

Date: 15-10-18

Statement of Information

Single residential property located in Melbourne metropolitan area

Sections 47AF of the *Estate Agents Act 1980*



Property offered for sale

Address
Including suburb and
postcode

33 Circle Ridge, Chirnside Park 3116

Indicative selling price

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

Single price

\$855,000

Median sale price

Median price

\$726,000

House

X

Unit

Suburb
or locality

Chirnside Park

Period - From

01/06/2018

to

30/09/2018

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
8 Drummer Hill Lane, Mooroolbark	\$866,000	13/10/18
4 The Wallaby Run, Chirnside Park	\$855,125	8/9/18
5 Cloverdale Lane, Chirnside Park	\$775,000	31/10/18