

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

7 Pilgrim Court, Rosanna Vic 3084

Indicative selling price

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

Range between \$1,100,000

&

\$1,150,000

Median sale price

Median price \$1,002,000

House

X

Suburb

Rosanna

Period - From 01/04/2016

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
12 St Andrews Av ROSANNA 3084	\$1,165,000	18/03/2017
34 Haughton Pde ROSANNA 3084	\$1,150,000	03/05/2017
2 Millicent St ROSANNA 3084	\$1,130,000	16/12/2016