150,000	22 Nov 2025
 59 Macorna St Watsonia North	4	House	\$850,000	22 Nov 2025



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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 01/08/2026

- 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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