

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

11 Steane Street Kennington VIC 3550

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

\$290,000

&

\$319,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$363,250

Property type

House

Suburb

Kennington

Period-from

01 Sep 2018

to

31 Aug 2019

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within five kilometres of the property for sale in the last 18 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

27 Murphy Street Kennington VIC 3550	\$290,000	21-Mar-19
20 Skene Street Kennington VIC 3550	\$291,250	07-May-19
46 Mclvor Road Kennington VIC 3550	\$288,000	20-Aug-19

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within five kilometres of the property for sale in the last 18 months.~~

This Statement of Information was prepared on: 17 September 2019



27 Murphy Street Kennington VIC 3550

 3  1  1

Sold Price

\$290,000

Sold Date

21-Mar-19

Distance

0.17km



20 Skene Street Kennington VIC 3550

 3  1  1

Sold Price

\$291,250

Sold Date

07-May-19

Distance

0.43km



46 Mclvor Road Kennington VIC 3550

 3  1  1

Sold Price

\$288,000

Sold Date

20-Aug-19

Distance

0.69km

RS = Recent sale

UN = Undisclosed Sale

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