

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

9 ADELAIDE STREET, ST ALBANS, VIC 3021

Indicative selling price

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

Price Range: \$660,000 to \$700,000

Median sale price

Median price \$605,000 House ☒ Unit ☐ Suburb ST ALBANS

Period 01 April 2017 to 30 June 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
44 RHODES ST, ST ALBANS, VIC 3021	*\$655,000	01/07/2017
11 BENT ST, ST ALBANS, VIC 3021	*\$685,000	27/05/2017
16 WAVENEY ST, ST ALBANS, VIC 3021	\$640,000	19/04/2017