



Watsonia North

# Suburb Report



Your connection to property insights



**JellisCraig**

WATSONIA NORTH SUBURB REPORT

Median house price<sup>1</sup>

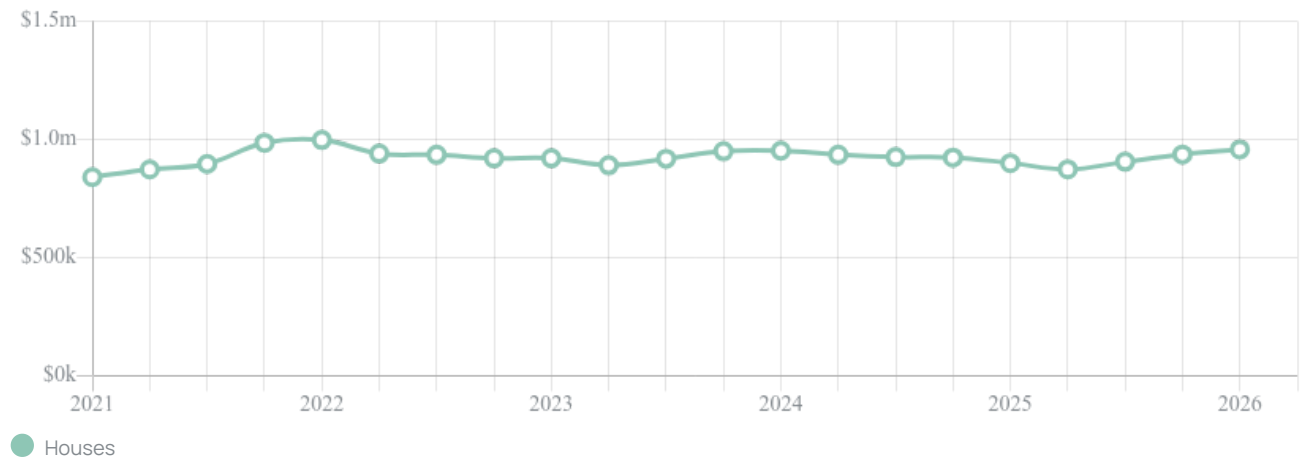
Median

\$958k

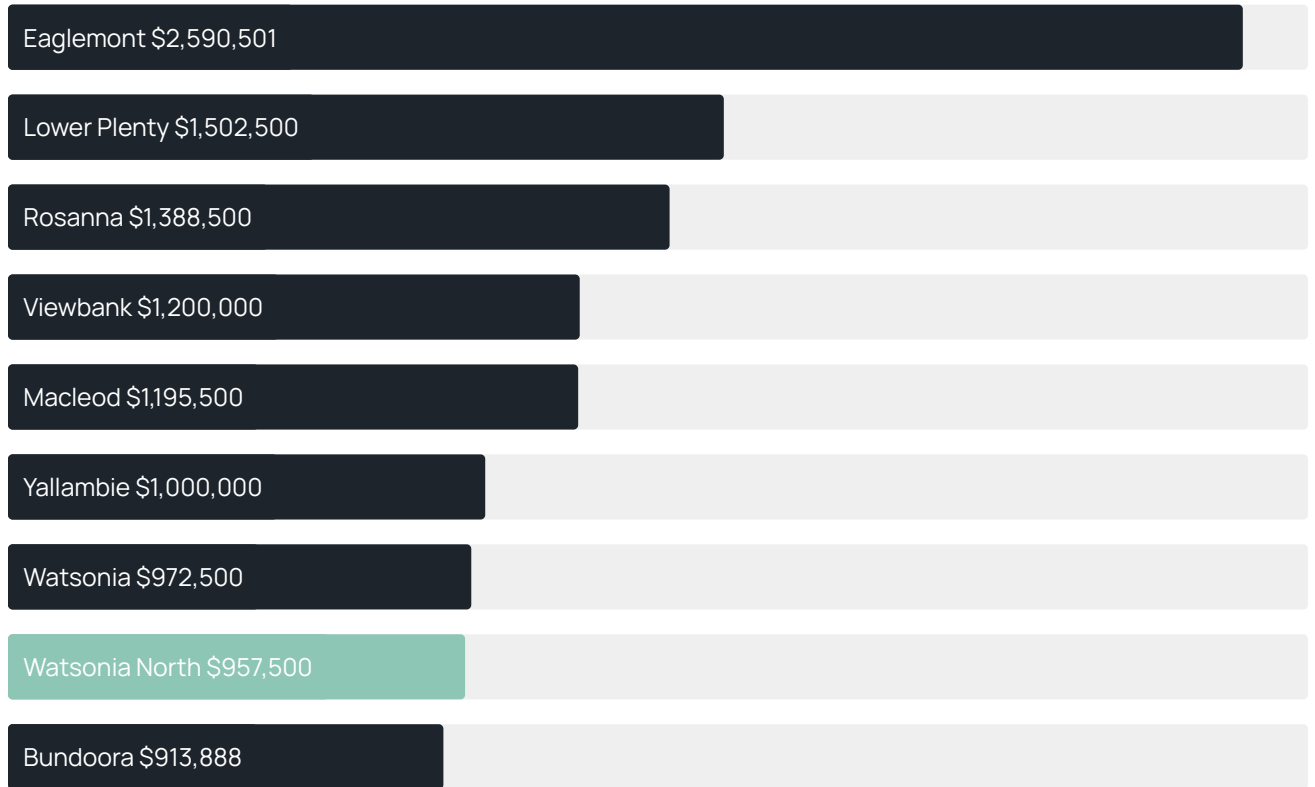
Quarterly price change

2.29% ↑

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>

57.14%

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

35 days

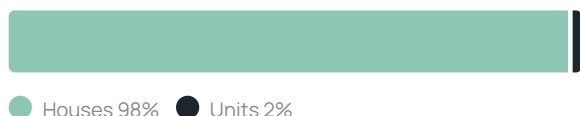
Jellis Craig average inspection attendance per listing<sup>4</sup>

35 groups

Average hold period<sup>1</sup>

8.5 years

Dwelling type<sup>5</sup>



Ownership<sup>5</sup>



Population<sup>5</sup>

3,799

Median asking rent<sup>1</sup>

\$625 per week

Population growth<sup>5</sup>

-0.39%

Rental yield<sup>1</sup>

3.38%

Median age<sup>5</sup>

41 years











Median household size<sup>5</sup>

2.7 people









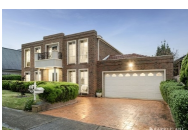
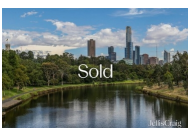
## WATSONIA NORTH SUBURB REPORT

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

Address	Bedrooms	Type	Price	Sold
 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
 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

## WATSONIA NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 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
 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

## WATSONIA NORTH SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 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
 16 Carson Ct Watsonia North	4	House	\$961,000	08 Nov 2025
 30 Grant St Watsonia North	3	House	\$825,000	07 Nov 2025
 2 Elwers St Watsonia North	3	House	\$975,000	25 Oct 2025
 9 Middleton St Watsonia North	2	House	\$920,000	21 Oct 2025



**Jellis Craig Greensborough**  
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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 01/07/2026

- 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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