

# Statement of Information

## Single residential property located in the Melbourne metropolitan area



### Sections 47AF of the *Estate Agents Act 1980*

#### Property offered for sale

Address  
Including suburb and  
postcode 36/13-15 Hewish Rd, Croydon 3136

#### Indicative selling price

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

Single price \$ or range between \$360,000 & \$385,000

#### Median sale price

(\*Delete house or unit as applicable)

Median price \$534,000 \*House \*Unit X Suburb Croydon 3136  
Period - From Mar 2017 to Feb 2018 Source CoreLogic

#### Comparable property sales

A\* 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
1. 63/13-15 Hewish Rd, Croydon 3136	\$388,000	25/01/18
2. 84/13-15 Hewish Rd, Croydon 3136	\$398,000	14/11/17
3. 4/70 Hewish Rd, Croydon 3136	\$370,500	04/10/17