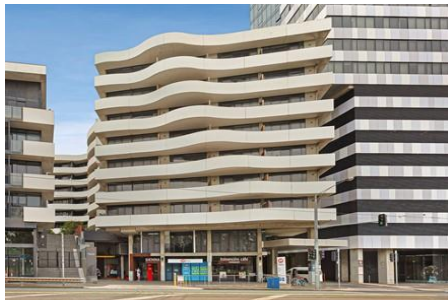


## G3/38-70 Mt Alexander Road, Travancore Vic 3032



**2 Bed 1 Bath 1 Car**  
**Property Type:** Apartment  
**Indicative Selling Price**  
 \$299,000  
**Median House Price**  
 March quarter 2020: \$350,000

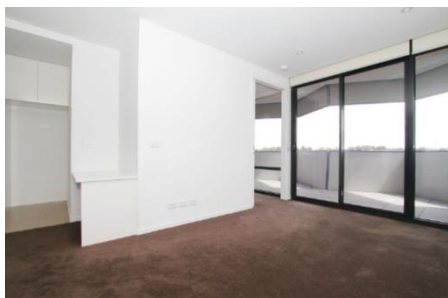
### Comparable Properties



**569/38 Mt Alexander Road, Travancore 3032 (REI/VG)**  
**2 Bed 1 Bath 1 Car**  
**Price:** \$350,000  
**Method:** Private Sale  
**Date:** 03/03/2020  
**Property Type:** Apartment  
**Agent Comments:** Located in the same building.  
 Comparable property



**828/38-70 Mt Alexander Road, Travancore 3032 (REI/VG)**  
**2 Bed 1 Bath 1 Car**  
**Price:** \$344,000  
**Method:** Auction Sale  
**Date:** 01/02/2020  
**Rooms:** 4  
**Property Type:** Apartment  
**Agent Comments:** Located in the same building.  
 Comparable property.



**603/38-70 Mt Alexander Road, Travancore 3032 (REI/VG)**  
**2 Bed 1 Bath 1 Car**  
**Price:** \$ 330,000  
**Method:** Private Sale  
**Date:** 27/02/2020  
**Rooms:** 3  
**Property Type:** Apartment  
**Agent Comments:** Located in the same building.  
 Comparable property

## 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

G3/38-70 Mt Alexander Road, Travancore 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

\$299,000

#### Median sale price

Median price

\$350,000

Unit

x

Suburb

Travancore

Period - From

01/01/2019

to

31/03/2020

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
569/38 Mt Alexander Road TRAVANCORE 3032	\$350,000	03/03/2020
828/38-70 Mt Alexander Road TRAVANCORE 3032	\$344,000	01/02/2020
603/38-70 Mt Alexander Road TRAVANCORE 3032	\$330,000	27/02/2020

This Statement of Information was prepared on:

01/07/2020 14:59