

1715 Sturt Street, Alfredton Vic 3350



Trevor Petrie

03 5333 4322

0418 503 767

trevor@trevorpetrie.com.au

Indicative Selling Price

\$595,000

Median Townhouse Price

27/01/2021 - 26/01/2022: \$495,000



2 2 2

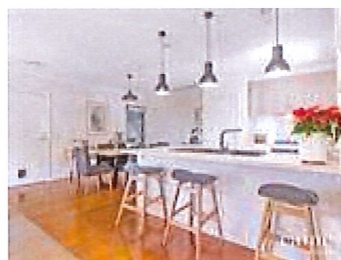
Rooms: 5

Property Type: Residence

Land Size: 378 sqm approx

Agent Comments

Comparable Properties



26a Longley St ALFREDTON 3350 (REI)

Agent Comments

3 2 2

Price: \$575,000

Method: Private Sale

Date: 14/12/2021

Property Type: Townhouse (Single)



1/7 Beaufort Av ALFREDTON 3350 (REI/VG)

Agent Comments

3 2 2

Price: \$561,000

Method: Private Sale

Date: 06/06/2021

Property Type: Townhouse (Res)

Land Size: 375 sqm approx



2/7 Beaufort Av ALFREDTON 3350 (REI/VG)

Agent Comments

3 2 2

Price: \$535,000

Method: Private Sale

Date: 09/11/2021

Property Type: Townhouse (Res)

Land Size: 365 sqm approx

Account - Trevor Petrie RE | P: 03 5333 4322 | F: 03 5333 2922



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Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb or
locality and postcode

1715 Sturt Street, Alfredton Vic 3350

Indicative selling price

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

Single price

\$595,000

Median sale price

Median price

\$495,000

Property Type

Townhouse

Suburb

Alfredton

Period - From

27/01/2021

to

26/01/2022

Source

REIV

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within five kilometres of the property for sale in the last 18 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
1	26a Longley St ALFREDTON 3350	\$575,000	14/12/2021
2	1/7 Beaufort Av ALFREDTON 3350	\$561,000	06/06/2021
3	2/7 Beaufort Av ALFREDTON 3350	\$535,000	09/11/2021

OR

B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

This Statement of Information was prepared on:

27/01/2022 10:10