

AlphaLoan Mortgage Group

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DATES : 29/04/2010 and 29/04/2011
PROPERTY TYPE : House (Res)
SALE TYPE : Auction Sale, Sold Before Auction, Sold After Auction, Private Sale, Expression of Interest, Sale by Tender, Sale
PRICE : greater than \$700,000
STREET NUMBER : 13
STREET : FREEMAN
STREET TYPE : Street
SUBURB : BALWYN
DATA SOURCE : REI
RETURNED : 58

Statistics

SALES PRICE

TOTAL	AVERAGE	MEDIAN	MAX	MIN
\$92,132,582	\$1,588,493	\$1,435,000	\$3,520,000	\$868,288

RESIDENTIAL MARKET ANALYSIS

NUMBER OF TRANSACTIONS	NUMBER OF AUCTIONS	NUMBER OF AUCTIONS SOLD	NUMBER OF PRIV. SALES, TENDERS & EXPRESS OF INTEREST	CLEARANCE RATE	HOUSE MEDIAN AUCTIONS	UNIT/FLAT APARTMENT MEDIAN AUCTIONS	LAND MEDIAN AUCTIONS
58	38	38	20	100%	\$1,354,494 (38)	\$0 (0)	\$0 (0)

ADDRESS	DATE	METHOD	PROPERTY TYPE	YEAR BUILT	ROOMS	BEDROOMS	BATHROOMS	CARPARKS	LAND SIZE	BUILDING AREA	AGENT
13 Paisley St BALWYN 3103	03/04/2011	Sold Before Auction	HOUSE (RES)		7	4	1	1	630		Hocking Stuart
205 Balwyn Rd BALWYN NORTH 3104	02/04/2011	Auction Sale	HOUSE (RES)		7	4	1	2	729		Fletchers
17 Ellen St BALWYN 3103	28/03/2011	Private Sale	HOUSE (RES)		10	5	3	2	770		Jellis Craig
5 Georgien Ct BALWYN 3103	24/03/2011	Private Sale	HOUSE		7	4	2	0			Hocking Stuart (Balwyn) Pty Ltd
11 Maleele Av BALWYN 3103	24/03/2011	Private Sale	HOUSE (RES)		7	3			597		Noel Jones
62A Yerrin St BALWYN 3103	19/03/2011	Auction Sale	HOUSE (RES)		7	3			309		Hocking Stuart
9 Belmont Av BALWYN 3103	19/03/2011	Auction Sale	HOUSE (RES)		6	2	2	2	696		Jellis Craig
18 Hardwicke St BALWYN 3103	09/03/2011	Private Sale	HOUSE (RES)		6	2			717		Jellis Craig
6 Highland Av BALWYN 3103	05/03/2011	Auction Sale	HOUSE (RES)		5	3	2	2	683		Hocking Stuart
5 Knutsford St BALWYN 3103	26/02/2011	Auction Sale	HOUSE (RES)		7	3	2	0	668		Hocking Stuart
20 Nett St BALWYN 3103	26/02/2011	Auction Sale	HOUSE (RES)		7	4	1	2	832		Marshall White & Co
33 Yongala St BALWYN 3103	16/02/2011	Private Sale	HOUSE (RES)		10	5	4	2	766		Jellis Craig
14 Hardwicke St BALWYN 3103	11/02/2011	Private Sale	HOUSE		9	4	3	2	719		Karen Gornalle & Associates
2 Kendaro Av BALWYN NORTH 3104	20/12/2010	Private Sale	HOUSE (RES)		10	5	4	2	597		Hocking Stuart
17 Kaleno Vw BALWYN 3103	14/12/2010	Private Sale	HOUSE (RES)		9	4	2	2	325	264	Jellis Craig
24 Nungemer St BALWYN 3103	12/12/2010	Sold After Auction	HOUSE (RES)		7	3	2	2	677		Jellis Craig
13 Palmer Av BALWYN 3103	11/12/2010	Auction Sale	HOUSE (RES)		6	3	1	1	556		Hocking Stuart
24 Frederick St BALWYN 3103	11/12/2010	Auction Sale	HOUSE (RES)		5	3	1	0	684		Jellis Craig /
21 King St BALWYN 3103	06/12/2010	Private Sale	HOUSE (RES)		6	3	1	0	1,000		Jellis Craig
12 Knutsford St BALWYN 3103	04/12/2010	Auction Sale	HOUSE (RES)		7	4	3	2	1,320		Abercromby's RE
145 Gordon St BALWYN 3103	27/11/2010	Auction Sale	HOUSE (RES)		7	3	2	0	565		Fletchers
7 Lydia Ct DEEPEENE 3103	27/11/2010	Auction Sale	HOUSE (RES)		6	3	2	2	689		Jellis Craig /
30 Gordon St DEEPEENE 3103	20/11/2010	Auction Sale	HOUSE		8	4	2	2	684		Marshall White & Co Pty Ltd
30 Gordon St BALWYN 3103	20/11/2010	Auction Sale	HOUSE (RES)		8	4			684		Marshall White & Co

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2 Austin St BALWYN 3103	13/11/2010	Auction Sale	HOUSE (RES)		5	3	1	1	680		Jellis Craig
33 Hardwicke St DEEPDENE 3101	13/11/2010	Auction Sale	HOUSE (RES)		11	5	3	2	707		Marshall White & Co /
3 Monash Av BALWYN 3103	10/11/2010	Sold Before Auction	HOUSE		5	3	1	1	657		Ray White Manningham
211 Belmore Rd BALWYN NORTH 3104	02/11/2010	Private Sale	HOUSE			3			811		Arthur Reuss Real Estate /
16 Terry St BALWYN 3103	27/10/2010	Sold Before Auction	HOUSE (RES)		9	4	3	4	720		Hocking Stuart
20 Freeman St BALWYN 3103	22/10/2010	Private Sale	HOUSE		6	3	1	1	715		Noel Jones
48 Yarrbat Av BALWYN 3103	22/10/2010	Private Sale	DUPLEX		5	2	1	1	604		Christopher Russell & Associates /
14 Hardwicke St BALWYN 3103	20/09/2010	Private Sale	HOUSE (RES)		4	2			720		Karen Gornalle & Assocs Canterbury
3A Carrington St BALWYN NORTH 3104	18/09/2010	Auction Sale	HOUSE (RES)		4	3	1	2	308		Fletchers
23 Bevan St BALWYN 3103	18/09/2010	Auction Sale	HOUSE (RES)		11	5	5	2	729		Jellis Craig
1 Morris St BALWYN NORTH 3104	18/09/2010	Auction Sale	HOUSE (RES)		7	1	1	0	693		Jellis Craig
9 Kaleno Vw BALWYN 3103	13/09/2010	Private Sale	HOUSE (RES)		8	3	3	2	422		Jellis Craig
37 Belmore Rd BALWYN NORTH 3104	04/09/2010	Auction Sale	HOUSE (RES)		6	4	1	2	750		Noel Jones
26 Kaleno Vw BALWYN 3103	28/08/2010	Auction Sale	HOUSE (RES)		5	3			414		Barry Plant
30 Ropley Av BALWYN 3103	21/08/2010	Auction Sale	HOUSE (RES)		8	4	2	2	585		Hocking Stuart
2 Canyon St BALWYN 3103	14/08/2010	Auction Sale	HOUSE (RES)		7	4	2	2	299		Noel Jones
1 Highland Av BALWYN 3103	14/08/2010	Auction Sale	HOUSE (RES)		6	3	1	1	685		Fletchers
27 Kalimna St BALWYN 3103	07/08/2010	Auction Sale	HOUSE (RES)		6	3	1	4	660		Noel Jones
215 Belmore Rd BALWYN NORTH 3104	28/07/2010	Private Sale	HOUSE			3	1		810		Arthur Reuss Real Estate
27 Kitchener St BALWYN 3103	24/07/2010	Auction Sale	HOUSE (RES)		11	4	2	2	719		Noel Jones
12 May St BALWYN 3103	20/07/2010	Private Sale	HOUSE (RES)		11	5	3	2			Hocking Stuart
171 Gordon St BALWYN 3103	15/07/2010	Private Sale	HOUSE	1925		4	1		557		Arthur Reuss Real Estate
19 Chatfield Av BALWYN 3103	12/07/2010	Sold Before Auction	HOUSE (RES)		6	4	2	1	920		Jellis Craig /

ADDRESS	DATE	METHOD	PROPERTY TYPE	YEAR BUILT	ROOMS	BEDROOMS	BATHROOMS	CARPARKS	LAND SIZE	BUILDING AREA	AGENT
112 Belmore Rd BALWYN 3103	28/06/2010	Private Sale	HOUSE		12	5	3	2	723		Fletchers
6 Bernborough Av BALWYN 3103	26/06/2010	Auction Sale	HOUSE (RES)		8	3	2	1	345		Jellis Craig
41 Terry St BALWYN 3103	19/06/2010	Auction Sale	HOUSE (RES)		4	2	1	1	700		Noel Jones
37 Kitchener St DEEPDENE 3103	05/06/2010	Auction Sale	HOUSE		6	3	1	2	690		Noel Jones
18 Yongala St BALWYN 3103	05/06/2010	Auction Sale	HOUSE (RES)		6	3	1	0	603		Noel Jones
223 Belmore Rd BALWYN NORTH 3104	03/06/2010	Sold Before Auction	HOUSE (RES)		7	3	1	1	506		Fletchers
13 Morris St BALWYN NORTH 3104	22/05/2010	Auction Sale	HOUSE (RES)		5	3	1	1	612		Hocking Stuart
51 Yongala St BALWYN 3103	18/05/2010	Private Sale	HOUSE (RES)		9	4			760		Noel Jones
7 Haig St BALWYN 3103	15/05/2010	Auction Sale	HOUSE (RES)		12	5	5	2	730		Hocking Stuart
3 A. I. F. St BALWYN 3103	10/05/2010	Sold After Auction	HOUSE		7	3	2	1	717		Hocking Stuart (Balwyn) Pty Ltd
14 Belgrove Av BALWYN 3103	10/05/2010	Private Sale	HOUSE (RES)		11	5	4	2	700		Hocking Stuart

— Returned 58 records. —

No warranty

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