

Saturday 4th February 2017



Property Snapshot

Number Listed Auctions:	192
Number Reported Auctions:	132
Sold:	106
Withdrawn:	3
% Cleared:	79 %
Total Sales:	\$64,607,750
Median:	\$652,500

These auction results are compiled by Home Price Guide ® (Phone: 1800 817 616) based on results collected on or before Saturday 4th February 2017.
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For APM Auction Clearance Rate methodology please [click here](#)

For a more comprehensive list of results covering all reported sales by postcode for the past 12 or 24 months, visit www.homepriceguide.com.au.
Agencies: Find out how to report results at www.apmpropertydata.com.au/report/default.aspx

Saturday's Auctions

Suburb	Address	Type	Price	Result	Agent
Abbotsford	25 Bloomburg St	2 br h	\$1,035,000	S	Biggin & Scott
Abbotsford	18/659 Victoria St	3 br u	N/A	VB	Rounds RE
Albion	7 Dalworth St	2 br h	\$765,000	SA	Barry Plant
Altona	1/123 Blyth St	2 br t	\$720,000	S	hockingstuart
Ascot Vale	42 Archer Av	3 br h	\$895,000	S	Nelson Alexander
Ashburton	7A Wirraway Ct	3 br h	N/A	S	Buxton
Ashwood	4 Mitchell Av	3 br h	N/A	SP	Buxton
Balwyn	120/188 Whitehorse Rd	1 br u	\$450,000	VB	MICM RE
Bentleigh	11A Mortimore St	3 br h	\$1,222,500	S	Ray White
Bentleigh East	33 Chauvel St	2 br h	N/A	S	Buxton
Bentleigh East	1/9 Francesco St	3 br t	\$775,000	S	Stockdale & Leggo
Berwick	5 Holder Pl	4 br h	\$743,000	S	Eview
Berwick	50 Saul Av	4 br h	N/A	PN	O'Brien RE
Berwick	14 Selkirk Ct	3 br h	N/A	PN	Harcourts
Black Rock	1/527 Balcombe Rd	2 br u	\$700,000	PI	Buxton/Buxton
Blackburn	1/13 Glen Ebor Av	3 br t	\$900,000	S	Barry Plant
Blackburn South	2/7 Harrow St	4 br h	\$1,065,000	S	Ray White
Blackburn South	4 Horkings St	3 br h	\$1,230,000	S	Fletchers
Broadmeadows	14 Waranga Cr	3 br h	\$395,000	S	Raine & Horne
Brunswick East	8/447A Lygon St	2 br u	\$600,000	S	Ray White
Bundoora	3 Bernard Cr	4 br h	N/A	SP	Ray White
Burwood	163 Highbury Rd	3 br h	\$1,151,000	S	Buxton
Burwood	30 Station St	3 br h	\$1,755,000	S	Buxton
Cairnlea	122 Cairnlea Dr	4 br t	\$571,000	S	YPA EA
Cairnlea	12 Jim Clay Av	4 br h	\$710,000	PI	Melbourne EA
Carrum Downs	16 Charleville Ct	3 br h	\$450,000	SP	Harcourts

KEY: S - property sold; SP - property sold prior; PI - property passed in; PN - sold prior not disclosed; SN - sold not disclosed; NB - no bid; VB - vendor bid; W - withdrawn prior to auction; SA - sold after auction; SS - sold after auction price not disclosed. N/A - price or highest bid not available. br - bedroom(s); h - house, cottage, villa, semi, terrace; u - unit, duplex; t - townhouse; dev site - development site; o res - other residential.

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Chadstone	8B Moorong St	4 br h	\$890,000	VB	Purplebricks VIC
Chelsea	18B Bath St	3 br h	N/A	SP	hockingstuart
Cheltenham	2/126 Centre Dandenong Rd	2 br u	\$520,000	SP	O'Brien RE
Cheltenham	1/25 Judd Pde	3 br u	\$756,500	S	Eview
Clayton South	20 Glenmorgan Cl	3 br h	\$782,000	S	LJ Hooker Endeavour Hills
Clifton Hill	4/18-19 South Tce	2 br u	\$595,000	S	Jellis Craig
Coburg	8 Watchtower Rd	3 br h	\$675,000	PI	Walshe & Whitelock Pty Ltd
Cranbourne East	82 Bradford Dr	4 br h	\$530,500	S	Munn Partners RE
Croydon	14 James Rd	3 br h	\$841,000	S	Barry Plant
Dandenong	13 Hopetoun St	3 br h	\$565,000	S	O'Brien Real Estate Dandenong
Dandenong North	16 First Av	3 br h	\$670,000	S	LJ Hooker Endeavour Hills
Deer Park	914 Ballarat Rd	3 br h	\$466,000	S	HAR Deer Park/Cairnlea
Deer Park	91 Pioneer Dr	3 br h	\$466,000	SP	FN Borg & Assoc.
Doncaster	1/3 Katrina St	4 br t	\$1,320,000	PI	Ray White
Doreen	15 Lexington Av	4 br h	\$460,000	SP	Harcourts
Doreen	5 Turnstone St	3 br h	\$442,500	S	Ray White
Doreen	57 Vantage Point Bvd	4 br h	\$550,000	S	Mason White McDougall
Doveton	75 Chestnut Rd	3 br h	\$415,000	SP	REMAX First Choice
Edithvale	72 Lochiel Av	3 br h	\$1,039,000	SA	O'Brien RE
Elwood	4 Wilton Gr	3 br t	\$1,395,000	S	Pride Real Estate Prahran
Epping	1/9 Elaine Cl	3 br u	\$414,000	S	Harcourts
Epping	2/9 Elaine Cl	3 br u	\$407,000	S	Harcourts
Epping	15 Henry Ct	3 br h	\$498,000	S	Iconek EA
Epping	89 Lyndarum Dr	3 br h	\$436,500	SP	Harcourts
Epping	2 McFarlane Cr	3 br h	\$544,000	S	Harcourts
Essendon	2/96 Cooper St	3 br h	\$911,000	S	Rendina RE
Eynesbury	4 Belgrave Av	4 br h	\$398,500	S	PRDNationwide
Fawkner	220 McBryde St	3 br h	\$645,000	SP	YPA EA
Ferntree Gully	17 Hancock Dr	4 br h	\$837,000	S	Ray White
Flemington	49 Railway Pl W	3 br h	\$1,270,000	SP	Melbourne EA
Footscray	2/3 Eldridge St	1 br u	\$216,000	S	Sweeney
Gisborne South	28 Fielding Dr	3 br h	\$700,000	S	Daniel RE
Glen Waverley	9 Kawana Cr	4 br h	\$1,250,000	SP	JRW Property
Hillside	13 Galli Ct	3 br h	\$625,000	S	Barry Plant

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Hillside	17 Queens Pde	4 br h	\$735,000	S	Ray White
Hoppers Crossing	6 Merrett Av	3 br h	\$475,000	S	hockingstuart
Jacana	69 Lorraine Cr	2 br h	\$461,000	S	RE City
Keilor Lodge	15 Laguna Cl	3 br h	\$680,000	PI	YPA EA
Keysborough	7 Bluebell Wy	4 br h	N/A	W	Area Specialist Aspendale Gardens/iSell Group
Keysborough	24 Tulip Wy	3 br h	\$737,500	S	Area Specialist - Aspendale Gardens
Kilsyth	74 Alpine Wy	4 br h	\$850,000	S	Barry Plant
Knoxfield	96 Harley St N	3 br h	\$775,000	S	Schroeder & Wallis
Laverton	40 Croyley Cr	4 br h	\$482,000	SP	hockingstuart
Maidstone	26 Inkerman St	3 br h	\$1,200,000	SP	Biggin & Scott
Maidstone	12 Lindenow St	2 br h	\$927,000	S	Purplebricks VIC
Malvern East	32/997 Dandenong Rd	2 br u	\$350,000	VB	Ray White
Maribyrnong	1/9-11 Chifley Dr	2 br u	\$335,000	SP	Biggin & Scott
Maribyrnong	6 Kynoch La	3 br t	\$560,000	VB	Biggin & Scott
Maribyrnong	53 Wests Rd	3 br t	\$560,000	VB	Biggin & Scott
Meadow Heights	12 Ellam Ct	3 br h	\$290,000	S	Raine & Horne
Meadow Heights	130 Rokewood Cr	1 br h	\$257,500	S	Raine & Horne
Melbourne	709/480 St Kilda Rd	2 br u	\$520,000	VB	Lucas RE
Mentone	4/12 Collins St	1 br u	\$245,000	PI	C21 McCann Alliance - BEAUMARIS
Mitcham	1/32 Alwyn St	3 br u	\$812,000	S	Fletchers
Mont Albert	50/781 Whitehorse Rd	2 br u	\$750,000	S	RW Balwyn
Moorabbin	52 Bulli St	3 br h	\$1,417,250	S	Buxton
Mulgrave	1/776-780 Springvale Rd	2 br h	\$531,500	S	Barry Plant
Murrumbeena	2 Blythe St	3 br h	N/A	S	Ray White
Narre Warren South	6 Janson Cl	4 br h	\$507,000	SP	O'Brien RE
Narre Warren South	12 The Esplanade	5 br h	\$885,000	S	FN Neilson Partners
Noble Park	57 Ardgower Rd	3 br h	N/A	SN	iSell Group
Northcote	5/136 High St	2 br u	N/A	PN	Nelson Alexander
Nunawading	117 Rooks Rd	3 br h	\$835,000	S	Noel Jones
Oakleigh South	4 Montrose St	4 br h	\$876,000	S	Buxton
Ormond	7/30 Walsh St	1 br u	\$250,000	VB	Ray White
Pascoe Vale	6/35-37 Alpine Gr	2 br u	N/A	PN	Purplebricks VIC
Port Melbourne	404/101 Bay St	2 br u	\$550,000	S	Buxton
Richmond	9/275-277 Burnley St	1 br u	\$313,000	S	Biggin & Scott

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Richmond	234 Coppin St	3 br h	\$1,102,000	S	Dingle Partners
Richmond	7/15 River Bvd	2 br u	N/A	PI	Biggin & Scott
Ringwood	111 New St	3 br h	\$595,000	SA	Noel Jones
Ringwood East	6 Rotherwood Av	4 br h	\$1,010,000	S	Ray White
Roxburgh Park	16 Harvey Ct	3 br h	\$424,500	S	Raine & Horne
Roxburgh Park	5 Shepherd Av	4 br h	\$457,000	S	YPA EA
Seaford	3 Jack Ct	3 br h	N/A	SP	hockingstuart
Southbank	1003/133 City Rd	1 br u	N/A	PN	Inner Real Estate NEXTRE
St Albans	23 Glyndon Av	3 br h	\$600,000	SP	Ray White
St Albans	22 Grace St	3 br h	\$550,000	SP	Sweeney
St Albans	5/221 Main Rd E	2 br u	N/A	PN	YPA EA
St Albans	71 Oleander Dr	3 br h	\$580,000	SP	Ray White
St Kilda	E101/5 Greeves St	2 br u	\$660,000	SP	Buxton
St Kilda	503/109 Inkerman St	2 br u	N/A	PI	iTRAK RE
Strathmore	24 Balmoral Av	4 br h	\$1,500,000	SP	Rendina RE
Surrey Hills	2/247 Elgar Rd	3 br u	\$930,000	S	Fletchers
Sydenham	30 Carrington St	3 br h	\$639,000	S	Bells RE
Tarneit	131 Rose Grange Bvd	3 br h	\$542,000	S	YPA EA
Taylors Hill	4 Woronora Wy	3 br h	\$540,500	S	Prof. Caroline Springs
Templestowe	3 Stanley Pl	5 br h	\$1,450,000	S	Fletchers
Thomastown	6 Milford St	3 br h	\$580,000	S	Ray White
Thornbury	3/125 Fyffe St	2 br t	\$805,000	S	Nelson Alexander
Thornbury	9 Normanby Av	5 br h	\$1,645,000	S	Nelson Alexander
Viewbank	480 Lower Plenty Rd	3 br h	\$728,000	S	Ray White
Wallan	95 Wallara Waters Bvd	4 br h	N/A	PI	Harcourts
West Footscray	742 Barkly St	3 br h	\$1,415,000	PI	Biggin & Scott
Williams Landing	35 Moorhen Bvd	4 br h	\$600,500	S	hockingstuart
Yarraville	29 Newcastle St	2 br h	\$890,000	S	hockingstuart
Yarraville	G5/141 Stephen St	3 br t	\$698,500	SP	Sweeney

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