



Park Orchards

# Suburb Report



Your connection to property insights



**JellisCraig**

PARK ORCHARDS SUBURB REPORT

Median house price<sup>1</sup>

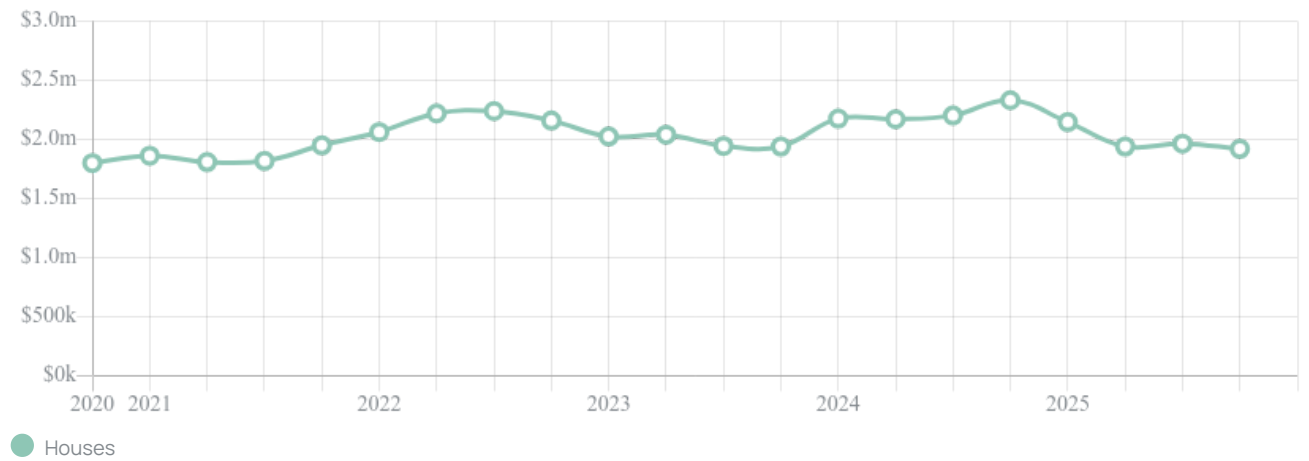
Median

\$1.92m

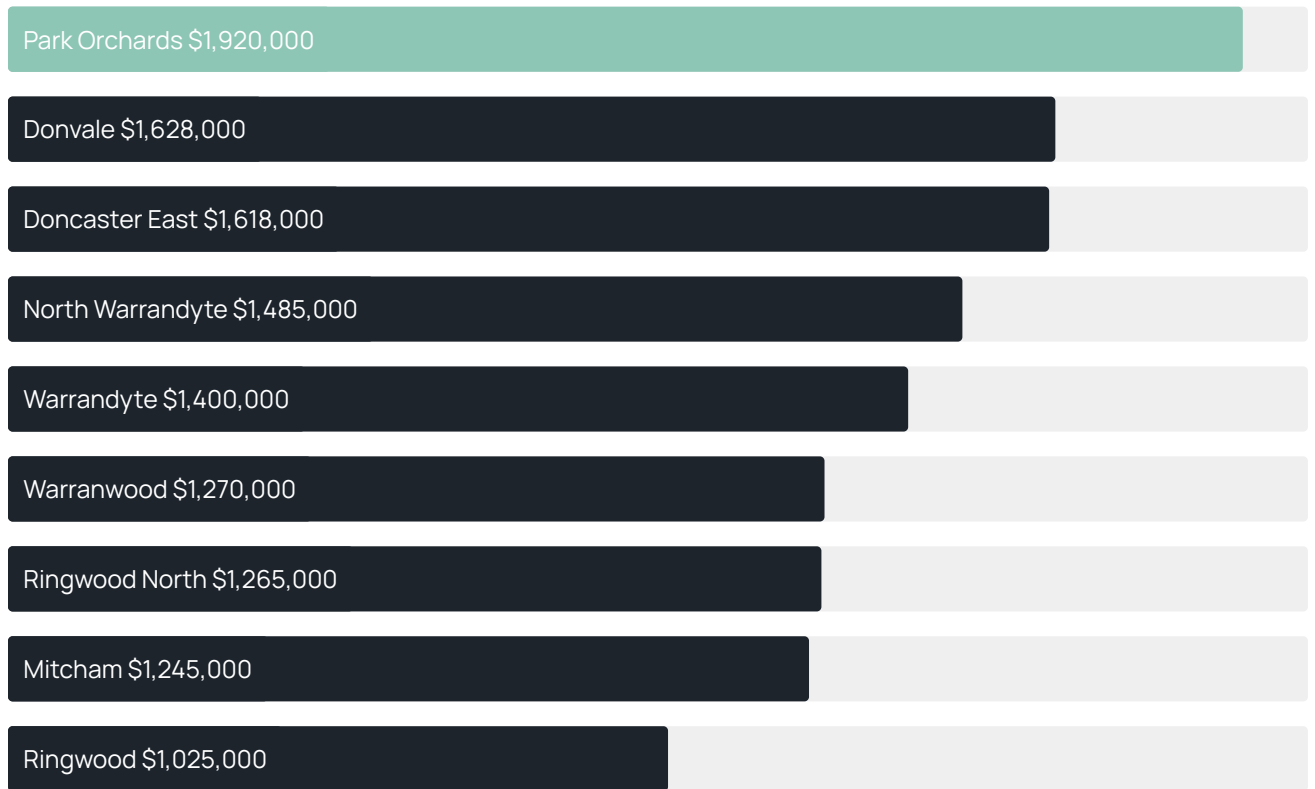
Quarterly price change

-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 17%
- Private 83%

Average hold period<sup>1</sup>  
**6.9 years**

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Dwelling type<sup>5</sup>



- Houses 100%
- Units 0%

Ownership<sup>5</sup>



- Owned outright 50%
- Mortgaged 47%
- Rented 3%

Population<sup>5</sup>

**3,835**

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Median asking rent<sup>1</sup>

**\$975 per week**

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Population growth<sup>5</sup>

**0.34%**

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Rental yield<sup>1</sup>

**2.81%**

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Median age<sup>5</sup>

**45 years**

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Median household size<sup>5</sup>











**3.2 people**

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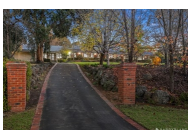

PARK ORCHARDS SUBURB REPORT

## Recent Park Orchards 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
 6 Mcewan Rd Park Orchards	4	House	\$1,860,000	10 Feb 2026
 2 Milne Rd Park Orchards	4	House	\$1,300,000	27 Jan 2026
 605 Park Rd Park Orchards	4	House	\$2,347,000	16 Dec 2025
 605-607 Park Rd Park Orchards	4	House	\$2,347,000	16 Dec 2025
 12 Raymond Elliot Ct Park Orchards	4	House	\$1,480,000	11 Dec 2025
 37-39 Frogmore Cr Park Orchards	5	House	\$2,100,000	04 Dec 2025
 165-167 Berringa Rd Park Orchards	4	House	\$1,385,000	22 Nov 2025
 35-37 Ennismore Cr Park Orchards	5	House	\$3,020,000	12 Nov 2025
 33-35 Alva Av Park Orchards	4	House	\$1,800,000	09 Nov 2025
 33 Alva Av Park Orchards	4	House	\$1,800,000	09 Nov 2025

## PARK ORCHARDS SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 1 Camber Av Park Orchards	3	House	\$1,762,000	31 Oct 2025
 27-29 Ennismore Cr Park Orchards	4	House	\$2,475,000	31 Oct 2025
 1-3 Camber Av Park Orchards	3	House	\$1,762,000	31 Oct 2025
 88 Smedley Rd Park Orchards	5	House	\$1,825,000	20 Oct 2025
 5 Orchid Ct Park Orchards	5	House	\$1,940,000	19 Oct 2025
 22-24 Feversham Av Park Orchards	5	House	\$1,800,000	11 Oct 2025
 5-7 Smedley Rd Park Orchards	5	House	\$1,801,000	16 Sep 2025
 99-103 Smedley Rd Park Orchards	4	House	\$1,733,000	02 Sep 2025
 6 Joseph Ct Park Orchards	4	House	\$2,350,000	01 Sep 2025
 14 Feversham Av Park Orchards	4	House	\$2,235,000	27 Aug 2025

## PARK ORCHARDS SUBURB REPORT

Address	Bedrooms	Type	Price	Sold
 77 Arundel Rd Park Orchards	4	House	\$2,300,000	26 Aug 2025
 476 Park Rd Park Orchards	4	House	\$1,725,000	06 Aug 2025
 3 Joseph Ct Park Orchards	5	House	\$2,195,000	05 Aug 2025
 4 Orchid Ct Park Orchards	5	House	\$1,715,000	02 Aug 2025
 90 Berringa Rd Park Orchards	3	House	\$1,975,000	23 Jul 2025
 90-92 Berringa Rd Park Orchards	4	House	\$1,975,000	23 Jul 2025
 14-16 Rainbow Valley Rd Park Orchards	4	House	\$1,260,000	11 Jul 2025
 7 Orchard Rise Park Orchards	5	House	\$3,045,000	09 Jul 2025
 33-35 Curry Rd Park Orchards	4	House	\$1,960,000	08 Jul 2025
 15 Enfield Av Park Orchards	4	House	\$1,580,000	27 Jun 2025



**Jellis Craig Doncaster**  
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03 8841 4888

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 01/04/2026

- 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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