

STATEMENT OF INFORMATION

838 BALLAN-GREENDALE RD, GREENDALE, VIC 3341

PREPARED BY JODI NASH, SWEENEY ESTATE AGENTS (BACCHUS MARSH)

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



838 BALLAN-GREENDALE RD,

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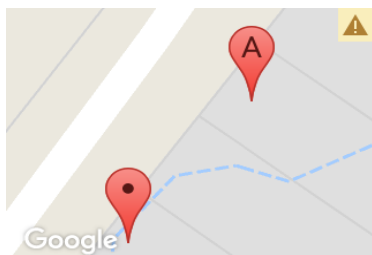
Indicative Selling Price

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

Price Range: 740,000 to 800,000

Provided by: Jodi Nash, Sweeney Estate Agents (Bacchus Marsh)

MEDIAN SALE PRICE



GREENDALE, VIC, 3341

Suburb Median Sale Price (House)

\$537,500

01 October 2016 to 30 September 2017

Provided by: pricefinder

COMPARABLE PROPERTIES

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.



846 BALLAN-GREENDALE RD, GREENDALE,

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Sale Price

***\$655,000**

Sale Date: 20/06/2017

Distance from Property: 81m



Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale


Address Including suburb and postcode	838 BALLAN-GREENDALE RD, GREENDALE, VIC 3341
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Indicative selling price

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

Price Range:	740,000 to 800,000
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Median sale price

Median price	\$537,500	House	<input checked="" type="checkbox"/>	Unit	<input type="checkbox"/>	Suburb	GREENDALE
Period	01 October 2016 to 30 September 2017			Source			

Comparable property sales

The estate agent or agent’s representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.

Address of comparable property	Price	Date of sale
846 BALLAN-GREENDALE RD, GREENDALE, VIC 3341	*\$655,000	20/06/2017