

Saturday 13th July 2019



## Property Snapshot

Number Listed Auctions:	319
Number Reported Auctions:	207
Sold:	160
Withdrawn:	24
% Cleared:	69 %
Total Sales:	\$110,576,400
Median:	\$765,000

These auction results are compiled by Home Price Guide ® (Phone: 1800 817 616) based on results collected on or before Saturday 13th July 2019.  
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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](http://www.homepriceguide.com.au).  
Agencies: Find out how to report results at [www.apmpropertydata.com.au/report/default.aspx](http://www.apmpropertydata.com.au/report/default.aspx)

## Saturday's Auctions

Suburb	Address	Type	Price	Result	Agent
Abbotsford	606/88 Trenerry Cr	2 br u	\$600,000	PI	hockingstuart
Aberfeldie	15 Derry St	4 br h	\$1,400,000	VB	Brad Teal
Airport West	124 Marshall Rd	4 br h	N/A	VB	Brad Teal
Albion	11 Maylands St	3 br h	N/A	PI	GL Lee RE
Armadale	15 Ashleigh Rd	2 br h	\$1,315,000	S	LITTLE RE
Armadale	9/20 Bailey Av	1 br u	\$330,000	S	Gary Peer
Armadale	9 Clarendon St	2 br h	N/A	S	Jellis Craig
Armadale	2/52 Sutherland Rd	1 br u	\$396,000	S	Gary Peer
Ascot Vale	78a Epsom Rd	2 br u	N/A	SN	Nelson Alexander
Ashburton	3 Sky La	3 br h	\$1,445,000	S	Buxton
Ashwood	19 Harcourt St	3 br h	\$926,000	S	Buxton
Avondale Heights	15 Chaumont Dr	3 br h	\$680,000	PI	Barry Plant
Avondale Heights	11 Macey Av	3 br h	\$810,000	SP	Moonee Valley RE
Avondale Heights	24 St Raphael St	3 br h	\$765,000	S	Harcourts
Balwyn	8/86A Balwyn Rd	3 br h	\$1,211,000	S	Jellis Craig
Balwyn	5/6 Jersey St	2 br u	\$862,000	S	Fletchers
Bayswater North	6/23 Elmhurst Rd	2 br u	\$380,000	S	Ray White
Bentleigh	131 Brewer Rd	4 br h	\$1,650,000	S	Woodards
Bentleigh	2/76 Daley St	2 br u	\$838,200	SP	Buxton
Berwick	2 McKay Cl	4 br h	\$750,000	VB	Harcourts
Blackburn North	5 Middlefield Dr	3 br h	\$941,000	S	Ray White
Blackburn South	14 Bond Av	3 br h	\$990,000	S	McGrath Box Hill
Boronia	7 Jukes Rd	3 br h	\$770,000	S	OBrien Real Estate Wantirna
Box Hill	111 Albion Rd	3 br h	\$1,380,000	S	Buxton
Box Hill	1 Hannaslea St	3 br u	\$1,105,000	S	Noel Jones
Braybrook	144 Duke St	3 br h	\$950,000	VB	Biggin & Scott/hockingstuart

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PI - property passed in; PN - sold prior not disclosed; SN - sold not disclosed; NB - no bid; VB - vendor bid; W - withdrawn prior to auction; SA - sold after auction; SS - sold after auction price not disclosed.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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Suburb	Address	Type	Price	Result	Agent
Brighton	1/37 Cole St	3 br t	\$1,285,000	S	Buxton
Brighton East	12 Beltane Av	3 br h	\$1,600,000	S	Woodards
Brunswick	39 Victoria Gr	3 br h	\$815,000	S	Nelson Alexander
Brunswick East	2/31 Brunswick Rd	1 br u	\$380,000	PI	Frank Dowling RE
Brunswick West	190 Melville Rd	4 br h	\$1,150,000	S	Jellis Craig
Brunswick West	74 Pearson St	3 br h	N/A	SP	Jellis Craig
Brunswick West	4/187 Union St	2 br t	\$680,000	SP	Jellis Craig
Bundoora	49 Lea Cr	3 br h	\$620,000	S	Ray White
Bundoora	2 Primula Cl	5 br h	N/A	SN	Ray White
Burnside Heights	8 Forrest St	4 br h	\$722,000	S	Direct Property Group
Burwood	3/13 Edwards St	4 br t	N/A	SP	RW Burwood
Burwood East	62 Davis St	3 br h	N/A	PI	Harcourts
Camberwell	2/1 Glencairn Av	2 br u	N/A	S	Marshall White
Camberwell	10A Seville St	2 br h	\$1,405,000	S	Noel Jones
Carlton North	1/999 Rathdowne St	1 br u	\$440,000	S	Woodards
Carnegie	3/1 Buckley St	2 br u	N/A	SN	Ray White
Carnegie	2/74 Truganini Rd	3 br u	\$927,000	S	hockingstuart
Caroline Springs	2 Caesia Wy	4 br h	\$900,000	S	Pagan RE
Caulfield East	4b Lord St	4 br t	N/A	SP	Gary Peer
Caulfield South	33 Ludbrook Av	4 br h	\$1,470,000	S	Woodards
Chadstone	12 Tuhan St	3 br h	N/A	SN	Ray White
Cheltenham	12/11 Hannah St	2 br u	\$620,000	S	Buxton
Cheltenham	15 Jack Rd	4 br h	\$1,000,000	S	Buxton
Clayton	3/69 Eva St	4 br t	N/A	SN	Barry Plant
Clayton	3 Rockbeare Ct	4 br h	\$1,310,000	S	Woodards
Clayton South	4/13 Burns Av	2 br u	\$478,000	S	Buxton
Clayton South	4 Lomandra Dr	4 br h	\$761,100	S	FN - JXRE
Coburg	41 Lascelles St	3 br h	\$980,000	S	Jellis Craig
Coburg	201B/1 Manna Gum Ct	1 br u	\$310,000	VB	Charter Lane Pty. Ltd
Coburg	4 Shackell St	2 br h	\$889,500	S	hockingstuart
Craigieburn	12 Edington Wy	3 br h	\$461,000	S	HAR Roxburgh Park
Croydon	7/91 Bayswater Rd	2 br u	\$400,000	S	Philip Webb
Croydon	17 Jesmond Rd	5 br h	N/A	VB	McGrath
Croydon	35 Plumer St	4 br h	\$576,000	S	Max Brown

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Dallas	29 Drouin St	5 br h	N/A	PI	Raine & Horne
Dandenong	43 Grace Av	3 br h	\$500,000	S	Area Specialist Keysborough
Dandenong	4/97 McCrae St	2 br u	\$283,800	S	OBrien Real Estate Wantirna
Deer Park	23 Redditch Cr	3 br h	\$490,000	PI	FN Borg & Assoc.
Dingley Village	21/32-50 Centre Dandenong Rd	3 br u	\$560,000	S	Buxton
Doncaster	3/6 Boyd St	3 br t	\$850,000	S	HAR Box Hill TSL
Doncaster	15 Cason St	4 br h	\$1,230,000	S	Barry Plant
East Melbourne	10/9-15 Palmer St	1 br u	\$942,000	S	Biggin & Scott
Eltham	2/2A Doodson Ct	4 br u	\$772,000	S	Barry Plant
Elwood	3/48 Tennyson St	1 br u	\$565,000	S	Marshall White
Endeavour Hills	3 Rapanea Ct	3 br h	\$600,000	VB	Hall & Partners First National Dandenong
Essendon	201/201 Buckley St	1 br u	\$365,500	S	Nelson Alexander
Essendon	11 Flower St	3 br h	N/A	SP	Nelson Alexander
Essendon	8/32 Miller St	1 br u	\$312,000	S	Nelson Alexander
Fairfield	21 Darling St	2 br h	N/A	SN	Thomas Quixley (Fairfield)
Fairfield	66 Rathmines St	2 br h	\$1,340,000	S	Jellis Craig
Fawkner	35 Sandra Av	4 br h	\$644,000	S	Frank Dowling RE
Ferntree Gully	47 Loretto Av	3 br h	\$608,500	SP	RW Caroline Springs
Fitzroy	104 Charles St	3 br h	\$1,403,000	S	Woodards
Fitzroy North	210 Clauscen St	3 br h	\$1,555,000	S	Nelson Alexander
Flemington	6/44 Ascot Vale Rd	2 br u	\$380,000	SP	Nelson Alexander
Flemington	22 Wellington St	3 br h	\$1,100,000	SP	Nelson Alexander
Footscray	3/5 Govan Ct	1 br u	\$300,000	VB	Biggin & Scott
Footscray	4/38 Lynch St	1 br u	\$315,000	S	Sweeney
Frankston	8 Colin Av	2 br h	N/A	PN	LJH Carrum Downs
Frankston	2/5 David St	3 br u	\$415,000	SP	Aquire
Gladstone Park	112 Clarke Dr	3 br h	\$619,500	S	YPA EA
Gladstone Park	3 Windermere Cr	3 br h	\$642,000	S	YPA EA
Glen Iris	41 Great Valley Rd	4 br h	N/A	PI	Jellis Craig
Glen Waverley	24 Florence St	3 br h	N/A	PI	Harcourts
Glenroy	22 Moss Ct	3 br h	\$650,000	S	Barry Plant
Gowanbrae	37 Balerno Cir	3 br t	\$540,000	VB	Frank Dowling RE
Greensborough	2/27-31 Greenhill Rd	2 br h	N/A	VB	Jellis Craig

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Greensborough	1/12 Yando St	3 br t	\$720,000	S	Buckingham & Company/Buckingham & Company Estate Agents
Greenvale	16 Mietta Tce	4 br h	\$605,000	SP	RE City
Greenvale	21 Rappel St	5 br h	\$750,000	SP	Barry Plant
Hadfield	44 Halsbury St	3 br h	\$723,000	S	A E Gibson & Co The Professionals Glenroy
Hallam	21 Bella Cr	4 br h	N/A	SP	LJ Hooker
Hawthorn	13/155 Power St	2 br u	N/A	SP	Jellis Craig
Hawthorn	8/23 Power St	2 br u	\$533,000	S	Jellis Craig
Heidelberg West	92A Ramu Pde	4 br h	\$650,000	S	Ray White
Hoppers Crossing	15 Wildflower Cr	4 br h	N/A	PI	Ray White
Ivanhoe	11 Melcombe Rd	3 br h	\$1,382,000	S	Jellis Craig
Keilor East	26 Etko Av	4 br h	\$1,060,000	SP	Nelson Alexander
Keilor East	2 Hedgerow Ct	4 br h	\$830,000	SP	Nelson Alexander
Keilor East	11 Lauricella Av	4 br h	\$740,000	S	Nelson Alexander
Keilor East	86 Wingara Av	3 br h	\$863,000	S	Nelson Alexander
Kensington	7/1-13 Gatehouse Dr	3 br u	\$557,500	S	Edward Thomas
Kensington	40 Rourke La	2 br t	N/A	W	Biggin & Scott
Kew	4/5 Ridgeway Av	2 br h	\$822,000	S	Nelson Alexander
Kingsville	1/3 Lewis St	2 br u	N/A	PN	Jas Stephens Real Estate Yarraville
Lalor	3 Carlow Wk	3 br t	N/A	VB	Abi Real Estate
Macleod	37 Ferguson St	4 br h	\$792,500	S	Ray White
Maidstone	5 Coleman Ct	3 br h	\$842,000	S	Biggin & Scott
Malvern	43 Cawkwell St	3 br h	\$2,555,000	S	Thomas Moreland RE
Malvern East	1990 Malvern Rd	3 br h	N/A	SP	Buxton
Manor Lakes	48 Lancewood Rd	3 br h	\$570,000	S	S&L - Laverton/Altona/Point Cook
Maribyrnong	1/8 Hillside Cr	2 br t	N/A	W	Raine & Horne
Meadow Heights	11 Expo Ct	3 br h	\$480,000	S	RW Gladstone Park
Melbourne	3215/220 Spencer St	2 br u	N/A	S	Pagan RE
Mentone	23b Albenca St	4 br t	N/A	VB	hockingstuart
Mentone	23/23-25 Olive Gr	1 br u	N/A	PI	Barry Plant
Mill Park	44 Jasmine Dr	5 br h	\$762,500	S	HAR Rata & Co
Mill Park	32 Manning Clark Rd	3 br h	\$529,000	S	Love & Co
Mont Albert	2/772 Whitehorse Rd	3 br u	\$828,000	S	Woodards
Montmorency	7 Luisa Ct	4 br h	\$838,000	S	Jellis Craig

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Suburb	Address	Type	Price	Result	Agent
Montmorency	113 Para Rd	3 br h	\$745,500	S	Jellis Craig
Moonee Ponds	3/26 Park St	2 br h	\$710,000	S	Jellis Craig
Mooroolbark	4 Chevalier Cr	3 br h	\$689,000	S	Barry Plant
Mordialloc	38 Jack Holt Wy	3 br t	\$951,000	S	Barry Plant
Mount Waverley	59 Tarella Dr	3 br h	\$1,100,000	S	Harcourts
Newport	5 Deborah La	2 br t	\$728,500	S	Raine & Horne
Newport	250 Douglas Pde	2 br h	\$880,000	S	Greg Hocking Elly Partners
Newport	2/68 Junction St	3 br h	\$800,000	S	Williams RE
Newport	1/8 Thorpe St	3 br t	\$815,000	S	hockingstuart
Niddrie	3/4 Hutchison St	2 br t	\$643,000	SP	Frank Dowling RE
Northcote	7/1A Campbell Gr	2 br t	\$770,000	SP	Nelson Alexander
Northcote	24 Claude St	2 br h	\$1,180,000	S	Jellis Craig
Northcote	24 Union St	2 br h	\$1,100,000	PI	McGrath Northcote
Nunawading	19 Abelia St	2 br h	\$648,000	S	M.J Docking & Assoc.
Nunawading	1/47 Milton St	4 br t	\$950,000	S	HAR Box Hill TSL
Oakleigh	27 Best St	4 br h	\$1,226,000	S	Barry Plant
Oakleigh South	10 Sinclair St	3 br h	\$886,000	S	Woodards
Pascoe Vale	5/15 Callander Rd	2 br u	N/A	W	Eview Group - C+M Residential
Pascoe Vale	181 Cumberland Rd	3 br h	N/A	SP	Barry Plant
Pascoe Vale	1/11 Farringdon St	3 br t	\$850,000	VB	Barry Plant
Pascoe Vale	1/7 Main St	2 br u	\$575,000	S	Raine & Horne
Pascoe Vale	93 Sussex St	3 br h	\$1,400,000	VB	Nelson Alexander
Pascoe Vale South	11 Rainer St	3 br h	\$807,500	S	Nelson Alexander
Patterson Lakes	16 Lord Rodney Dr	3 br h	N/A	S	Buxton
Port Melbourne	114 Albert St	2 br h	\$890,000	SP	Frank Gordon & Co
Port Melbourne	104 Nott St	3 br h	\$1,435,000	S	hockingstuart
Port Melbourne	154 Stokes St	2 br h	\$1,150,000	S	hockingstuart
Prahran	8/15 Kelvin Gr	2 br u	\$693,000	S	hockingstuart
Preston	4 Mt Pleasant Rd	3 br h	\$1,110,000	S	Buckingham & Company/Buckingham & Company Estate Agents
Preston	52 Wallace St	3 br h	\$1,285,000	S	Barry Plant
Reservoir	2/147 Boldrewood Pde	3 br u	\$600,000	VB	HAR - Glenroy
Reservoir	2 Dumbarton St	3 br h	\$638,500	SA	Thomas Quixley (Fairfield)
Reservoir	35 Henty St	3 br h	\$716,000	S	Barry Plant

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Reservoir	12 Northernhay St	3 br h	\$850,000	PI	Ray White
Reservoir	8 Odowd St	2 br h	\$930,000	S	Love & Co
Richmond	36A Corsair St	3 br t	\$893,000	S	Buxton
Richmond	3/1-5 Lyndhurst St	1 br u	\$490,000	S	hockingstuart
Richmond	74 Mary St	4 br h	N/A	PI	Biggin & Scott
Ringwood	21 Jeffrey Dr	4 br h	N/A	PI	RW Ringwood
Rowville	8 Neerim Ct	4 br h	N/A	PN	Jellis Craig
Sandringham	1/274 Bluff Rd	3 br t	\$1,280,000	S	Buxton
Scoresby	4 Denham Ct	3 br h	\$721,800	SP	Harcourts
South Morang	41 Embling Av	3 br h	N/A	PI	Millership & Co
South Morang	20 Jezwing Av	3 br h	\$690,000	S	Barry Plant
South Morang	4 Luxor Cl	4 br h	\$675,000	SP	LJ Hooker
South Morang	11/11 Riverside Dr	2 br t	\$460,000	S	Barry Plant
South Morang	322 The Lakes Boulevard	3 br h	\$500,000	VB	HAR Rata & Co
South Yarra	5/119 Caroline St	1 br u	\$537,000	S	hockingstuart
St Kilda	212/131 Acland St	1 br u	\$361,000	SP	hockingstuart
St Kilda	2/29 Alma Gr	2 br u	N/A	S	Gary Peer
St Kilda	3/6 Charlotte Pl	2 br u	\$865,000	S	McGrath
St Kilda East	12/104 Alexandra St	1 br u	\$280,000	PI	Linkconnect Pty Ltd
St Kilda East	9/146 Alma Rd	2 br u	\$525,000	SP	Buxton
St Kilda East	300-302 Dandenong Rd	3 br h	\$1,000,000	VB	Gary Peer
Strathmore	3/35 Fenacre St	2 br u	\$1,285,000	S	Barry Plant
Strathmore	3/6 Wendora St	3 br t	\$700,000	PI	Considine RE
Sunbury	17 Grapeview Gr	4 br h	N/A	W	Leeburn & Co
Sunshine	4 Mellor St	3 br h	\$635,000	S	Douglas Kay Estate Agents
Sunshine North	102 Cumberland St	5 br h	\$1,380,000	PI	Douglas Kay Estate Agents
Sunshine West	3 Caldwell Ct	3 br h	N/A	VB	hockingstuart
Sydenham	8 Rachel Ct	4 br h	\$590,000	S	Ray White
Taylors Hill	72 Domain Wy	3 br h	\$641,000	S	YPA EA
Templestowe Lower	18 Ironbark Dr	4 br h	\$1,220,000	PI	Barry Plant
The Basin	14 Fern St	3 br h	\$546,000	S	Ray White
Thomastown	42 Arndell St	2 br h	\$500,000	S	Love & Co
Thomastown	44 Arndell St	2 br h	\$502,000	S	Love & Co
Thornbury	5/196 Clarendon St	1 br h	\$323,000	S	Nelson Alexander

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Tullamarine	4/25 Birch Av	2 br t	N/A	W	RW Gladstone Park
Tullamarine	24B Henderson Rd	3 br h	\$615,500	S	Barry Plant
Watsonia	311 Grimshaw St	3 br h	\$555,000	S	Darren Jones RE
Werribee	44 Kiely Av	4 br h	N/A	PI	Ray White
Werribee South	2 Slipway Rd	4 br h	\$650,000	PI	Bells RE
West Footscray	21 Stanley St	2 br h	\$905,000	SP	Village RE
Wheelers Hill	592 Springvale Rd	3 br h	\$831,000	S	Barry Plant
Williamstown	55 Power St	5 br h	\$1,650,000	PI	Compton Green
Williamstown	8A Tobruk Cr	4 br h	N/A	PN	RT Edgar
Williamstown North	19 Cerberus Cr	4 br h	N/A	SP	Sweeney
Windsor	3/23 The Avenue	1 br u	N/A	SP	Biggin & Scott
Wollert	36 Alma Rd	4 br h	\$512,000	S	Love & Co/Ray White
Wollert	10 Dewpond Cr	3 br h	\$425,000	SP	FN Plenty Valley

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