

## Statement of Information

## Single residential property located in the Melbourne metropolitan area

				S	ection 47	AF of t	he Estate	Agents Act 1	980
Property offer	ed for s	sale							
Address Including suburb and postcode		206 Napie	er Street, Essend	on Vic 3	3040				
Indicative sell	ing pric	ce							
For the meaning	of this p	orice see co	onsumer.vic.gov	.au/und	erquoting				
Range between \$4,10		0,000	&	\$4	,500,000				
Median sale p	rice								
Median price	\$1,570,	000 F	louse X	Unit			Suburb	Essendon	
Period - From	01/01/2	2018 to	31/03/2018		Source	REIV			
Comparable p	roperty	/ sales (*[	Delete A or B b	elow a	s applica	ble)			
	that the	estate age	ties sold within tent or agent's rep				•		F
Address of comparable property						ı	Price	Date of sa	le
1									
2									
3									
OR								•	

В\* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

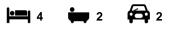




Account - alexkarbon | P: 03 9326 8883 | F: 03 9329 5884







Rooms:

Property Type: House Land Size: 502 sqm approx

**Agent Comments** 

**Indicative Selling Price** \$4,100,000 - \$4,500,000 **Median House Price** March quarter 2018: \$1,570,000

## Comparable Properties

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

Account - alexkarbon | P: 03 9326 8883 | F: 03 9329 5884





Generated: 14/05/2018 16:57