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## Statement of Information

## Single residential property located in the Melbourne metropolitan area

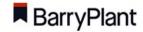
	Section 47AF of										of t	of the Estate Agents Act 1980			
Property	offere	ed for s	sale												
Includin	g subu		3 Eloura Circuit, Taylors Hill Vic 3037												
Indicativ	Indicative selling price														
For the meaning of this price see consumer.vic.gov.au/underquoting															
Sing	le price	\$615,0	000												
Median s	sale pi	rice													
Median	Median price \$706,00			0 House X						Suburb			Taylors Hill		
Period - From		01/04/2	to	31/03/2018			Source			ΞIV	,				
Compara	able p	roperty	sales (	*Del	ete	A or B b	elow	as ap	plica	ble	<del>)</del> )				
n	nonths		estate a											the last six trable to the	
Address of comparable property											Price		Date of sale		
1															
2															
3															
												ewer than t the last six		e comparable nths.	







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Indicative Selling Price \$615,000 Median House Price

Year ending March 2018: \$706,000





Rooms:

Property Type: House (New -

Detached)

Land Size: 428 sqm approx

**Agent Comments** 

## 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.

**Account** - Barry Plant | P: 03 9390 8333 | F: 03 9367 3228





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