

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

1/7 Mikado Street Hadfield VIC 3046

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$585,000

&

\$635,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$730,000

Property type

Other

Suburb

Hadfield

Period-from

01 May 2019

to

30 Apr 2020

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* 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

1/17 Apsley Street Glenroy VIC 3046	-	-
1/119 Cardinal Road Glenroy VIC 3046	\$670,000	10-Mar-20
2/68 Gowrie Street Glenroy VIC 3046	-	-

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 6 months.~~

This Statement of Information was prepared on: 21 May 2020



1/17 Apsley Street Glenroy VIC 3046

 3  2  2

Sold Price

- Sold Date

-

Distance

-



1/119 Cardinal Road Glenroy VIC 3046

 3  2  1

Sold Price

\$670,000

Sold Date

10-Mar-20

Distance

1.09km



2/68 Gowrie Street Glenroy VIC 3046

 3  2  1

Sold Price

- Sold Date

-

Distance

0.84km

RS = Recent sale

UN = Undisclosed Sale

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