Statement of Information Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Including suburb or locality and postcode

Address 17 Glebe Drive, Sale Vic 3850

Indicative selling price

For the meaning	of this price see	con	sumer.vic.go	v.au	ı/underquot	ting		
Single pric	e \$550,000	\$550,000						
Median sale p	rice							
Median price	\$343,750	Pro	operty Type	House			Suburb	Sale
Period - From	01/01/2020	to	31/03/2020		So	urce	REIV	

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

A* These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Add	dress of comparable property	Price	Date of sale
1	173 Stawell St SALE 3850	\$639,000	01/07/2019
2	33 Darling St SALE 3850	\$585,000	19/11/2019
3	91 Woondella Blvd SALE 3850	\$565,000	27/04/2020

OR

B* 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.

This Statement of Information was prepared on:

06/06/2020 11:58



17 Glebe Drive, Sale Vic 3850

GRAHAM CHALMER





Property Type: Land Agent Comments Chris Morrison 0351439206 0419381832 cjmorrison@chalmer.com.au

Indicative Selling Price \$550,000 Median House Price March quarter 2020: \$343,750

Comparable Properties



173 Stawell St SALE 3850 (REI/VG)

Price: \$639,000 Method: Private Sale Date: 01/07/2019 Rooms: 9 Property Type: House Land Size: 828 sqm approx



33 Darling St SALE 3850 (REI/VG)



Price: \$585,000 Method: Private Sale Date: 19/11/2019 Rooms: 9 Property Type: House Land Size: 882 sqm approx



91 Woondella Blvd SALE 3850 (REI/VG)



3850 (REI/VG) Agent Comments

Price: \$565,000 Method: Private Sale Date: 27/04/2020 Rooms: 7 Property Type: House Land Size: 630 sqm approx

Account - Graham Chalmer Sale | P: 03 5144 4333 | F: 03 5144 6690



The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.

Agent Comments

Agent Comments