

Paige Hanley

M 0490816013

E paige.hanley@upside.com.au

HOUSE Offered for Sale

20 Orient Grove Preston VIC 3072

 4  1  -

Indicative Selling Price

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

Range between \$1,250,000 & \$1,375,000

Median Sale Price

\$956,250 Houses in Preston between Feb 2017 - Jan 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.



52 Austral Avenue Preston VIC 3072

 4  2  2

Sold Price **\$1,360,000** Sold Date **09-Aug-17**

Distance **0.33km**



46 Erin Street Preston VIC 3072

 4  2  2

Sold Price **\$1,500,000** Sold Date **09-Dec-17**

Distance **0.27km**



3 Kendall Street Preston VIC 3072

 4  2  1

Sold Price **\$1,516,000** Sold Date **21-Oct-17**

Distance **0.35km**

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25 Kendall Street Preston VIC 3072 Sold Price **\$1,455,000** Sold Date **16-Dec-17**
 4  2  1 Distance **0.49km**



123 Cramer Street Preston VIC 3072 Sold Price **\$1,310,000** Sold Date **25-Nov-17**
 4  1  1 Distance **0.62km**



6 Clara Street Preston VIC 3072 Sold Price **\$1,395,000** Sold Date **11-Nov-17**
 4  1  2 Distance **1.47km**

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50 Regent Street Preston VIC 3072 Sold Price **\$1,570,000** Sold Date **07-Nov-17**
 4  2  2 Distance **1.8km**



6 Young Street Preston VIC 3072 Sold Price **\$1,585,000** Sold Date **25-Nov-17**
 4  2  2 Distance **1.87km**

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