

RT Edgar

STATEMENT OF INFORMATION

12 January 2018

Property offered for sale

22 Parkside Close, Lilydale VIC 3140

Indicative selling price

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

Range
between \$650,000 & \$710,000

Median sale price

Median price	\$690,000	House	X	Unit	Suburb	Lilydale VIC 3140
Period - From	30 June 2017	to	30 September 2017	Source	REIV	

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar Yarra Valley estate agent and Simon Gunther consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 28 Parkside Cl LILYDALE 3140 VIC	\$665,000	03/08/2017
2 22 Bristol Cr LILYDALE 3140 VIC	\$686,000	27/10/2017
3 2 Parkside Cl LILYDALE 3140 VIC	\$702,000	04/12/2017