

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

111 JUNCTION ROAD, NUNAWADING, VIC 3131

Indicative selling price

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

Price Range:

\$1,200,000 to \$1,300,000

Median sale price

Median price

\$1,141,500

House

X

Unit

Suburb

NUNAWADING

Period

01 April 2017 to 30 September 2017

Source



Comparable property sales

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
21 NICHOLSON ST, NUNAWADING, VIC 3131	*\$1,237,000	28/10/2017
5 LYNETTE ST, NUNAWADING, VIC 3131	\$1,250,000	01/07/2017
9 PATTERSON ST, NUNAWADING, VIC 3131	\$1,218,000	19/08/2017