

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Pr	ppert	v offere	d for sale
----	-------	----------	------------

Address Including suburb and postcode	104r/88 Trenerry Crescent, Abbotsford Vic 3067

Indicative selling price

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

	Range between	\$690,000	&	\$730,000
--	---------------	-----------	---	-----------

Median sale price

Median price	\$568,000	Hou	se	Unit	X			Suburb	Abbotsford
Period - From	01/04/2018	to	30/06/2018		S	ource	REIV		

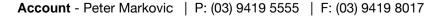
Comparable property sales (*Delete A or B below as applicable)

A* 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 most comparable to the property for sale.

Ad	dress of comparable property	Price	Date of sale
1	115/88 Trenerry Cr ABBOTSFORD 3067	\$729,000	15/05/2018
2	306/132 Smith St COLLINGWOOD 3066	\$675,000	12/09/2018
3	302/88 Trenerry Cr ABBOTSFORD 3067	\$568,000	18/05/2018

OR

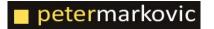
B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.







Generated: 03/10/2018 14:37







Rooms:

Property Type: Apartment Agent Comments

Indicative Selling Price \$690,000 - \$730,000 Median Unit Price June quarter 2018: \$568,000

Comparable Properties



115/88 Trenerry Cr ABBOTSFORD 3067 (REI)

• Ø

Price: \$729,000 **Method:** Private Sale **Date:** 15/05/2018

Rooms: 3

——— 2

Property Type: Apartment

306/132 Smith St COLLINGWOOD 3066 (REI)

Price: \$675,000

Method: Sold Before Auction

Date: 12/09/2018 Rooms: 3

Property Type: Apartment

302/88 Trenerry Cr ABBOTSFORD 3067 (REI) Agent Comments

Price: \$568,000 Method: Private Sale Date: 18/05/2018

Rooms: 3

-2

Property Type: Apartment

Account - Peter Markovic | P: (03) 9419 5555 | F: (03) 9419 8017





The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.

Generated: 03/10/2018 14:37

Agent Comments

Agent Comments