

# 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 Newry Close, Wantirna South, VIC 3152

### Indicative selling price

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

Single price

or range between

\$925,000

&

\$950,000

### Median sale price

Median price

\$ 1,215,000

Property type

House

Suburb

WANTIRNA SOUTH

Period - From

09/08/2021

to

09/08/2022

Source

core\_logic

### Comparable property sales

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 six months.

Address of comparable property	Price	Date of sale
1 70 Gateshead Drive Wantirna South Vic 3152	\$950,000	2022-07-16
2		
3		

This Statement of Information was prepared on:

09/08/2022

