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STATEMENT OF INFORMATION

Prepared on 29 Aug 2017

HOUSE Offered for Sale

24 Alexander Street Avondale Heights VIC 3034

3 1 1

Indicative Selling Price

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

Range between \$850,000 & \$920,000

Median Sale Price

\$806,000 Houses in Avondale heights between Aug 2016 - Jul 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.



44 Alexander Street Avondale Heights VIC 3034

2 1 3

Sold Price **\$1,085,000** Sold Date **19-Jun-17**

Distance **0.16km**



47 Wood Street Avondale Heights VIC 3034

4 1 2

Sold Price **\$850,000** Sold Date **18-Mar-17**

Distance **0.87km**



2 Thompson Street Avondale Heights VIC 3034

3 1 2

Sold Price **\$868,000** Sold Date **29-May-17**

Distance **0.88km**

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**58 Wood Street Avondale Heights
VIC 3034**

3 1 2

Sold Price

\$875,500

Sold Date

05-Aug-17

Distance

0.94km

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