

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

12 Barbers Rd,  
KALORAMA 3766

### Indicative selling price

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

**Range \$690,000 - \$759,000**

### Median sale price

Median **House** for **KALORAMA** for period **Apr 2017 - Mar 2018**

Sourced from **propertydataonline**.

**\$706,000**

### 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 the most comparable to the property for sale.

**52 Barbers Road,**  
Kalorama 3766

Price **\$800,000** Sold 29  
March 2018

**32 Barbers Road,**  
Kalorama 3766

Price **\$690,000** Sold 07  
March 2018

**7 Falls Road,**  
Kalorama 3766

Price **\$683,000** Sold 18 April  
2018

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from **propertydataonline**.

House



3 beds



2 baths



4 parking

### Stockdale & Leggo Ringwood

1/23 Ringwood St,  
Ringwood VIC 3134

### Contact agents



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**Stockdale  
& Leggo**