

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**1/45 Orchard Rd,
BAYSWATER 3153**

Indicative selling price

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

Range \$450,000 - \$495,000

Median sale price

Median **Unit** for **BAYSWATER** for period **Oct 2018 - Sep 2019**

Sourced from **Corelogic**.

\$522,500

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.

1/33 Begonia Ave,
Bayswater 3153

Price \$458,000 Sold 19
September 2019

2/48 Elmhurst Rd,
Bayswater North 3153

Price \$478,000 Sold 22
August 2019

3/6 Harris Grv,
Bayswater 3153

Price \$485,000 Sold 03
September 2019

This Statement of Information was prepared on 11th Oct 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 Corelogic.

Unit



2 beds



1 baths



1 parking

Surreal Property Group

2/732 Mountain Highway,
Bayswater VIC 3153

Contact agents



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