703/38 Mount Alexander Road, Travancore Vic 3032

2 Bed 1 Bath 1 Car
Property Type: Apartment
Indicative Selling Price
$320,000
Median House Price
June quarter 2023: $330,000

Comparable Properties

256/38 Mt Alexander Road, Travancore 3032 (REI)
2 Bed 1 Bath 1 Car
Price: $330,000
Method: Private Sale
Date: 12/08/2023
Property Type: Apartment
Agent Comments: Two bedroom apartment located in the same Sienna building different floorplan.

575/38 Mt Alexander Road, Travancore 3032 (REI)
2 Bed 1 Bath 1 Car
Price: $322,000
Method: Private Sale
Date: 15/09/2023
Property Type: Apartment
Agent Comments: Two bedroom apartment located in the same Sienna building.

736/38 Mt Alexander Road, Travancore 3032 (VG)
2 Bed 1 Bath 1 Car
Price: $320,000
Method: Sale
Date: 20/07/2023
Property Type: Flat/Unit/Apartment (Res)
Agent Comments: Two bedroom apartment located in the same Sienna building.

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or locality and postcode | 703/38 Mount Alexander Road, Travancore Vic 3032

Indicative selling price

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

Single price | $320,000

Median sale price

| Median price | $330,000 | Unit | x | Suburb | Travancore |

| Period - From | 01/04/2023 | to | 30/06/2023 | Source | REIV |

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six 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
256/38 Mt Alexander Road, TRAVANCORE 3032	$330,000	12/08/2023
575/38 Mt Alexander Road, TRAVANCORE 3032	$322,000	15/09/2023
736/38 Mt Alexander Road, TRAVANCORE 3032	$320,000	20/07/2023

This Statement of Information was prepared on: | 04/10/2023 11:54

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July 2016   This guide must not be taken as legal advice.

CONSUMER AFFAIRS VICTORIA