

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

1/70 Spring Road Springvale South VIC 3172

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$660,000

&

\$726,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$545,277

Property type

Unit

Suburb

Springvale South

Period-from

01 Mar 2021

to

28 Feb 2022

Source

Corelogic

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 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

2/70 Spring Road Springvale South VIC 3172	\$720,000	05-Mar-22

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 6 months.

This Statement of Information was prepared on: 07 March 2022



**2/70 Spring Road Springvale South
VIC 3172**

Sold Price

^{RS}

\$720,000

Sold Date

05-Mar-22



3



1



1

Distance

0.02km

RS = Recent sale

UN = Undisclosed Sale

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