



Pascoe Vale

# Suburb Report



Your connection to property insights



JellisCraig

PASCOE VALE SUBURB REPORT

Median house price<sup>1</sup>

Median unit price<sup>1</sup>

Median

Quarterly price change

Median

Quarterly price change

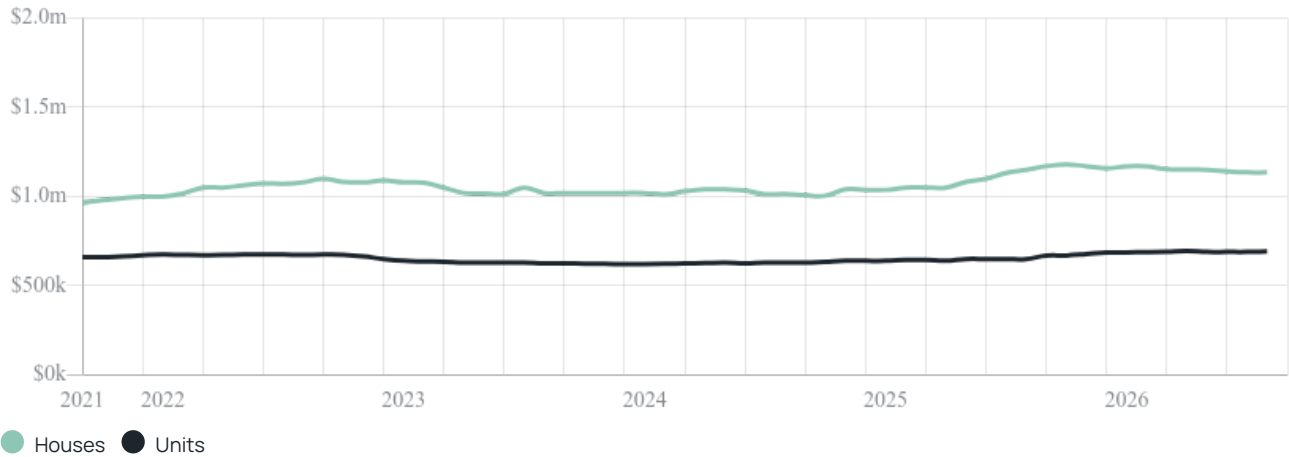
\$1.14m

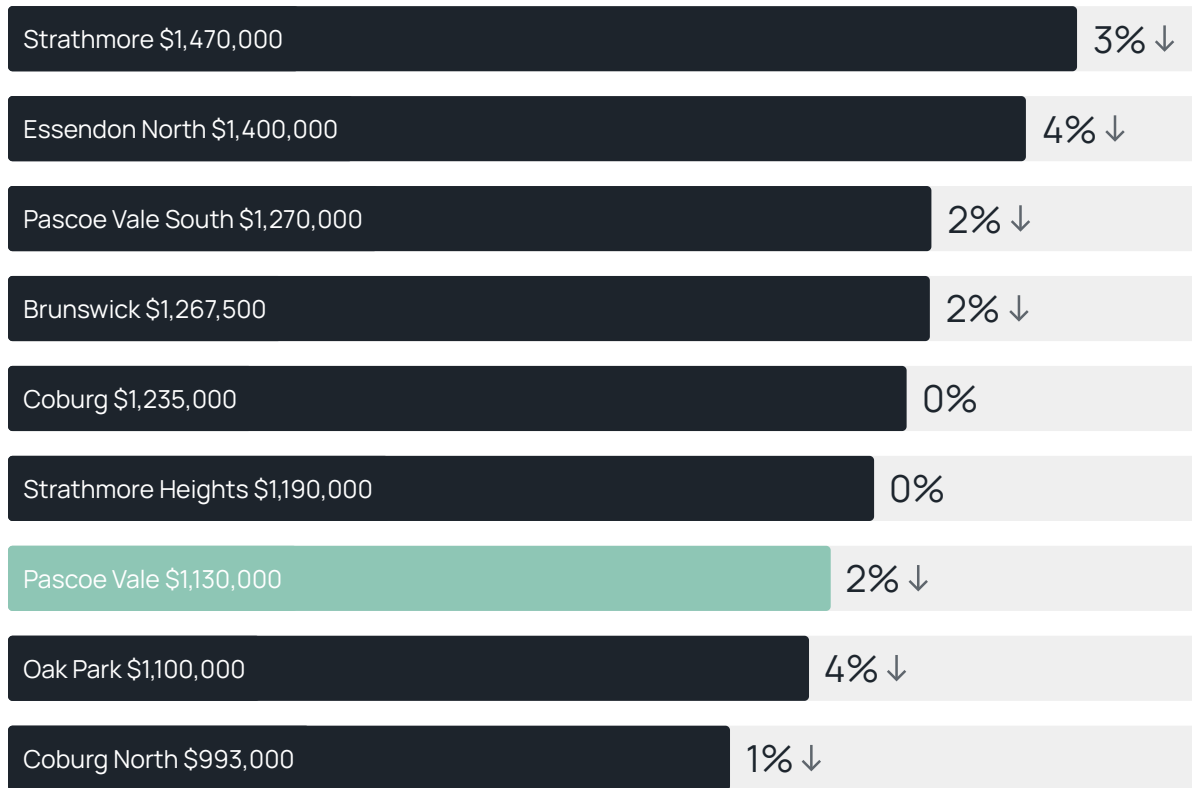
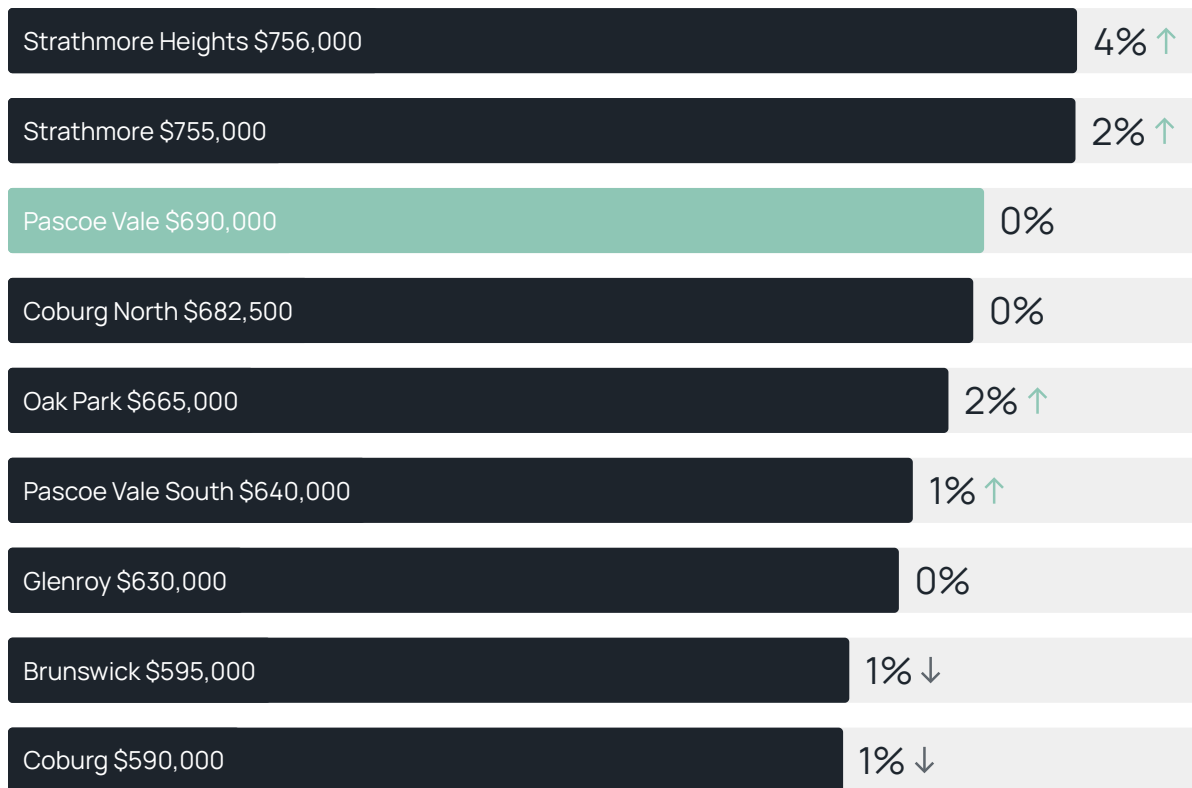
0.00% ↓

\$693k

0.43% ↑

Pascoe Vale quarterly median property prices<sup>1</sup>



Median house price<sup>1</sup>Median unit price<sup>1</sup>

Sale method<sup>2</sup>

● Auction 38%  
● Private 62%

Auction clearance rate<sup>3</sup>

46.15%

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

House

Unit

28 days

27 days

Average hold period<sup>1</sup>

House

Unit

11.8 years

10.7 years

Dwelling type<sup>5</sup>

● Houses 94% ● Units 6%

Ownership<sup>5</sup>

● Owned outright 29% ● Mortgaged 35% ● Rented 36%

Population<sup>5</sup>

18,171

Median asking rent per week<sup>1</sup>

Unit

\$660

\$550

Population growth<sup>5</sup>

6.57%

Rental yield<sup>1</sup>

House

Unit

3.33%

4.41%

Median age<sup>5</sup>

36 years

Median household size<sup>5</sup>

2.4 people

Recent Pascoe Vale sales<sup>2</sup>

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](https://jellisraig.com.au/suburb-reports)

| Address                                                                                                                              | Bedrooms | Type      | Price       | Sold        |
|--------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|-------------|-------------|
|  5/232 Sussex Street<br>Pascoe Vale                 | 2        | Townhouse | \$525,000   | 31 Aug 2026 |
|  6 Ray Street<br>Pascoe Vale                        | 3        | House     | \$1,345,000 | 29 Aug 2026 |
|  4/4 Grover Street<br>Pascoe Vale                   | 2        | Townhouse | \$695,000   | 26 Aug 2026 |
|  3/31 Sylvan Grove<br>Pascoe Vale                  | 3        | Townhouse | \$970,000   | 24 Aug 2026 |
|  3/11 Oak Street<br>Pascoe Vale                   | 2        | Townhouse | \$725,000   | 22 Aug 2026 |
|  192 Derby Street<br>Pascoe Vale                  | 3        | House     | \$940,000   | 21 Aug 2026 |
|  5/17-19<br>Northumberland<br>Road<br>Pascoe Vale | 3        | Townhouse | Undisclosed | 21 Aug 2026 |
|  5/8 Bristol Road<br>Pascoe Vale                  | 2        | Unit      | Undisclosed | 18 Aug 2026 |
|  1/45 Park Street<br>Pascoe Vale                  | 4        | Townhouse | \$990,500   | 17 Aug 2026 |
|  2B Shedden<br>Street<br>Pascoe Vale              | 3        | Townhouse | \$900,000   | 15 Aug 2026 |

## PASCOE VALE SUBURB REPORT

| Address                                                                                                                              | Bedrooms | Type      | Price       | Sold        |
|--------------------------------------------------------------------------------------------------------------------------------------|----------|-----------|-------------|-------------|
|  1/6 Plymouth Avenue<br>Pascoe Vale                 | 3        | Townhouse | \$900,000   | 15 Aug 2026 |
|  4/7 Vale Street<br>Pascoe Vale                     | 2        | Unit      | \$470,000   | 14 Aug 2026 |
|  2/121-125<br>Northumberland<br>Road<br>Pascoe Vale | 3        | Townhouse | \$635,000   | 13 Aug 2026 |
|  1 Donnelly Court<br>Pascoe Vale                    | 3        | House     | \$930,000   | 12 Aug 2026 |
|  151 Derby Street<br>Pascoe Vale                   | 3        | House     | \$875,000   | 12 Aug 2026 |
|  34 Burgundy<br>Street<br>Pascoe Vale             | 3        | House     | \$1,000,000 | 10 Aug 2026 |
|  19a Martin Street<br>Pascoe Vale                 | 4        | House     | \$1,595,000 | 08 Aug 2026 |
|  9A Dorset Road<br>Pascoe Vale                    | 2        | Unit      | \$711,000   | 08 Aug 2026 |
|  4/80 Pardy Street<br>Pascoe Vale                 | 3        | Townhouse | \$1,030,000 | 06 Aug 2026 |
|  2/67 Derby Street<br>Pascoe Vale                 | 2        | Unit      | Undisclosed | 06 Aug 2026 |

## PASCOE VALE SUBURB REPORT

| Address                                                                                                                           | Bedrooms | Type      | Price       | Sold        |
|-----------------------------------------------------------------------------------------------------------------------------------|----------|-----------|-------------|-------------|
|  76A Devon Road<br>Pascoe Vale                   | 3        | House     | \$825,000   | 06 Aug 2026 |
|  1/14 Colorado<br>Street<br>Pascoe Vale          | 3        | Townhouse | \$925,000   | 06 Aug 2026 |
|  416E Gaffney<br>Street<br>Pascoe Vale           | 3        | Townhouse | \$907,750   | 04 Aug 2026 |
|  3/2 Windsor<br>Street<br>Pascoe Vale            | 2        | Townhouse | \$595,000   | 03 Aug 2026 |
|  4/5-7 Downs<br>Street<br>Pascoe Vale           | 2        | Unit      | Undisclosed | 03 Aug 2026 |
|  8 Bellevue<br>Terrace<br>Pascoe Vale          | 4        | House     | \$1,705,000 | 01 Aug 2026 |
|  23 Irvine Street<br>Pascoe Vale               | 3        | House     | \$1,500,000 | 01 Aug 2026 |
|  4/35<br>Northumberland<br>Road<br>Pascoe Vale | 3        | Townhouse | \$690,000   | 31 Jul 2026 |
|  19 Stennis Street<br>Pascoe Vale              | 3        | House     | Undisclosed | 31 Jul 2026 |
|  16 Dale Avenue<br>Pascoe Vale                 | 4        | House     | \$1,910,000 | 30 Jul 2026 |



**Jellis Craig Pascoe Vale**  
84 Cumberland Road, Pascoe Vale  
03 9989 9575

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 01/09/2026

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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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