



Watsonia North

Suburb Report



Your connection to property insights



JellisCraig

WATSONIA NORTH SUBURB REPORT

Median house price¹

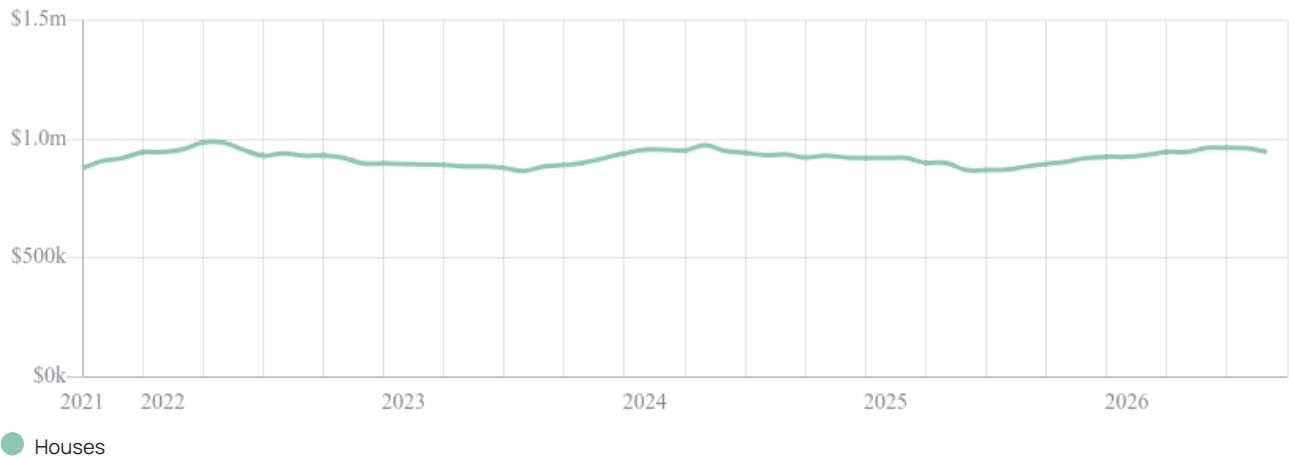
Median

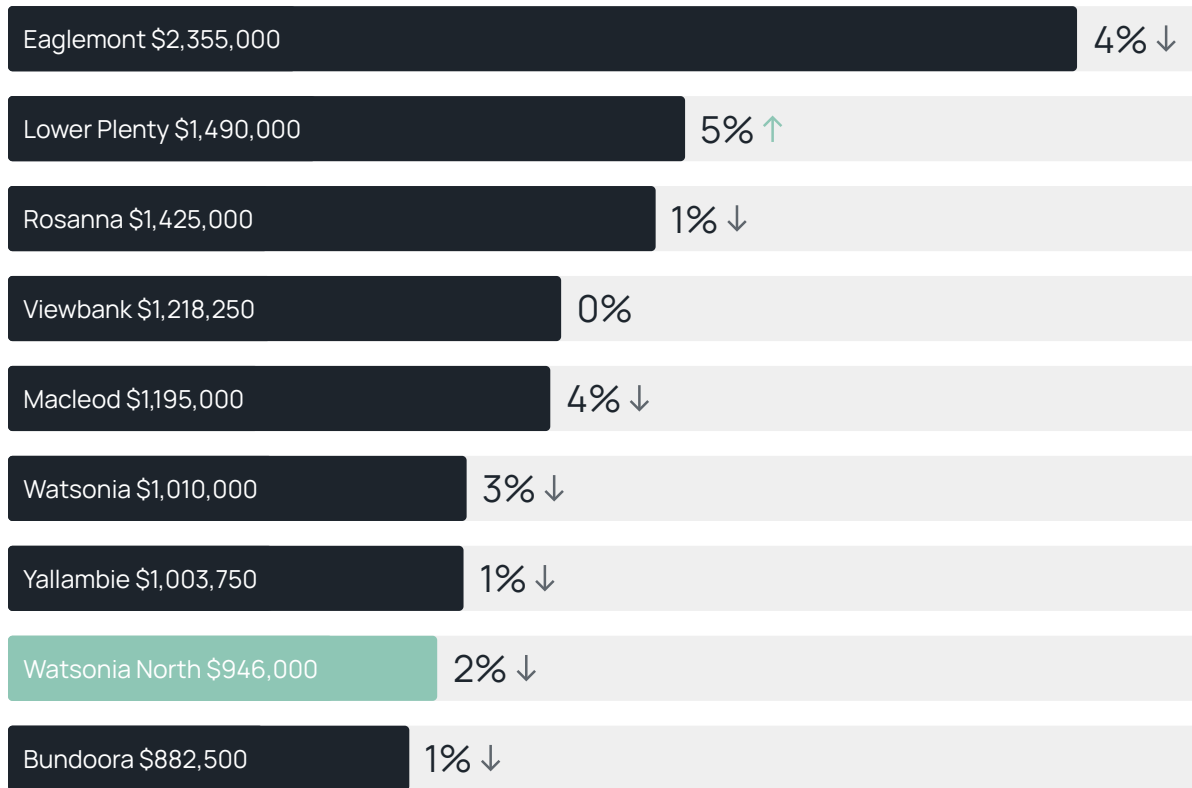
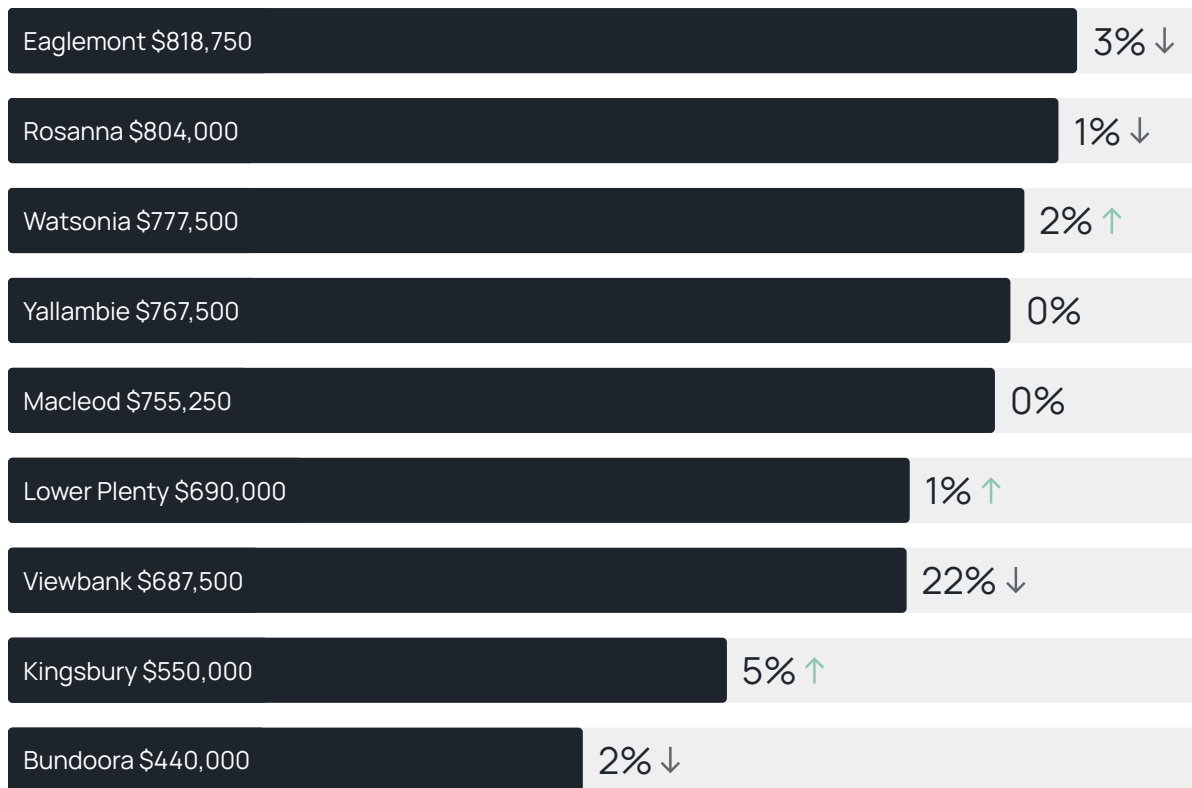
\$946k

Quarterly price change

-1.56% ↓

Watsonia North quarterly median property prices¹



Median house price¹Median unit price¹

Sale method²

● Auction 52%

● Private 48%

Auction clearance rate³

80%

Median days on market³

House

27 days

Unit

25 days

Jellis Craig average inspection attendance per listing⁴

40 groups

Average hold period¹

House

12.5 years

Dwelling type⁵

● Houses 100%

● Units 0%

Ownership⁵

● Owned outright 46%

● Mortgaged 41%

● Rented 13%

Population⁵

3,799

Median asking rent per week¹

Unit

\$650

\$493

Population growth⁵

-0.39%

Rental yield¹

House

3.78%

Unit

4.24%

Median age⁵

41 years

Median household size⁵

2.7 people

Recent Watsonia North sales²

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

Address	Bedrooms	Type	Price	Sold
 6 Bentley Court Watsonia North	5	House	\$1,075,000	28 Sep 2026
 15 Busst Drive Watsonia North	3	House	Undisclosed	23 Sep 2026
 4 Huntley Street Watsonia North	4	House	Undisclosed	01 Sep 2026
 26A Sellars Street Watsonia North	3	House	\$720,000	28 Aug 2026
 50 Meakin Street Watsonia North	3	House	\$905,000	20 Aug 2026
 62B Sellars Street Watsonia North	2	House	\$760,000	19 Aug 2026
 27 Sellars Street Watsonia North	3	House	\$795,000	15 Aug 2026
 43 Sharpes Road Watsonia North	3	House	Undisclosed	15 Aug 2026
 318 Grimshaw Street Watsonia North	4	House	\$815,000	14 Aug 2026
 18 Meakin Street Watsonia North	3	House	\$768,000	25 Jul 2026

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Address	Bedrooms	Type	Price	Sold
 38 Elwers Street Watsonia North	3	House	\$836,000	18 Jul 2026
 5 Kalista Crescent Watsonia North	4	House	\$1,080,000	13 Jul 2026
 2 Walbrook Street Watsonia North	3	House	Undisclosed	11 Jul 2026
 29 Hakea Street Watsonia North	4	House	\$1,195,000	09 Jul 2026
 2 Browning Court Watsonia North	3	House	\$855,000	08 Jul 2026
 32 Meakin Street Watsonia North	3	House	\$825,000	30 Jun 2026
 11 Stonehaven Court Watsonia North	5	House	\$1,220,000	30 May 2026
 10 Gundry Grove Watsonia North	4	House	\$1,170,000	16 May 2026
 19 Chappell Drive Watsonia North	5	House	\$1,798,950	12 May 2026
 27 Meakin Street Watsonia North	4	House	\$1,041,000	28 Apr 2026

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Address	Bedrooms	Type	Price	Sold
 6 Naughtin Court Watsonia North	5	House	\$1,190,000	22 Apr 2026
 30 Macorna Street Watsonia North	4	House	\$800,000	21 Apr 2026
 6 The Crest Watsonia North	3	House	\$925,000	18 Apr 2026
 32 Macorna Street Watsonia North	3	House	\$895,000	02 Apr 2026
 23 Byrne Crescent Watsonia North	3	House	\$855,000	30 Mar 2026
 35 Middleton Street Watsonia North	3	House	\$965,000	28 Mar 2026
 4 Longfield Court Watsonia North	4	House	\$1,060,000	28 Mar 2026
 42 Hakea Street Watsonia North	3	House	\$917,500	24 Mar 2026
 19 Norman Avenue Watsonia North	4	House	\$1,225,000	21 Mar 2026
 42 Sharpes Road Watsonia North	3	House	\$1,055,000	14 Mar 2026



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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 01/10/2026

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1. Victorian Data, updated monthly for the past 12 months
2. Victorian Data, updated daily for the past 12 months
3. Victorian Data, updated daily for the past Saturday's auctions
4. Jellis Craig's average inspection attendance per listing (houses) for the past 12 months
5. 2021 ABS Census

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