



Springvale

Suburb Report



Your connection to property insights



JellisCraig

SPRINGVALE SUBURB REPORT

Median house price¹

Median

\$972k

Quarterly price change

3.40% ↑

Median unit price¹

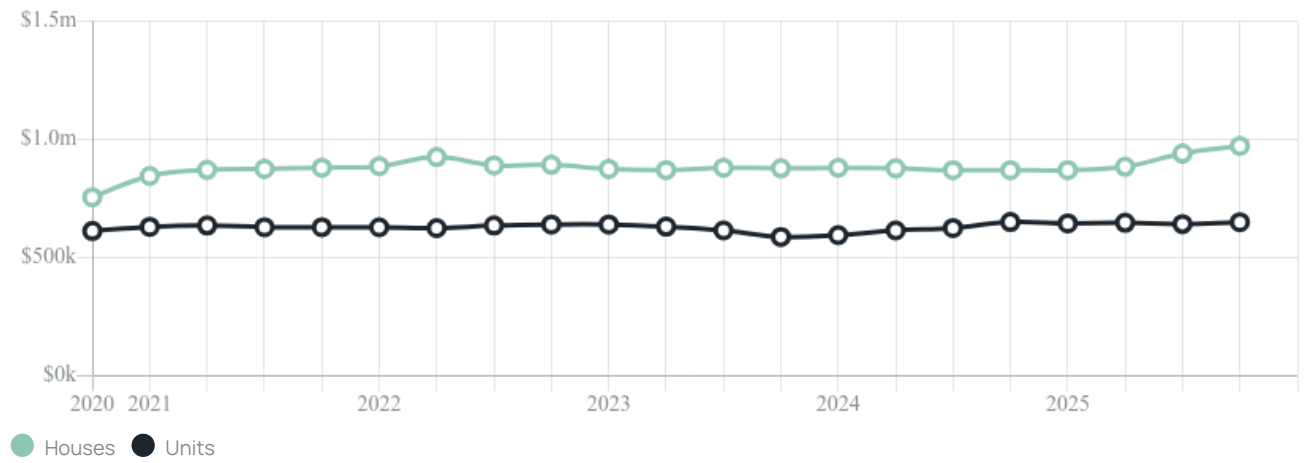
Median

\$650k

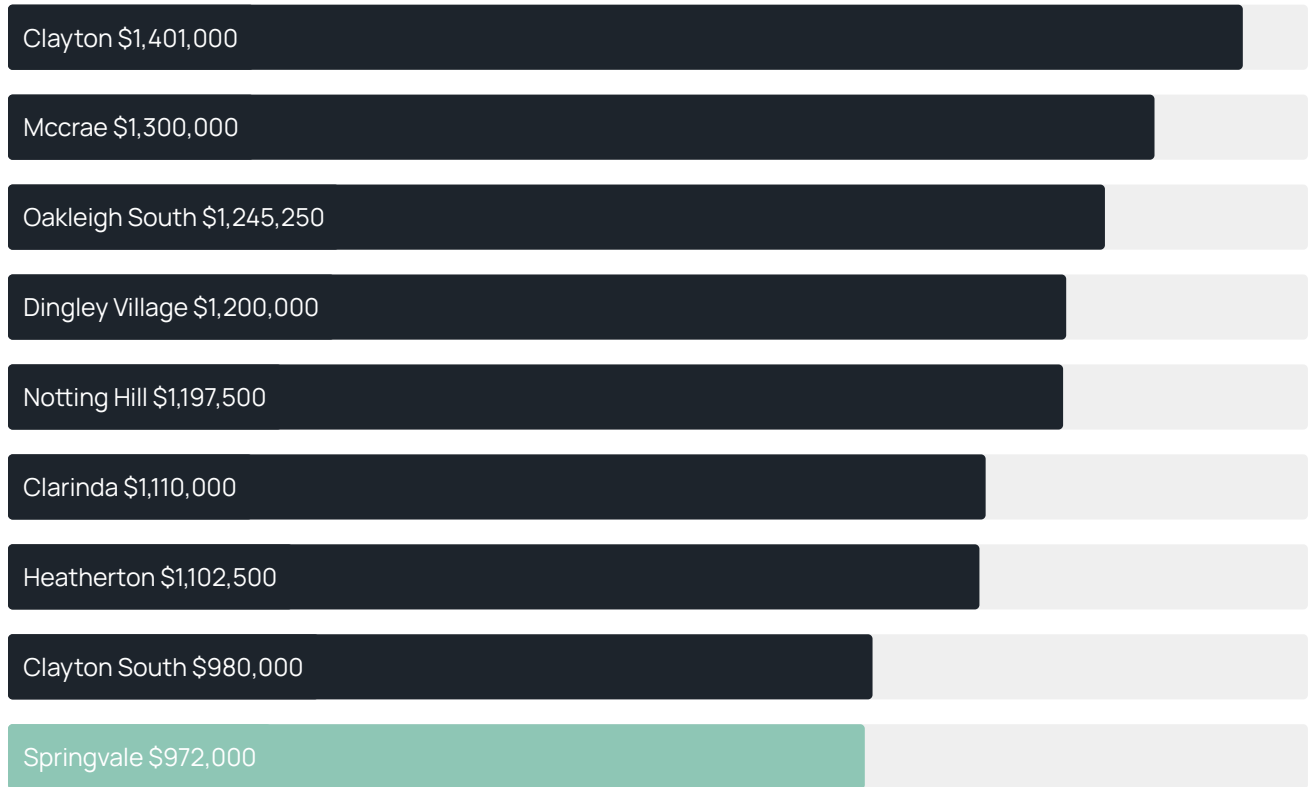
Quarterly price change

1.24% ↑

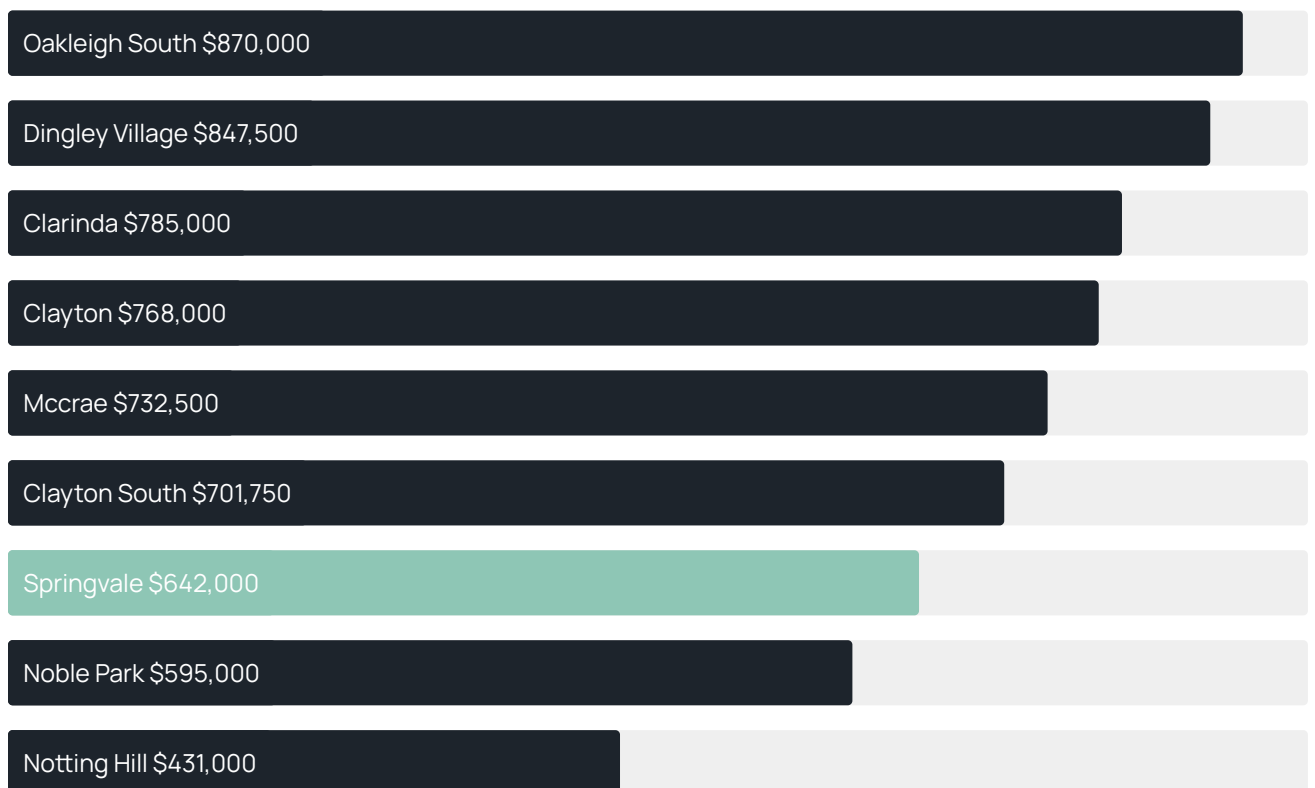
Quarterly price change¹



Median house price¹



Median unit price¹



Sale method²



● Auction 77%
● Private 23%

Auction clearance rate³

62.16%

Median days on market³

28 days

Jellis Craig average inspection attendance per listing⁴

28 groups

Average hold period¹

5.7 years

Dwelling type⁵



● Houses 69% ● Units 31%

Ownership⁵



● Owned outright 38% ● Mortgaged 28% ● Rented 34%

Population⁵

22,174

Median asking rent¹

\$580 per week

Population growth⁵

2.12%

Rental yield¹

3.3%

Median age⁵

36 years











Median household size⁵

2.9 people











SPRINGVALE SUBURB REPORT

Recent Springvale 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

Address	Bedrooms	Type	Price	Sold
 18 Ethel Ct Springvale	5	House	\$1,172,500	28 Mar 2026
 8 Belmont Ct Springvale	4	House	\$965,975	24 Mar 2026
 11 Lenore St Springvale	2	House	\$940,000	21 Mar 2026
 10 Hooker Av Springvale	4	House	\$1,280,000	21 Mar 2026
 10 Reilly St Springvale	3	House	\$985,000	21 Mar 2026
 6 Kallista Rd Springvale	3	House	\$920,000	21 Mar 2026
 6 Reilly St Springvale	4	House	\$950,000	19 Mar 2026
 34 Clive St Springvale	3	House	\$850,000	14 Mar 2026
 3 Deany St Springvale	5	House	\$970,000	14 Mar 2026
 1/58 Glendale Rd Springvale	3	Unit	\$660,000	10 Mar 2026

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Address	Bedrooms	Type	Price	Sold
 49 Burden St Springvale	3	House	\$1,065,000	10 Mar 2026
 17 Burden St Springvale	5	House	\$950,000	07 Mar 2026
 4 Virginia St Springvale	3	House	\$1,450,000	04 Mar 2026
 44 Quarter Cirt Springvale	3	Townhouse	\$888,000	03 Mar 2026
 1/17 Royal Av Springvale	1	Unit	\$340,000	02 Mar 2026
 14 Charlton St Springvale	3	House	\$890,000	28 Feb 2026
 49a Windsor Av Springvale	3	House	\$1,580,000	28 Feb 2026
 2 Rhodes St Springvale	3	House	\$1,160,000	28 Feb 2026
 1 Picken Ct Springvale	3	House	\$1,100,000	26 Feb 2026
 1/11 Davidson St Springvale	3	Unit	\$710,500	21 Feb 2026

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Address	Bedrooms	Type	Price	Sold
 6/717 Princes Hwy Springvale	2	Strata Unit/Flat	\$343,000	17 Feb 2026
 28 Thames Av Springvale	2	Townhouse	\$720,000	14 Feb 2026
 205/31b Buckingham Av Springvale	2	Apartment	\$422,000	09 Feb 2026
 7/26a Moncur Av Springvale	2	Flat/Unit/Apartment	\$500,000	09 Feb 2026
 82 Birmingham St Springvale	4	House	\$1,195,000	07 Feb 2026
 2/8 Ericksen St Springvale	2	Unit	\$630,000	06 Feb 2026
 2/6 St James Av Springvale	2	Unit	\$360,000	30 Jan 2026
 35 Bertha St Springvale	3	House	\$880,000	30 Jan 2026
 11 Rivulet Blvd Springvale	3	Townhouse	\$875,500	28 Jan 2026
 4/72-74 Regent Av Springvale	2	Unit	\$690,000	27 Jan 2026



Jellis Craig Bentleigh

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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 01/04/2026

- 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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