

## RESIDENTIAL SALES IN SANDRINGHAM (OCTOBER 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
1A Lancing Road	\$851,000.00	29-Oct-25	21	Residence	P - Private Treaty(Neg.)	\$950,000.00	2	90	0	Crosslease
3 Shaw Street	\$2,450,000.00	29-Oct-25	39	Residence	A - Auction		4	173	641	Unknown
55 King Edward Street	\$2,410,000.00	29-Oct-25	81	Residence	A - Auction		4		569	Unknown
4/46 Fowlds Avenue	\$1,250,000.00	24-Oct-25	48	Residence	A - Auction	\$970,000.00	3		0	Strata
72 Kiwitea Street	\$1,775,000.00	22-Oct-25	168	Residence	A - Auction	\$1,700,000.00	4	155	650	Freehold
28 Euston Road	\$2,445,000.00	20-Oct-25	32	Residence	A - Auction		4	186	697	Unknown
8 Coyle Street	\$2,200,000.00	17-Oct-25	136	Residence	P - Private Treaty(Neg.)	\$2,300,000.00	5		819	Freehold
12A Harwood Street	\$1,160,000.00	15-Oct-25	39	Residence	A - Auction		3	131	0	Crosslease
28A Renfrew Avenue	\$1,380,000.00	15-Oct-25	31	Residence	A - Auction		3		0	Unknown
40 Halesowen Avenue	\$1,815,000.00	15-Oct-25	42	Residence	A - Auction	\$2,075,000.00	3		612	Freehold
12 Royal Terrace	\$1,300,000.00	15-Oct-25	35	Home and Income	A - Auction	\$2,200,000.00	6	253	506	Freehold
1/7 Patterson Street	\$835,000.00	8-Oct-25	20	Unit	A - Auction	\$750,000.00	2		0	Crosslease
4/7 Patterson Street	\$732,500.00	8-Oct-25	42	Unit	P - Private Treaty(Neg.)	\$750,000.00	2	70	0	Crosslease
85 Burnley Terrace	\$1,825,000.00	8-Oct-25	52	Residence	A - Auction		3		372	Unknown
80 Kiwitea Street	\$1,352,000.00	2-Oct-25	175	Residence	P - Private Treaty(Neg.)	\$2,175,000.00	3	122	794	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.