### Statement of Information

# Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980



castrangilbert.com.au

## Property offered for sale



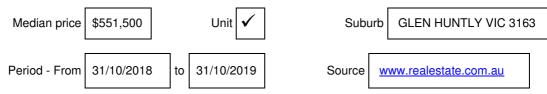
#### Indicative selling price

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

Single price:



#### Median sale price



#### 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 properties	Price	Date of sale
1. 5/1204 Glen Huntly Road, Glen Huntly Vic 3163	\$536,000	27/07/2019
2. 103/147 Neerim Road, Glen Huntly Vic 3163	\$545,000	25/06/2019
3. 302/103 Grange Road, Glen Huntly Vic 3163	\$548,000	10/07/2019

## Statement of Information prepared on: 15/11/2019