



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

# 2 Queen Street, YARRA JUNCTION 3797

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Range from \$480,000 -  
\$528,000**

### Median sale price

Median **House** for **YARRAJUNCTION** for period **Oct 2016 - Sep 2017**  
Sourced from **Pricefinder**.

**\$514,000**

### 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 the most comparable to the property for sale.

**18 Douglas Pde.,** Price **\$485,000** Sold 23 August 2017  
Yarra Junction 3797

**9 Bannerman St.,** Price **\$510,000** Sold 31 August 2017  
Yarra Junction 3797

**11 Milners Rd.,** Price **\$505,000** Sold 07 October 2017  
Yarra Junction 3797

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

### Contact agents

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