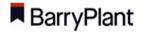
Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Proper	rty offere	ed for s	sale								
Address Including suburb and postcode			2 Aloha Gardens, Templestowe Vic 3106								
Indicative selling price											
For the meaning of this price see consumer.vic.gov.au/underquoting											
Range between \$1,80			0,000		&		\$1,950,000				
Median sale price											
Median price \$1,651		000	Pro	operty Type	Hous	se		Suburl	Templestov	ve	
Period - From 01/0		01/04/2	′2021 t		30/06/2021		Sc	ource REIV			
Compa	arable pı	roperty	sales	(*De	lete A or B	belo	w as ap	plica	ble)		
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											
2											
3											
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.										
			This St	atem	ent of Inform	nation	was nren	ared	on: [01/00/0	001 07:50









Property Type: House **Land Size:** 1515 sqm approx

Agent Comments

Indicative Selling Price \$1,800,000 - \$1,950,000 Median House Price June quarter 2021: \$1,651,000

Comparable Properties

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.

Account - Barry Plant | P: 03 9842 8888



