

17/93-97 Union Road, Ascot Vale Vic 3032



2 Bed 1 Bath 1 Car

Property Type:

Flat/Unit/Apartment (Res)

Indicative Selling Price

\$565,000

Median House Price

March quarter 2026: \$680,000

Comparable Properties



22/37 Ascot Vale Road, Ascot Vale 3032 (REI)

2 Bed 1 Bath 2 Car

Price: \$570,000

Method: Private Sale

Date: 12/05/2026

Property Type: Unit

Agent Comments: Comparable size, comparable presentation, comparable location



4/64 Dover Street, Flemington 3031 (REI)

2 Bed 1 Bath 1 Car

Price: \$565,000

Method: Private Sale

Date: 08/04/2026

Property Type: Apartment

Agent Comments: Superior location, comparable size, comparable presentation.



16/110 Union Road, Ascot Vale 3032 (REI/VG)

2 Bed 1 Bath 1 Car

Price: \$595,000

Method: Private Sale

Date: 25/03/2026

Rooms: 4

Property Type: Apartment

Agent Comments: Comparable location, superior presentation, comparable size

Statement of Information

Internet advertising for single residential property located within or outside the Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb or
locality and postcode

17/93-97 Union Road, Ascot Vale Vic 3032

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single price

\$565,000

Median sale price

Median price

\$680,000

Unit

x

Suburb

Ascot Vale

Period - From

01/01/2026

to

31/03/2026

Source

REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
22/37 Ascot Vale Road, ASCOT VALE 3032	\$570,000	12/05/2026
4/64 Dover Street, FLEMINGTON 3031	\$565,000	08/04/2026
16/110 Union Road, ASCOT VALE 3032	\$595,000	25/03/2026

This Statement of Information was prepared on:

19/05/2026 14:27