

Property offered for sale

Address: 22B Flinders Street Mentone

Indicative selling price

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

Range between: \$1,300,000 & \$1,400,000

Median sale price

Median price: \$1,306,000 House Suburb: Mentone
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.



5 Charlotte Rd BEAUMARIS

4 3 2

Parkside, beachside, perfect inside and out, this is prestige living for the easy side of life! Directly opposite Stella Maris Primary

Sold by Private Sale \$1,414,000
Date Sold Jun 2017



4a Oakley St BEAUMARIS

4 3 2

Capture the desirable Bayside lifestyle in this much loved cul-de-sac in Beaumaris, this impressive 4 bedroom, 3.5 bathroom

Sold by Private Sale \$1,460,000
Date Sold Mar 2017



2/7a Collins St MENTONE

4 2 2

With immense curbside appeal and designed to deliver fabulously functional living, this smart and contemporary 4

Sold by Auction \$1,360,000
Date Sold Feb 2017
Land 350 SqM