

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

14 Harker Street, Healesville Vic 3777

Indicative selling price

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

Range between

\$490,000

&

\$520,000

Median sale price

Median price

\$632,500

House

X

Unit

Suburb

Healesville

Period - From

01/10/2018

to

31/12/2018

Source

REIV

Comparable property sales (*Delete A or B below as applicable)

- 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	7 Goondah La HEALESVILLE 3777	\$590,000	27/11/2018
2	22 McGregor Av HEALESVILLE 3777	\$566,000	26/10/2018
3	4 Westmount Rd HEALESVILLE 3777	\$540,000	17/01/2019

OR

- B*** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.



Rooms:

Property Type: House

Land Size: 891 sqm approx

Agent Comments

Comparable Properties



7 Goondah La HEALESVILLE 3777 (REI/VG)

Agent Comments



Price: \$590,000

Method: Private Sale

Date: 27/11/2018

Rooms: -

Property Type: House

Land Size: 830 sqm approx



22 McGregor Av HEALESVILLE 3777 (VG)

Agent Comments



Price: \$566,000

Method: Sale

Date: 26/10/2018

Rooms: -

Property Type: House (Res)

Land Size: 451 sqm approx



4 Westmount Rd HEALESVILLE 3777 (VG)

Agent Comments



Price: \$540,000

Method: Sale

Date: 17/01/2019

Rooms: -

Property Type: House (Res)

Land Size: 802 sqm approx