

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

2/35 Kirstina Road, Glen Waverley Vic 3150

Indicative selling price

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

Range between \$910,000

&

\$1,000,000

Median sale price

Median price \$1,405,000

House

X

Suburb

Glen Waverley

Period - From 01/04/2017

to

30/06/2017

Source REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 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
2/4 Yanigin Dr GLEN WAVERLEY 3150	\$952,000	09/04/2017
1/51 Summit Cr GLEN WAVERLEY 3150	\$940,000	04/03/2017
1/127 Bogong Av GLEN WAVERLEY 3150	\$880,000	25/02/2017