

Statement of Information

Single residential property located in the Melbourne metropolitan areaSections 47AF of the *Estate Agents Act 1980***Property offered for sale**

Address
Including suburb and
postcode

103/1555 Malvern Road, Glen Iris, VIC, 3146

Indicative selling priceFor the meaning of this price see consumer.vic.gov.au/underquotingSingle price

\$724,000

Median sale priceMedian price

\$680,000

*Unit

X

Suburb

Glen Iris

Period - From

Oct 2017

 to

Dec 2017

REIV – Property Data

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. 9/249 Burke Road, Glen Iris VIC 3146	\$720,000	23/01/2018
2. 16/249 Burke Road, Glen Iris VIC 3146	\$800,000	9/12/2017
3. 8/1452 Malvern Road, Glen Iris VIC 3146	\$646,000	10/02/2018



The best price for your property

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Comparable Properties



9/249 Burke Road, Glen Iris VIC 3146

 2  2  1

Price: \$720,000

Date: 23/01/2018

Rooms: 2

Property Type: Unit



16/249 Burke Road, Glen Iris VIC 3146

 2  2  1

Price: \$800,000

Date: 9/12/2017

Rooms: 2

Property Type: Apartment



8/1452 Malvern Road, Glen Iris VIC 3146

 2  1  1

Price: \$646,000

Date: 10/02/2018

Rooms: 2

Property Type: Apartment

The Hudson Bond Difference



Modern Marketing

Our modern and comprehensive marketing ensures your property will receive maximum exposure and on the top online property portals.



Best Price Guarantee

If your house sells for less, then you pay **nothing**. We don't mislead you with a high quote just to win your business.



A Quicker Sale

Hudson Bond's average selling time continues to be less than half the industry average. Our average sale time has been around 24 days for the past 10 years.