

1/52-54 Duke Street, Windsor Vic 3181

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Indicative Selling Price

\$680,000 - \$720,000

Median Unit Price

March quarter 2017: \$585,000



2 1 1

Rooms:

Property Type:

Agent Comments

Comparable Properties



18/61 High St PRAHRAN 3181 (REI)

Agent Comments

2 1 1

Price: \$685,500

Method: Auction Sale

Date: 20/05/2017

Rooms: 4

Property Type: Apartment



2/6 The Avenue WINDSOR 3181 (REI)

Agent Comments

2 1 1

Price: \$690,000

Method: Auction Sale

Date: 13/05/2017

Rooms: -

Property Type: Apartment



15/35a Grandview Gr PRAHRAN 3181 (REI)

Agent Comments

2 1 -

Price: \$705,000

Method: Auction Sale

Date: 01/04/2017

Rooms: -

Property Type: Apartment

Statement of Information

Single residential property located in the Melbourne metropolitan area**Section 47AF of the Estate Agents Act 1980****Property offered for sale**

Address
Including suburb and
postcode

1/52-54 Duke Street, Windsor Vic 3181

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Range between

\$680,000

&

\$720,000

Median sale price

Median price

\$585,000

Unit

X

Suburb

Windsor

Period - From

01/01/2017

to

31/03/2017

Source

REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
18/61 High St PRAHRAN 3181	\$685,500	20/05/2017
2/6 The Avenue WINDSOR 3181	\$690,000	13/05/2017
15/35a Grandview Gr PRAHRAN 3181	\$705,000	01/04/2017