



YPA St Albans
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STATEMENT OF INFORMATION

Prepared on 17 Oct 2017

HOUSE Offered for Sale

6 Cobham Street St Albans VIC 3021

3 2 2

Indicative Selling Price

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

Range between \$600,000 & \$650,000

Median Sale Price

\$571,000 Houses in St albans between Oct 2016 - Sep 2017

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 2 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.



38 Charlbury Grove St Albans VIC 3021

3 2 2

Sold Price

\$632,500

Sold Date

11-Sep-17

Distance

1.28km



48 Oberon Avenue St Albans VIC 3021

3 1 1

Sold Price

\$695,000

Sold Date

11-Sep-17

Distance

1.3km



20 Watford Road St Albans VIC 3021

3 2 2

Sold Price

\$632,000

Sold Date

10-Jun-17

Distance

1.89km

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