
STATEMENT OF INFORMATION

Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode

17a Aubrey Grove, Boronia 3155

Indicative selling price

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

Single Price	\$700,000	to	\$730,000
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Median sale price

Median price	\$575,000	*Unit	X	Suburb	Boronia
Period - From	01/10/2017	to	30/09/2018	Source	CoreLogic

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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
5/191 Scoresby Road, Boronia, 3155	\$714,000	21/07/2018
51 Chestnut Avenue, Ferntree Gully, 3156	\$715,880	07/07/2018
81 Forest Road, Ferntree Gully, 3156	\$720,000	05/09/2018

Property data source: CoreLogic. Generated on 2nd October, 2018.