

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

1/8 SCOTLAND AVENUE GREENSBOROUGH VIC 3088

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

\$1,150,000

or range
between

&

Median sale price

(*Delete house or unit as applicable)

Median Price

\$1,011,000

Property type

Other

Suburb

Greensborough

Period-from

01 May 2021

to

30 Apr 2022

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last 6 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

2/8 SCOTLAND AVENUE GREENSBOROUGH VIC 3088	\$1,070,000	19-May-22
3/8 SCOTLAND AVENUE GREENSBOROUGH VIC 3088	\$1,085,000	05-May-22

OR

B* 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 6 months.

This Statement of Information was prepared on: 27 May 2022

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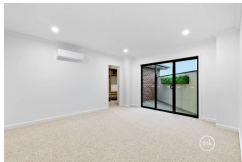


**2/8 SCOTLAND AVENUE
GREENSBOROUGH VIC 3088**

- - -

Sold Price ^{RS} **\$1,070,000** Sold Date **19-May-22**

Distance **0.02km**



**3/8 SCOTLAND AVENUE
GREENSBOROUGH VIC 3088**

3 2 2

Sold Price

Sold Date **19-May-22**

Distance -

RS = Recent sale

UN = Undisclosed Sale

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