



## Statement of Information

Section 47AF of the Estate Agents Act 1980

# Property offered for sale 243 Thompsons Road, TEMPLESTOWE LOWER 3107

## Indicative selling price

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

**Range \$800,000 - \$880,000**

## Median sale price

Median **House** for **TEMPLESTOWE LOWER** for period **Apr 2019 - Jun 2019**  
Sourced from **REIV**.

**\$990,000**

## 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 the most comparable to the property for sale.

**34 Marjorie Cl,**  
Bullen 3105

Price **\$880,000** Sold 15 July 2019

**18 Milsom Ave,**  
Templestowe Lower 3107

Price **\$867,500** Sold 20 July 2019

**86 Rose Ave,**  
Templestowe Lower 3107

Price **\$830,000** Sold 11 June 2019

This Statement of Information was prepared on 11th Oct 2019

## Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from REIV.

House



5 beds



2 baths



2 parking

## Parkes Property

906 - 908 Doncaster Road,  
Doncaster East VIC 3109

## Contact agents



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**PARKES**  
PROPERTY