

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 6 Allure Court, Glen Waverley, VIC 3150

Indicative selling price

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

Price Range

\$1,100,000

&

\$1,210,000

Median sale price

Median price

\$1,670,000

Property Type

House

Suburb

Glen Waverley (3150)

Period - From

02/08/2021

to

01/08/2022

Source

REIV

Comparable property sales

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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
4 COLONIAL CLOSE, WHEELERS HILL VIC 3150	\$1,200,000	04/05/2022
765 FERNTREE GULLY ROAD, WHEELERS HILL VIC 3150	\$1,197,500	26/03/2022
6 PROSPECTOR COURT, WHEELERS HILL VIC 3150	\$1,100,000	11/06/2022

This Statement of Information was prepared on: 02/08/2022