

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode 13 Gyton Avenue Glen Waverley 3150

Indicative selling price

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

range between \$1,600,000 & \$1,750,000

Median sale price

Median price \$1,300,000 Property type HOUSE Suburb GLEN WAVERLEY

Period - From 01/07/2020 to 30/09/2020 Source REIV

Comparable property sales

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
6 Kwinana Street GLEN WAVERLEY 3150	\$1,787,000	24/10/2020
9 Garrison Drive GLEN WAVERLEY 3150	\$1,701,500	31/10/2020
32 Nottingham Street GLEN WAVERLEY 3150	\$1,670,000	08/08/2020

This Statement of Information was prepared on: Friday 27th November 2020