

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

3 BARCELONA AVENUE, CLYDE NORTH, VIC 3978

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Price Range: \$498,000 to \$545,000

Median sale price

Median price

\$520,000

House

☒

Unit

☐

Suburb

CLYDE NORTH

Period

01 October 2017 to 31 March 2018

Source


pricefinder

Comparable property sales

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
7 REINA CRT, CLYDE NORTH, VIC 3978	\$520,000	29/01/2018
58 CASTILLO AVE, CLYDE NORTH, VIC 3978	\$576,000	16/12/2017
15 ALPHEY RD, CLYDE NORTH, VIC 3978	\$499,900	17/11/2017
6 WENN AVE, CLYDE NORTH, VIC 3978	**\$513,000	03/04/2018