

1514/18 Mt Alexander Road, Travancore Vic 3032



2 Bed 1 Bath 1 Car

Property Type: Apartment

Indicative Selling Price

\$349,000

Median Unit Price

Year ending March 2019: \$351,000

Comparable Properties



1202/18 Mt Alexander Road, Travancore 3032 (REI)

2 Bed 1 Bath 1 Car

Price: \$360,000

Method: Private Sale

Date: 4/06/2019

Property Type: Apartment

Agent Comments: Apartment in the same complex with comparable accommodation



357/38 Mt Alexander Road, Travancore 3032 (REI/VG)

2 Bed 1 Bath 1 Car

Price: \$339,000

Method: Private Sale

Date: 30/04/2019

Property Type: Apartment

Agent Comments: Apartment in the same complex with comparable accommodation. Inferior outlook from balcony onto main road



1307/18 Mt Alexander Road, Travancore 3032 (REI/VG)

2 Bed 1 Bath 1 Car

Price: \$293,500

Method: Private Sale

Date: 17/04/2019

Property Type: Apartment

Agent Comments: Apartment in the same complex. Inferior, smaller second bedroom. Smaller internal size, facing the freeway

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

1514/18 Mt Alexander Road, Travancore Vic 3032

Indicative selling price

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

Single Price

\$349,000

Median sale price

Median price

\$351,000

Unit

X

Suburb

Travancore

Period - From

01/04/2018

to

31/03/2019

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
1202/18 Mt Alexander Road, Travancore 3032	\$360,000	4/06/2019
357/38 Mt Alexander Road, Travancore 3032	\$339,000	30/04/2019
1307/18 Mt Alexander Road, Travancore 3032	\$293,500	17/04/2019

This Statement of Information was prepared on:

12/07/2019