

Rina Ma 03 9467 5444 0477 773 333 rma@barryplant.com.au

Statement of Information

Period - From 01/04/2017

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale									
Addı Including suburb postc	and	o onounaven eneet, Bundoord vio eece							
Indicative selling	j price								
For the meaning of	this price	see cor	nsumer.vic.g	ov.au/underquoti	ng				
Range between	\$850,000		&	\$935,000					
Median sale price									
Median price \$7	90,000	Ho	ouse X	Unit		Suburb Bundoora			

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

31/03/2018

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	29 Hutchins Cirt BUNDOORA 3083	\$910,000	18/11/2017
2	27 Hutchins Cirt BUNDOORA 3083	\$881,000	11/03/2018
3	55 Settlement Rd BUNDOORA 3083	\$860,000	06/12/2017

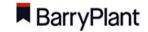
OR

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.





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Indicative Selling Price \$850,000 - \$935,000 **Median House Price**

Year ending March 2018: \$790,000



Rooms:

Property Type: House Land Size: 400 sqm approx

Agent Comments

Comparable Properties



29 Hutchins Cirt BUNDOORA 3083 (REI/VG)

Price: \$910,000 Method: Auction Sale Date: 18/11/2017

Rooms: 4

Property Type: House (Res) Land Size: 600 sqm approx

Agent Comments



27 Hutchins Cirt BUNDOORA 3083 (REI)

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Price: \$881,000 Method: Private Sale Date: 11/03/2018 Rooms: 6

Property Type: House

Agent Comments



55 Settlement Rd BUNDOORA 3083 (VG)

Price: \$860,000 Method: Sale Date: 06/12/2017

Rooms: -

Property Type: Special Accommodation

Land Size: 584 sqm approx

Agent Comments

Account - Barry Plant Bundoora | P: 03 9467 5444 | F: 03 9467 5988

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