



Luschwitz

REAL ESTATE

Recent Comparable Sales

A11 Hunter Avenue, St Ives NSW 2075



4 Shannon Street, St Ives

Sold: \$5,900,000

Sale Date: Mar 2024
5 Bed | 4 Bath | 2 Car

Land:1012m2 House:509m2



6 Gibran Place, St Ives

Sold: \$5,400,000

Sale Date: Feb 2024
6 Bed | 4 Bath | 3 Car

Land:1221m2 House:655m2



33 Torokina Avenue, St Ives

Sold: \$5,550,000

Sale Date: Jun 2024
5 Bed | 4 Bath | 2 Car

Land:1147m2 House:461m2



1 Ainslie Close, St Ives

Sold: \$5,300,000

Sale Date: May 2024
6 Bed | 4 Bath | 2 Car

Land:930m2 House:480m2



17 Oxley Avenue, St Ives

Sold: \$6,505,000

Sale Date: May 2024
5 Bed | 4 Bath | 2 Car

Land:980m2 House:498m2



6 Carcoola Road, St Ives

Sold: \$5,950,000

Sale Date: Feb 2024
5 Bed | 5 Bath | 2 Car

Land:929m2 House:542m2

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

A11 Hunter Avenue, St Ives NSW 2073



House and Land size	House: Approx 400m2 Land: Approx 1489m2
When was the home built?	Circa 1990
What is/are the aspect/view of the property?	Extensive local area views
What council is the property in?	Ku-ring-gai Municipal Council
What are the outgoings?	Council Rates: \$ 531.00 per quarter Water Rates: \$ 365.00 per quarter
What is the rental estimate?	\$2500 per week
Is the property owner occupied, tenanted or vacant?	Owner occupied
Last traded year?	Sold for \$1,800,000 08/05/2009
Gas or electricity?	Electricity connected. Gas available in the street
Where is the hot water serviced located? Type?	2 dual tanks electric Hume
What is the parking situation?	Double lock up garage plus additional off street parking
Proximity to buses and trains	3 minutes walk 170m Express City Bus Stop 2.5km Gordon Railway Station. 200m to station Bus stop
Proximity to shops, cafes and amenities?	2.2km to St Ives Village Shopping Centre
Proximity to nearest primary school?	St Ives Public School catchment. 500m 5 minute walk
Proximity to nearest high school?	St Ives High School catchment. 300m 3 minute walk
Distance to the CBD?	34 min (18.3 km) via Eastern Arterial Rd

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