

RESIDENTIAL SALES IN SANDRINGHAM (MAY 2025)

RayWhite

TRACEY POTTER

| Address | Sale Price | Sale Date | Days To Sell | Sale Category | Sale Method | Valuation | Bedrooms | Floor Area | Land Area m2 | Sale Tenure |
|------------------------------------|----------------|-----------|--------------|---------------|--------------------------|----------------|----------|------------|--------------|-------------|
| 1/1 Kingsway Avenue, Sandringham | \$582,500.00 | 30-May-25 | 1 | Unit | P - Private Treaty(Neg.) | \$700,000.00 | 2 | 60 | 0 | Crosslease |
| 3/9 Begbie Place, Sandringham | \$400,000.00 | 28-May-25 | 30 | Residence | A - Auction | | 2 | 123 | 0 | Crosslease |
| 48 Renfrew Avenue, Sandringham | \$1,590,000.00 | 28-May-25 | 57 | Residence | A - Auction | \$1,575,000.00 | 3 | | 415 | Freehold |
| 5/3 Grove Road, Sandringham | \$560,000.00 | 27-May-25 | 28 | Unit | P - Private Treaty(Neg.) | \$750,000.00 | 2 | 70 | 0 | Crosslease |
| 17A Jason Avenue, Sandringham | \$1,280,000.00 | 22-May-25 | 47 | Residence | A - Auction | \$1,575,000.00 | 3 | | 0 | Crosslease |
| 4/5 Patterson Street, Sandringham | \$1,000,000.00 | 21-May-25 | 36 | Townhouse | A - Auction | \$1,080,000.00 | 3 | 91 | 0 | Strata |
| 40A Oxton Road, Sandringham | \$1,551,000.00 | 21-May-25 | 52 | Residence | A - Auction | \$1,650,000.00 | 4 | 164 | 408 | Freehold |
| 24 Royal Terrace, Sandringham | \$1,950,000.00 | 21-May-25 | 65 | Residence | A - Auction | \$2,225,000.00 | 4 | 131 | 536 | Freehold |
| 13 Huntingtree Avenue, Sandringham | \$1,760,000.00 | 19-May-25 | 52 | Residence | P - Private Treaty(Neg.) | \$2,075,000.00 | 3 | | 607 | Unknown |
| 1/17 Kingsway Avenue, Sandringham | \$760,000.00 | 13-May-25 | 96 | Residence | P - Private Treaty(Neg.) | | 2 | | 0 | Crosslease |
| 13B Watson Avenue, Sandringham | \$905,000.00 | 13-May-25 | 39 | Unit | A - Auction | \$960,000.00 | 2 | 90 | 0 | Strata |
| 3/40 Arabi Street, Sandringham | \$690,000.00 | 6-May-25 | 28 | Townhouse | P - Private Treaty(Neg.) | \$920,000.00 | 2 | 74 | 0 | Crosslease |
| 73 Gribblehirst Road, Sandringham | \$3,350,000.00 | 5-May-25 | 63 | Residence | P - Private Treaty(Neg.) | \$3,600,000.00 | 5 | 361 | 613 | Freehold |
| 82A Aroha Avenue, Sandringham | \$1,410,000.00 | 2-May-25 | | Residence | P - Private Treaty(Neg.) | \$1,675,000.00 | | 115 | 0 | Freehold |
| 37 Aroha Avenue, Sandringham | \$2,020,000.00 | 2-May-25 | 36 | Residence | P - Private Treaty(Neg.) | | 4 | 172 | 546 | Freehold |

* Statistics have been sourced from industry websites. While every effort has been made to ensure accuracy, no responsibility is accepted for any errors or omissions.