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Indicative Selling Price

\$420,000 - \$450,000

Median House Price

March quarter 2017: \$645,000



3 -

Rooms:

Property Type: House (Previously Occupied - Detached)

Land Size: 601 sqm

Agent Comments

Comparable Properties



3 Watson Av DROMANA 3936 (REI)

Agent Comments

2 1 4

Price: \$505,000

Method: Private Sale

Date: 18/04/2017

Rooms: 4

Property Type: House

Land Size: 595 sqm



21 Elizabeth Av DROMANA 3936 (REI/VG)

Agent Comments

1 1 -

Price: \$450,000

Method: Private Sale

Date: 15/01/2017

Rooms: 4

Property Type: House

Land Size: 745 sqm



204 Boundary Rd DROMANA 3936 (REI/VG)

Agent Comments

3 1 -

Price: \$440,000

Method: Private Sale

Date: 09/02/2017

Rooms: 5

Property Type: House

Land Size: 609 sqm

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

62 Fig Street, Dromana Vic 3936

Indicative selling price

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

Range between \$420,000

&

\$450,000

Median sale price

Median price \$645,000

House

X

Suburb

Dromana

Period - From 01/01/2017

to

31/03/2017

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
3 Watson Av DROMANA 3936	\$505,000	18/04/2017
21 Elizabeth Av DROMANA 3936	\$450,000	15/01/2017
204 Boundary Rd DROMANA 3936	\$440,000	09/02/2017