

RT Edgar

STATEMENT OF INFORMATION

13 November 2017

Property offered for sale

6 Carlson Avenue Clayton Vic 3168

Indicative selling price

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

Range
between \$1,200,000 & \$1,300,000

Median sale price

Median price \$1,231,944 House X Unit Suburb Clayton

Period - From 01/07/2017 to 30/09/2017 Source REIV

Comparable property sales

A. These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar Boroondara estate agent and Brett Vanderwert consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 16 Leumear Street Oakleigh East 3166	\$1,292,000	27/05/2017
2 68 Margaret Street Clayton 3168	\$1,238,888	07/08/2017
3 33 Greta Street Oakleigh East 3166	\$1,210,000	24/06/2017