

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

14 Halsey Street, Balnarring VIC 3926

Indicative selling price

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

Single Price

\$970,000

Median sale price

Median price \$780,000

House X

Suburb Balnarring

Period - From 01/04/2016 **to** 31/03/2017

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
1) 4 Albert Crescent, Balnarring VIC 3926	\$970,000	20/02/2017
2) 101 Warrawee Road, Balnarring VIC 3926	\$950,000	18/03/2017
3) 17 Hurley Street, Balnarring VIC 3926	\$950,000	16/02/2017