

## 10/10 Horizon Drive, Maribyrnong Vic 3032



**3 Bed 2 Bath 2 Car**

**Property Type:** Strata Unit/Flat

**Indicative Selling Price**

\$680,000

**Median House Price**

Year ending June 2024: \$519,000

## Comparable Properties



**6/1 Horizon Drive, Maribyrnong 3032 (REI)**

**3 Bed 2 Bath 2 Car**

**Price:** \$645,000

**Method:** Private Sale

**Date:** 12/07/2024

**Property Type:** Apartment

**Agent Comments:** Comparable 3 bedroom accommodation in neighbouring building.



**16/4 Wests Road, Maribyrnong 3032 (REI/VG)**

**3 Bed 2 Bath 2 Car**

**Price:** \$675,000

**Method:** Private Sale

**Date:** 06/05/2024

**Property Type:** Townhouse (Res)

**Agent Comments:** Comparable 3 bedroom accommodation in townhouse layout.



**6/5 Fabian Court, Maribyrnong 3032 (REI/VG)**

**3 Bed 1 Bath 1 Car**

**Price:** \$653,000

**Method:** Private Sale

**Date:** 05/03/2024

**Property Type:** Townhouse (Single)

**Agent Comments:** 3 bedroom townhouse with inferior accommodation.

## 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

10/10 Horizon Drive, Maribyrnong Vic 3032

#### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price

\$680,000

#### Median sale price

Median price

\$519,000

Unit

x

Suburb

Maribyrnong

Period - From

01/07/2023

to

30/06/2024

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
6/1 Horizon Drive, MARIBYRNONG 3032	\$645,000	12/07/2024
16/4 Wests Road, MARIBYRNONG 3032	\$675,000	06/05/2024
6/5 Fabian Court, MARIBYRNONG 3032	\$653,000	05/03/2024

This Statement of Information was prepared on:

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