201/1005 Mt Alexander Road, Ascot Vale Vic 3032



2 Bed 1 Bath 1 Car
Property Type: Apartment
Indicative Selling Price
$429,000
Median House Price
13/03/2024 - 12/03/2025: $550,000

Comparable Properties



1/60 Keilor Road, Essendon North 3041 (REI/VG)
2 Bed 1 Bath 1 Car
Price: $405,000
Method: Auction Sale
Date: 05/12/2024
Rooms: 3
Property Type: Apartment
Agent Comments: Comparable size, inferior location, inferior presentation



202/110 Keilor Road, Essendon North 3041 (VG)
2 Bed 1 Bath 1 Car
Price: $400,000
Method: Sale
Date: 04/12/2024
Property Type: Flat/Unit/Apartment (Res)
Agent Comments: Comparable size, inferior location, inferior presentation



307/55 Collins Street, Essendon 3040 (VG)
2 Bed 1 Bath 1 Car
Price: $410,000
Method: Sale
Date: 02/12/2024
Property Type: Flat/Unit/Apartment (Res)
Agent Comments: Comparable size, inferior location, comparable presentation

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: 201/1005 Mt Alexander Road, Ascot Vale Vic 3032

Indicative selling price

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

Single price: $429,000

Median sale price

Median price: $550,000 Unit: x Suburb: Ascot Vale

Period - From: 13/03/2024 to: 12/03/2025 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
1/60 Keilor Road, ESSENDON NORTH 3041	$405,000	05/12/2024
202/110 Keilor Road, ESSENDON NORTH 3041	$400,000	04/12/2024
307/55 Collins Street, ESSENDON 3040	$410,000	02/12/2024

This Statement of Information was prepared on: 13/03/2025 13:44

This guide must not be taken as legal advice.