

Suburb Report

Know your neighbourhood.



Property Prices

Median House Price*

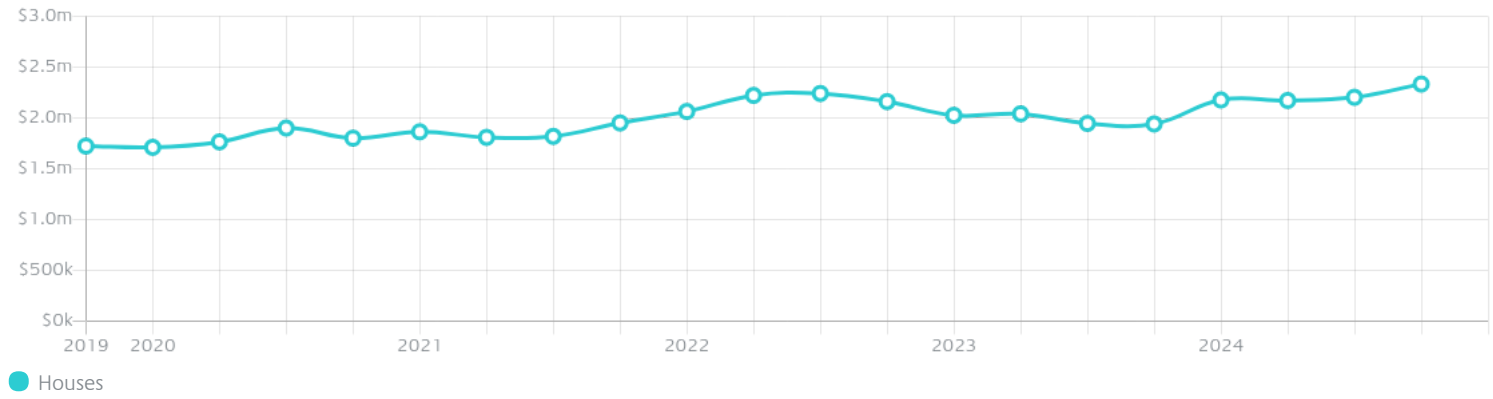
Median

\$2.33m

Quarterly Price Change

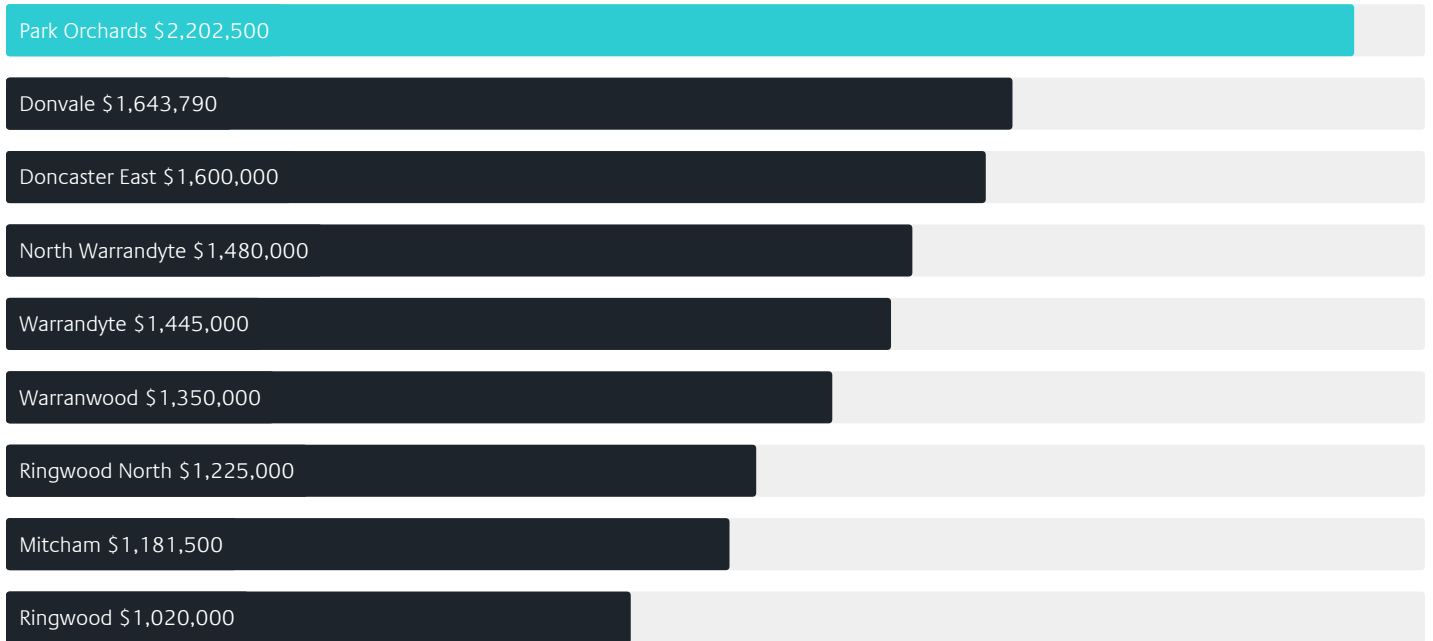
5.90% ↑

Quarterly Price Change*



Surrounding Suburbs

Median House Sale Price*



Median Unit Sale Price*



Sales Snapshot

Sale Method^{*}



● Private 100%

Average Hold Period^{*}

6.9 years

Insights

Dwelling Type[^]



● Houses 100% ● Units 0%

Ownership[^]



● Owned Outright 50% ● Mortgaged 47% ● Rented 3%

Population[^]

3,835

Median Asking Rent per week^{*}

\$975

Population Growth[^]

0.34%

Rental Yield^{*}

2.81%

Median Age[^]













45 years

Median Household Size[^]













3.2 people

Sold Properties~








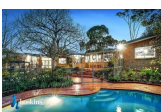




Discover a snapshot of the most recent results for this suburb, to view the full 12 months of sales history, please go to jellisraig.com.au/suburbinsights

Address	Bedrooms	Type	Price	Sold
 109-111 Berringa Rd Park Orchards	4	House	\$2,205,000	18 Feb 2025
 8 Paddys La Park Orchards	4	House	\$1,690,000	01 Feb 2025
 140-142 Berringa Rd Park Orchards	5	House	\$3,830,500	29 Jan 2025
 1 Gosford Cr Park Orchards	4	Hobby Farm < 20 ha	\$1,650,000	19 Dec 2024
 5 Raymond Elliot Ct PARK ORCHARDS	4	House	\$1,475,000	25 Nov 2024
 1 Orchid Ct Park Orchards	5	House	\$2,602,000	19 Nov 2024
 9-11 Frogmore Cr Park Orchards	4	House	\$1,820,000	11 Nov 2024
 64 Berringa Rd Park Orchards	8	House	\$2,350,000	07 Nov 2024
 22 Milne Rd Park Orchards	4	House	\$2,048,000	04 Nov 2024
 138 Berringa Rd PARK ORCHARDS	5	House	\$3,320,750	29 Oct 2024
 556 Park Rd Park Orchards	4	House	\$1,325,000	29 Oct 2024
 1-3 Feversham Av Park Orchards	4	House	\$1,680,000	18 Oct 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 55-59 South Valley Rd Park Orchards	5	House	\$2,605,000	17 Oct 2024
 7 Villanova Ct Park Orchards	5	House	\$3,200,000	16 Oct 2024
 640-642 Park Rd Park Orchards	5	House	\$2,390,000	30 Sep 2024
 18-20 Enfield Av Park Orchards	4	House	\$2,650,000	17 Sep 2024
 576-578 Park Rd Park Orchards	4	House	\$1,350,000	16 Sep 2024
 9 Feversham Av Park Orchards	4	House	\$2,430,000	12 Sep 2024
 22 Camber Av Park Orchards	4	House	\$1,511,000	30 Aug 2024
 22-24 Camber Av Park Orchards	4	House	\$1,511,000	27 Aug 2024
 504-506 Park Rd Park Orchards	5	House	\$1,932,000	21 Aug 2024
 16-18 Arundel Rd PARK ORCHARDS	4	House	\$1,680,000	18 Aug 2024
 16 Arundel Rd Park Orchards	4	House	\$1,680,000	18 Aug 2024
 10-12 Enfield Av Park Orchards	4	House	\$1,670,000	16 Aug 2024

Sold Properties~

Address	Bedrooms	Type	Price	Sold
 11 Aviemore Av Park Orchards	4	House	\$1,900,000	08 Aug 2024
 113 Smedley Rd Park Orchards	4	House	\$1,910,000	07 Aug 2024
 22-24 Dalry Av Park Orchards	4	House	\$2,710,000	02 Aug 2024
 148-150 Berringa Rd Park Orchards	4	House	\$1,900,000	19 Jul 2024
 520-522 Park Rd Park Orchards	4	House	\$3,580,000	02 Jul 2024
 77-79 Gosford Ct Park Orchards	5	House	\$2,350,000	24 Jun 2024
 700-702 Park Rd Park Orchards	5	House	\$2,405,000	27 May 2024
 121 Arundel Rd Park Orchards	4	House	\$2,610,000	13 May 2024
 121-123 Arundel Rd Park Orchards	5	House	\$2,610,000	13 May 2024
 436-438 Park Rd Park Orchards	5	House	\$2,090,000	13 May 2024
 47-49 Ennismore Cr Park Orchards	3	House	\$1,760,000	09 May 2024
 23 Aviemore Av Park Orchards	3	House	\$1,650,000	09 May 2024



Doncaster Office
Level 1 / 1006 Doncaster Road, Doncaster
03 8841 4888

jelliscraig.com.au

Data is current as of PDF generation date 01/04/2025

* Updated Quarterly for the past 12 months

^ Updated daily for the past quarter

~ Updated daily: 33 recent results.

This publication contains data, analytics, statistics and other information supplied by PROPERTYDATAONLINE PTY LTD (PropertyData). The data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice.

PropertyData relies upon data supplied by third parties and while the data is checked and reviewed, PropertyData does not warrant the accuracy or completeness of the information to the full extent permitted by the law and excludes all loss or damage howsoever arising (including through negligence) in connection with the data supplied by PropertyData. The State of Victoria owns the copyright in the Property Sales Data and reproduction of that data in any way without the consent of the State of Victoria will constitute a breach of the Copyright Act 1968 (cth). The State of Victoria does not warrant the accuracy or completeness of the Property Sales Data and any person using or relying upon such information does so on the basis that the State of Victoria accepts no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information supplied.