

## 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

4 Midway Close, Gladstone Park

**Indicative selling price**For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range Between:

\$600,000

&amp;

\$660,000

**Median sale price**

Median price

\$633,000

\*House

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Suburb

Gladstone Park

Period - From

20/03/2017

to

19/03/2018

Source

Realestate.com.au

**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 |
|---------------------------------|-----------|--------------|
| 5 Milton Place, Gladstone Park  | \$659,000 | 24/02/2018   |
| 7 Royston Place, Gladstone Park | \$650,000 | 21/11/2017   |
| 16 Hall Road, Gladstone Park    | \$650,000 | 18/11/2017   |

Generated 28/03/2018