

307/37 Palmerston Street, Carlton Vic 3053



2 Bed 2 Bath 1 Car
Property Type: Apartment

Indicative Selling Price
\$560,000 - \$610,000

Median Unit Price
June Quarter 2017: \$570,000

Comparable Properties



106/37 Palmerston Street, Carlton 3053 (REI)

2 Bed 2 Bath 1 Car

Price: \$620,000

Method: Auction Sale

Date: 1/07/2017

Property Type: Apartment

Agent Comments: Same size and layout, north facing with covered balcony



410/1 Bouverie Street, Carlton 3053 (REI)

2 Bed 2 Bath 1 Car

Price: \$601,000

Method: Auction Sale

Date: 29/07/2017

Property Type: Apartment

Agent Comments: Large multi- storey development



48/75 Drummond Street, Carlton 3053 (REI)

2 Bed 1 Bath 1 Car

Price: \$580,000

Method: Private Sale

Date: 22/05/2017

Property Type: Apartment

Agent Comments: Original fit out, approximately 25 years old

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

307/37 Palmerston Street, Carlton Vic 3053
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Indicative selling price

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

Range between

\$560,000

 &

\$610,000

Median sale price

Median price

\$570,000

 unit

X

 Suburb or locality

Carlton

Period - From

01/04/2017

 to

30/06/2017

 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
106/37 Palmerston Street, Carlton 3053	\$620,000	1/07/2017
410/1 Bouverie Street, Carlton 3053	\$601,000	29/07/2017
48/75 Drummond Street, Carlton 3053	\$580,000	22/05/2017