

Property offered for sale

Address: 20 Balmoral Avenue Sandringham

Indicative selling price

For the meaning of this price see <http://www.consumer.vic.gov.au/underquoting>

Range between: \$1,600,000 & \$1,700,000

Median sale price

Median price: \$1,727,500 House Suburb: Sandringham




Period - From: 31/03/2017 to 30/06/2017 Source: PDOL

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.



1 Victory St SANDRINGHAM

3  1  2 

On 493sqm / 5306sqft approx. with a glorious northern aspect, this heartwarming 2-3 bedroom timber Edwardian blends its




Sold by Auction \$1,725,000

Date Sold Sep 2017

Land 493 SqM



6 Duff St SANDRINGHAM

4  2  2 

Lap up the lifestyle in this parkside paradise with this luxury 4 bedroom, 2.5 bathroom coastal contemporary home. With




Sold by Auction \$1,660,000

Date Sold Jul 2017

Land 390 SqM



26 Regent Ct SANDRINGHAM

4  2  2 

Sold by Auction \$1,770,000

Date Sold Jun 2017

Land 463 SqM