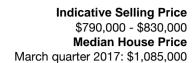
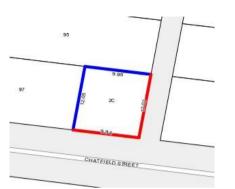
hockingstuart

Alex Huynh 0416 082 401 ahuynh@hockingstuart.com.au





Rooms:

Property Type: House Land Size: 119 sqm

Agent Comments

Comparable Properties



8 Emma St SEDDON 3011 (REI/VG)

Price: \$867,000 Method: Auction Sale Date: 20/08/2016 Rooms: 4

Property Type: Townhouse (Res)

Land Size: 157 sqm

Agent Comments



15 Bellairs Av SEDDON 3011 (REI)

Price: \$842,000

Method: Sold Before Auction

Date: 28/04/2017 Rooms: 3

Property Type: House (Res) Land Size: 253 sqm

Agent Comments



3/21 Goulburn St YARRAVILLE 3013 (REI)

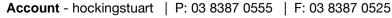
-2

Price: \$780,000 Method: Auction Sale Date: 20/05/2017

Rooms: 3

Property Type: Townhouse (Res)

Agent Comments



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Alex Huynh 0416 082 401 ahuynh@hockingstuart.com.au

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sa	ıe
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Address	2c Chatfield Street, Kingsville Vic 3012
Including suburb and	
postcode	

Indicative selling price

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

Range between	\$790,000	&	\$830,000
Range between	\$790,000	&	\$830,000

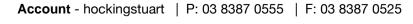
Median sale price

Median price	\$1,085,000	Н	ouse X	Sub	ourb	Kingsville	
Period - From	01/01/2017	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 6 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
8 Emma St SEDDON 3011	\$867,000	20/08/2016
15 Bellairs Av SEDDON 3011	\$842,000	28/04/2017
3/21 Goulburn St YARRAVILLE 3013	\$780,000	20/05/2017







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