

STATEMENT OF INFORMATION

67 DUNLOP ROAD, BITTERN, VIC 3918

PREPARED BY DOMINIC TALLON, EVIEW GROUP TALLON ESTATE AGENTS



STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



67 DUNLOP ROAD, BITTERN, VIC 3918

4 1 2

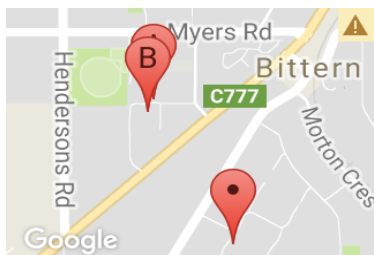
Indicative Selling Price

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

Price Range: \$650,000 to \$710,000

Provided by: Dominic Tallon, Eview Group Tallon Estate Agents

MEDIAN SALE PRICE



BITTERN, VIC, 3918

Suburb Median Sale Price (House)

\$587,500

01 January 2017 to 31 December 2017

Provided by: pricefinder

COMPARABLE PROPERTIES

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.



14 WILSON AVE, BITTERN, VIC 3918

4 2 2

Sale Price

****\$665,000**

Sale Date: 22/02/2018

Distance from Property: 577m



7 WILSON AVE, BITTERN, VIC 3918

4 2 2

Sale Price

\$660,000

Sale Date: 07/06/2017

Distance from Property: 546m



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

67 DUNLOP ROAD, BITTERN, VIC 3918

Indicative selling price

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

Price Range:

\$650,000 to \$710,000

Median sale price

Median price

\$587,500

House

X

Unit


Suburb

BITTERN

Period

01 January 2017 to 31 December 2017

Source



Comparable property sales

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.

Address of comparable property	Price	Date of sale
14 WILSON AVE, BITTERN, VIC 3918	**\$665,000	22/02/2018
7 WILSON AVE, BITTERN, VIC 3918	\$660,000	07/06/2017