

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 2 Janet Street, Boronia VIC 3155

Indicative selling price

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

or range between \$630,000 & \$680,000

Median sale price

Median price \$650,000 House ☒ Suburb Boronia
Period - From 01/04/2016 to 31/03/2017 Source REIV propertydata.com.au

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. 66 Torresdale Drive, Boronia 3155	\$679,000	16/02/17
2. 13 Baldwin Avenue, Boronia 3155	\$665,000	14/03/17
3. 18 Bennett Street, Boronia 3155	\$630,000	25/03/17

Property data source: REIV propertydata.com.au. Generated on 4th of July 2017.