

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 2/105 Perry Street, Fairfield Vic 3078**Indicative selling price**For the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$650,000

&

\$700,000

Median sale price

Median price \$606,000

Unit X

Suburb Fairfield

Period - From 01/04/2016

to

31/03/2017

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
175 Wingrove St FAIRFIELD 3078	\$730,000	22/12/2016
4/13 Ivanhoe Pde IVANHOE 3079	\$705,000	10/12/2016
2/152 Gillies St FAIRFIELD 3078	\$610,000	10/12/2016