
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 27 Gravenstein Crescent, The Basin 3154

Indicative selling price

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

Range between \$680,000 & \$740,000

Median sale price

Median price \$655,000 *House ☒ Suburb The Basin

Period - From 01/09/2017 to 31/08/2018 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
9 Pippin Court, The Basin 3154	\$700,000	22/04/2018
11 Christopher Avenue, The Basin 3154	\$685,000	05/07/2018
23 Southey Road, Boronia 3155	\$723,000	02/08/2018

Property data source: CoreLogic. Generated on 5th September 2018.