

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

8 River View Crescent, Eumemmerring Vic 3177

Indicative selling price

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

Range between

\$950,000

&

\$1,045,000

Median sale price

Median price

House

X

Suburb

Eumemmerring

Period - From

to

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 Oak Av DOVETON 3177	\$505,000	20/04/2017
3 Peach Ct DOVETON 3177	\$495,000	10/12/2016
12 Cootamundra St DOVETON 3177	\$477,000	22/04/2017