

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

66 Columbia Boulevard, Chirnside Park Vic 3116

Indicative selling price

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

Single price

\$584,950

Median sale price

Median price

\$756,500

Property Type

House

Suburb

Chirnside Park

Period - From

01/10/2019

to

31/12/2019

Source

REIV

Comparable property sales (*Delete A or B below as applicable)

~~A* 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
1	4 Osage Conc MOOROOLBARK 3138	\$592,000	11/09/2019
2			
3			

OR

~~B* 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.~~

This Statement of Information was prepared on:

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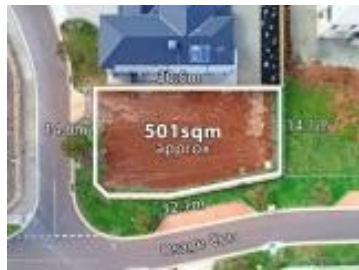


Property Type: Land (Res)
Land Size: 693 sqm approx
Agent Comments

Indicative Selling Price
\$584,950

Median House Price
December quarter 2019: \$756,500

Comparable Properties



4 Osage Conc MOOROOLBARK 3138 (VG)

Agent Comments



Price: \$592,000
Method: Sale
Date: 11/09/2019
Property Type: Land
Land Size: 500 sqm approx

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.