



Luschwitz

REAL ESTATE

Recent Comparable Sales

20 Aurora Drive, St Ives NSW 2075



2 Aurora Drive, St Ives

Sold: \$2,025,000

Sale Date: May 2024
3 Bed | 2 Bath | 2 Car

Land:331m2 House:174m2



3 Aurora Drive, St Ives

Sold: \$2,050,000

Sale Date: June 2022
3 Bed | 2 Bath | 2 Car

Land:425m2 House:174m2



15 Aurora Drive, St Ives

Sold: \$1,925,000

Sale Date: Sept 2024
3 Bed | 2 Bath | 2 Car

Land:439m2 House:173m2



16 Aurora Drive, St Ives

Sold: \$1,750,000

Sale Date: Feb 2023
3 Bed | 2 Bath | 2 Car

Land:400m2 House:173m2



14/8 Aurora Drive, St Ives

Sold: \$1,750,000

Sale Date: Aug 2024
3 Bed | 2 Bath | 2 Car

Land:m2 Unit: 171m2



6/6 Aurora Drive, St Ives

Sold: \$1,825,000

Sale Date: Nov 2025
3 Bed | 2 Bath | 2 Car

Land:m2 Unit: 171m2

Disclaimer: The properties detailed in this document are the comparable properties that we have discussed with the property owners, in determining an indicative sale guide as per the requirements of the Amendment to the Property Stock and Business Agents Act

*All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee it's accuracy and interested persons should rely on their own enquiries. All distances are approximate



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Property Profile

20 Aurora Drive, St Ives NSW 2075



House and Land size	House: Approx m2 Land: Approx 431m2
When was the home built?	Built 2002
What is/are the aspect/view of the property?	Rear-to-north aspect
What council is the property in?	Ku-ring-gai Municipal Council
What are the outgoings?	Council Rates: \$455.25 per quarter Water Rates: \$ 272.81 per quarter Strata Admin: \$ 463.95 per quarter Strata Capital Works: \$ 140.80per quarter
What is the rental estimate?	\$ 1000 per week
Is the property owner occupied, tenanted or vacant?	Owner occupied
Last traded year?	\$729,000 30/08/2002
Gas or electricity?	Gas and electricity connected
Where is the hot water serviced located? Type?	
What is the parking situation?	Double lock up garage
Proximity to buses and trains	196 and 195/6 bus services to St Ives village, Gordon Station and Belrose at the entrance to the complex
Proximity to shops, cafes and amenities?	600m to the local shops and cafe and Close to the St Ives Shopping Village
Proximity to nearest primary school?	1.8km to St Ives North Public School
Proximity to nearest high school?	4.9km St Ives High School
Distance to the CBD?	37 min (26.8 km) via M1 and A3

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