

# RT Edgar

## STATEMENT OF INFORMATION

14<sup>th</sup> December, 2018

### Property offered for sale

16 Gillards Road, Mount Eliza

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range  
between \$1,275,000 & \$1,350,000

### Median sale price

Median price \$1,185,250 House X Unit Suburb Mount Eliza

Period - From 1 July 2017 to 30 June 2018 Source Core Logic RP Data

### Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar Flinders estate agent and Vicki Sayers consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1. 21 Bareena Drive, Mount Eliza	\$1,225,000	29/10/2018
2. 113 Walkers Road, Mount Eliza	\$1,250,000	06/11/2018
3. 1 Millbank Drive, Mount Eliza	\$1,550,000	09/06/2018