

Property offered for sale

Address: 38 Craigie Road Newtown

Indicative selling price

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

Range between: \$650,000 & \$690,000




Median sale price

Median price: \$774,500 House Suburb: Newtown
Period - From: 31/03/2017 to 30/06/2017 Source: PDOL

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last eighteen months that the estate agent or agent's representative considers to be most comparable to the property for sale.




**80 Balcombe Rd
NEWTOWN**

2  1  1 

Presenting a spectacular 613m2 approx allotment with a north facing rear yard, only 50 meters to the Barwon River and directly

Sold by Auction \$640,000
Date Sold Aug 2017




**21 Ballater Av
NEWTOWN**

4  2  2 

Offered for sale for the first time in its 57 years this truly immaculate home presents like it was built last week. Sitting

Sold by Auction \$670,000
Date Sold May 2017
Land 703 SqM

**213 West Fyans St
NEWTOWN**

4  2  3 

Superbly located only moments from the iconic Barwon River and the action that the cosmopolitan Pakington Street has to

Sold by Auction \$695,000
Date Sold Apr 2017
Land 690 SqM