

# RT Edgar

## STATEMENT OF INFORMATION

21 March 2019

### Property offered for sale

40/80 Enterprise Drive, Bundoora VIC 3083

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range  
between

\$398,000

& \$428,000

### Median sale price

Median price	\$450,000	House		Unit	X	Suburb	Bundoora
Period - From	01/01/2018	to	31/12/2018	Source	REIV		

### Comparable property sales

**A.** These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar Boroondara estate agent and Nancy Jia consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
<b>1</b> 27 Waxflower Cr BUNDOORA 3083	\$445,000	19/09/2018
<b>2</b> 107/1 Flynn Cl BUNDOORA 3083	\$420,000	21/02/2019
<b>3</b> 7 Poinsettia Ct BUNDOORA 3083	\$380,000	10/11/2018