

Statement of Information

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

105/51-53 Buckley Street Noble Park, 3174

Indicative selling price

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

Single price \$314,950.00

Median sale price

Median price \$430,000.00 Property Type UNIT - 2 BEDROOM Suburb NOBLE PARK

Period - From 30-Sep-2019 to 29-Sep-2020 Source REA

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 most comparable to the property for sale.

	Address of comparable property	Price	Date of sale
1	110/51-53 Buckley Street, Noble Park, Vic 3174	\$305,000.00	06-May-2020
2	5/1-3 Forster Street Noble Park VIC 3174	\$305,000.00	21-May-2020
3	106/51-53 Buckley Street, Noble Park VIC 3174	\$305,000.00	06-Jun-2020

This statement of information was prepared on 12-Mar-2021 at 3:28:30 PM EST