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## UNIT Offered for Sale

5B Luxmoore Street Cheltenham VIC 3192

 3  2  2

## Indicative Selling Price

 For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$1,290,000 &amp; \$1,400,000

## Median Sale Price

\$592,000 Units in Cheltenham between Jul 2017 - Jun 2018

Source: CoreLogic

## Comparable Property Sales

These are the 3 properties sold within 2 kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.


**7 Fir Grove Cheltenham VIC 3192**
 3  2  2

 Sold Price **\$1,225,000**

 Sold Date **05-Mar-18**

 Distance **0.51km**

**24A Paul Street Cheltenham VIC 3192**
 3  2  1

 Sold Price **\$1,340,000**

 Sold Date **27-Mar-18**

 Distance **0.52km**

**248A Highett Road Highett VIC 3190**
 4  2  2

 Sold Price **\$1,370,000**

 Sold Date **05-Mar-18**

 Distance **1.27km**

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