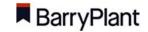
Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property o	offered for	sale										
Address Including suburb and postcode			stor	n Drive, Colo	dstrea	m Vic 377	70					
Indicative	selling prid	се										
For the mea	aning of this p	orice see c	ons	sumer.vic.go	ν.au/ι	underquo	ting					
Range between \$780,000				&	\$830,000							
Median sa	le price								_			
Median price \$652,000			Pro	perty Type	Hous	е		Sub	urb	Coldstream		
Period - From 14/12/2019			o	13/12/2020	Source REIV			/				
Comparat	ole property	/ sales (*	Del	ete A or B	belo	w as ap _l	plica	ble)				
me	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									Pr	ice	Date of sale	
1												
2												
3												
OR												
	e estate ager perties were	•		•		•					ee comparable onths.	
	This Statement of Information was prepared on:								14/12/2020 15:27			





Nathan Hick 03 9725 9855 0433 894 433 nhick@barryplant.com.au

Indicative Selling Price \$780,000 - \$830,000 Median House Price

14/12/2019 - 13/12/2020: \$652,000





Occupied - Detached)

Land Size: 869 sqm approx

Agent Comments

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 - Barry Plant | P: 03 9725 9855 | F: 03 9725 2454



