

# Statement of Information for Residential Property

2/5 Holding Street, Beaumaris Vic 3193

**hockingstuart**

Jenny Dwyer

03 9521 9800

0418 528 988

jdwyer@hockingstuart.com.au

**Indicative Selling Price**

\$1,400,000 - \$1,500,000

**Median House Price**

March quarter 2017: \$1,475,000



3 2 2

26 April 2017

Designed by an award-winning architect, this new coastal 3 bedroom 2 bathroom rear residence maximises space with flexibility, luxury & contemporary style. Featuring north facing entertaining with gas log fire, stunning stone kitchen with Miele appliances & butler's pantry, versatile 3rd bedroom, a tropical decked oasis & auto garage. Located between the beach & Concourse.

## Comparable Properties



**5 Sunset Av BEAUMARIS 3193 (REI)**

Agent Comments

3 2 2

**Price:** \$1,540,000

**Method:** Auction Sale

**Date:** 18/02/2017

**Rooms:** -

**Property Type:** Townhouse (Res)

**Land Size:**



**7 Glamis St BEAUMARIS 3193 (REI)**

Agent Comments

3 2 2

**Price:** \$1,405,000

**Method:** Auction Sale

**Date:** 25/02/2017

**Rooms:** 4

**Property Type:** House (Res)

**Land Size:** 319 sqm



**16 Bonanza Rd BEAUMARIS 3193 (REI/VG)**

Agent Comments

3 2 2

**Price:** \$1,520,600

**Method:** Private Sale

**Date:** 19/11/2016

**Rooms:** 4

**Property Type:** House

**Land Size:** 557 sqm

**Account** - hockingstuart | P: 03 9521 9800 | F: 03 9521 9840



The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.