

Statement of Information

Section 47AF of the Estate Agents Act 1980

1/2 Wadi Street,
Boronia VIC 3155

Indicative selling price

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

\$500,000 - \$550,000

Median sale price

\$585,000

Median **Unit** price for **Boronia** from **Corelogic** from the 01/08/2019 – 31/07/2020

Comparable Property Sales

**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.

3/256 Boronia Road Boronia VIC 3155	\$550,000	Sold 29 th of May 2020
1/9 Elsie Street Boronia VIC 3155	\$506,500	Sold 3 rd of April 2020
3/44 Central Avenue Boronia VIC 3155	\$500,000	Sold 9 th of April 2020

Unit



2 Bed



1 Bath



1 Car

Harcourts Wantirna
Shop 5/249 Stud Road
Wantirna VIC 3152

This Statement of Information was prepared on: 4th of August 2020

Harcourts