



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**7 Boldrewood Parade,
RESERVOIR 3073**

House

3 beds

1 baths

1 parking

Indicative selling price

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

Range \$700,000 - \$770,000

Median sale price

Median **House** for **RESERVOIR** for period **Oct 2018 - Sep 2019**

Sourced from **Pricefinder**.

\$726,500

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.

7 Goulburn Avenue, Reservoir 3073	Price \$740,000 Sold 01 June 2018
38 Yarra Avenue, Reservoir 3073	Price \$745,000 Sold 07 September 2019
49 Shand Road, Reservoir 3073	Price \$765,000 Sold 01 August 2019

This Statement of Information was prepared on 26th Nov 2019

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 Pricefinder.

Stockdale & Leggo Reservoir

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Reservoir VIC 3073

Contact agents



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**Stockdale
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