STATEMENT OF INFORMATION

801-803 WHITEHORSE ROAD, MONT ALBERT, VIC 3127
PREPARED BY SANDRA SUTIKNO, STOCKDALE & LEGGO BALWYN

Stockdale
&Leggo

801-803 WHITEHORSE ROAD, MONT

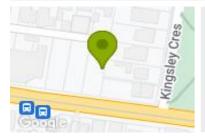🛏 2 🛁 2 🚗 2

Indicative Selling Price

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

Price Range: **$670,000 to $680,000**

Provided by: Sandra Sutikno, Stockdale & Leggo Balwyn

MEDIAN SALE PRICE

MONT ALBERT, VIC, 3127

Suburb Median Sale Price (Unit)

$790,000

01 January 2023 to 30 June 2023

Provided by: **pricefinder**

COMPARABLE PROPERTIES

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

801 WHITEHORSE RD, MONT ALBERT, VIC

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Sale Price

$682,500

Sale Date: 16/05/2023

Distance from Property: 0m

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

Sections 47AF of the E*state Agents Act 1980*

Property offered for sale

Address
Including suburb and postcode

> 801-803 WHITEHORSE ROAD, MONT ALBERT, VIC 3127

Indicative selling price

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

Price Range: | $670,000 to $680,000

Median sale price

| Median price | $790,000 | Property type | Unit | Suburb | MONT ALBERT |

| Period | 01 January 2023 to 30 June 2023 | Source | pricefinder |

Comparable property sales

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

Address of comparable property	Price	Date of sale
801 WHITEHORSE RD, MONT ALBERT, VIC 3127	$682,500	16/05/2023

This Statement of Information was prepared on: | 07/09/2023

CONSUMER AFFAIRS VICTORIA