



**Rooms:**

**Property Type:**

Agent Comments

## Comparable Properties

**15 Essex St FOOTSCRAY 3011 (REI/VG)**

Agent Comments



**Price:** \$601,500

**Method:** Private Sale

**Date:** 01/03/2017

**Rooms:** -

**Property Type:** Townhouse (Res)

**Land Size:** 110 sqm approx

**4/107-109 Ballarat Rd MAIDSTONE 3012 (REI)**

Agent Comments



**Price:** \$555,000

**Method:** Auction Sale

**Date:** 01/07/2017

**Rooms:** -

**Property Type:** Townhouse (Res)



**3/1 Carmichael St WEST FOOTSCRAY 3012 (REI)**

Agent Comments



**Price:** \$530,000

**Method:** Private Sale

**Date:** 16/04/2017

**Rooms:** 4

**Property Type:** Townhouse (Res)

## 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

2/19 Burns Street, Maidstone Vic 3012

**Indicative selling price**For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Single price \$589,000

**Median sale price**

Median price \$793,000

House

X

Suburb

Maidstone

Period - From 01/04/2017

to

30/06/2017

Source

REIV

**Comparable property sales**

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
15 Essex St FOOTSCRAY 3011	\$601,500	01/03/2017
4/107-109 Ballarat Rd MAIDSTONE 3012	\$555,000	01/07/2017
3/1 Carmichael St WEST FOOTSCRAY 3012	\$530,000	16/04/2017