

Saturday 4th February 2012



Property Snapshot

| | |
|-------------------|-------------|
| Total Properties: | 29 |
| Sold: | 19 |
| Withdrawn: | 0 |
| % Cleared: | 66% |
| Total Sales: | \$7,959,600 |
| Median: | \$505,000 |

These auction results are compiled by Home Price Guide ® (Phone: 1800 817 616) based on results collected on or before Saturday 4th February 2012.
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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 |
|--------------------|---------------------|--------|-------------|--------|---------------------------|
| Airport West | 24 Hart St | 3 br h | \$530,000 | SP | Noel Jones Blackburn |
| Bundoora | 43 Greenhills Rd | 3 br h | \$480,000 | SP | RW Bundoora |
| Bundoora | 27 Sanctuary Dr | 4 br h | N/A | SN | BP Bundoora |
| Edithvale | 97 Lochiel Av | 5 br h | \$750,000 | VB | RW Chelsea |
| Flemington | 45 Farnham St | 3 br h | \$675,000 | VB | HS Kensington |
| Footscray | 1/42a Byron St | 3 br u | N/A | PN | NAY Ascot Vale |
| Glen Waverley | 2/1 Brush Gr | 2 br u | \$445,000 | S | RW Glen Waverley |
| Glen Waverley | 19 Glen Rd | 5 br h | \$1,062,000 | SP | Judd White RE Gln Waverly |
| Glen Waverley | 10 Jarrah Ct | 4 br h | \$642,000 | S | RW Glen Waverley |
| Glen Waverley | 3/1 Rolls Ct | 3 br u | N/A | PI | RW Glen Waverley |
| Greenvale | 7 Brae Ct | 4 br h | N/A | PI | BP Gladstone Park |
| Hawthorn East | 34 Auburn Gr | 3 br h | \$1,204,000 | S | HS Hawthorn |
| Kensington | 2/51 Epsom Rd | 2 br u | N/A | SN | HS Kensington |
| Kensington | 158 Newman St | 3 br t | \$787,500 | S | HS Kensington |
| Melbourne | 2402/280 Spencer St | 2 br u | \$435,000 | PI | Dixon Kestles |
| Melton South | 77 Childs St | 3 br h | \$220,500 | S | Prof Ryder |
| Mill Park | 2/7 Studley Ct | 2 br h | \$350,000 | SP | RW Bundoora |
| Narre Warren | 4 Bluegum Ct | 3 br h | N/A | PN | HAR Narre Warren |
| Narre Warren South | 6 Norma Cl | 4 br h | \$380,000 | VB | HAR Narre Warren |
| Thornbury | 2/53 Collins St | 2 br h | \$585,000 | SP | NAY Northcote |
| Watsonia North | 63 Meakin St | 2 br h | \$440,000 | S | BP Bundoora |

KEY: S indicates 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; o res - other residential; w - withdrawn prior to auction; N/A - price or highest bid not available; SA - sold after auction; SS - sold after auction price not disclosed. br - bedroom(s); h - house, cottage, villa, semi, terrace; u - unit, duplex; t - townhouse; dev site - development site; o res - other residential.