

# 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 28 Old Warburton Road, Seville Vic 3139

### Indicative selling price

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

Range between \$580,000 & \$620,000

### Median sale price

Median price \$638,000 Property type House Suburb Seville

Period - From 01/01/2020 to 31/03/2020 Source REIV

### Comparable property sales

A\* 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
9 Old Warburton Road, Seville Vic 3139	\$586,500	15/06/2020
1 Dale Court, Seville Vic 3139	\$595,000	25/05/2020
586 Warburton Highway, Seville Vic 3139	\$637,500	26/02/2020

This Statement of Information was prepared on: 29-06-2020