

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 118 Birchwood Boulevard, Hoppers Crossing

Indicative selling price

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

Single price or range between \$700,000 & \$750,000

Median sale price

(*Delete house or unit as applicable)

Median price \$580,000 *House ☒ *Unit ☐ Suburb HOPPERS CROSSING
Period - From 14th Feb 2021 to 14th Aug 2021 Source CORE LOGIC

Comparable property sales

A*	120 Birchwood Boulevard, Hoppers Crossing	\$765,000	Sold 9 th July 2021
	10 Freesia Court, Hoppers Crossing	\$730,000	Sold 13 th March 2021
	26 Birchwood Boulevard, Hoppers Crossing	\$705,000	Sold 7 th April 2021

Property data source: Corelogic.com.au. Generated on 12th August 2021