

## STATEMENT OF INFORMATION

13 VILLIERS STREET, NORTH MELBOURNE, VIC 3051

PREPARED BY MATTHEW GRIFFITHS, MADDISON ESTATE AGENTS

## STATEMENT OF INFORMATION



**13 VILLIERS STREET, NORTH**

3 3 2

Indicative Selling Price

**\$1,177,000 to \$1,321,000**

Provided by: Matthew Griffiths, Maddison Estate Agents

## SUBURB MEDIAN



**NORTH MELBOURNE, VIC, 3051**

Suburb Median Sale Price (Unit)

**\$480,000**

12 Months ending Mar '17

Provided by: pricefinder

## COMPARABLE PROPERTIES



**3/12 LANCASHIRE LANE, NORTH**

3 3 2

Sale Price

**\$1,350,000**

Sale Date: 14/05/2016

Distance from Property: 355m



**15 LOTHIAN ST, NORTH MELBOURNE, VIC**

3 2 2

Sale Price

**\*\$1,300,000**

Sale Date: 11/02/2017

Distance from Property: 859m



**20 KIPLING ST, NORTH MELBOURNE, VIC 3051**

3 2 1

Sale Price

**\*\$1,200,000**

Sale Date: 17/12/2016

Distance from Property: 1km



This report has been compiled on 27/04/2017 by Maddison Estate Agents. Property Data Solutions Pty Ltd 2017 - [www.pricefinder.com.au](http://www.pricefinder.com.au)

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**70 MUNSTER TCE, NORTH MELBOURNE, VIC**



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Sale Price

**\*\$1,105,000**

Sale Date: 04/03/2017

Distance from Property: 857m

