

Statement of Information

Single residential property located in the Melbourne metropolitan area

	Section 47AF								of the Estate Agents Act 1980			
Property offere	ed for s	sale										
Address Including suburb and postcode		52 David Crescent, Bundoora Vic 3083										
Indicative selli	ng pric	e										
For the meaning	of this p	orice see	cons	sumer.vic.gov.a	au/unde	quoting						
Range between \$700,000				\$730,000								
Median sale pr	rice											
Median price	\$727,75	50	Hou	use X	Unit			Suburb	Bu	ndoora		
Period - From	01/07/2	018	to	30/09/2018		Source	REIV					
Comparable p	roperty	sales (*Del	lete A or B be	elow as	applica	ble)					
	that the	estate aç		s sold within tv or agent's repi			•					
Address of comparable property								Price		Date of sale		
1												
2												
3												

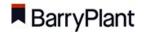
OR

B* 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.





Account - Barry Plant | P: 03 94605066 | F: 03 94605100







Rooms:

Property Type: House (Previously

Occupied - Detached) **Land Size:** 535 sqm approx

Agent Comments

Indicative Selling Price \$700,000 - \$730,000 Median House Price September quarter 2018: \$727,750

Comparable Properties

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. We have been unable to find comparable properties to this one as this property is very unique in style for the area and it also has an outdoor pool with a spa.

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