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UNIT Offered for Sale

2/40 Nicholson Parade Sunshine West VIC 3020

3 2 2

Indicative Selling Price

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

Single Price \$605,000

Median Sale Price

\$451,500 Units in Sunshine west between Apr 2017 - Mar 2018

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.



85A Nicholson Parade Sunshine West VIC 3020

3 3 1

Sold Price **\$600,000** Sold Date **08-Feb-18**

Distance **0.24km**

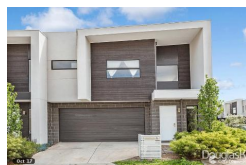


1B Bennett Street Sunshine West VIC 3020

3 2 1

Sold Price **\$580,000** Sold Date **26-Feb-18**

Distance **0.66km**



8 Kosa Avenue Sunshine West VIC 3020

4 2 2

Sold Price **\$615,000** Sold Date **02-Dec-17**

Distance **1.38km**

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