

STATEMENT OF INFORMATION

25 TREVI DRIVE, MERNDA, VIC 3754

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STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



25 TREVI DRIVE, MERNDA, VIC 3754

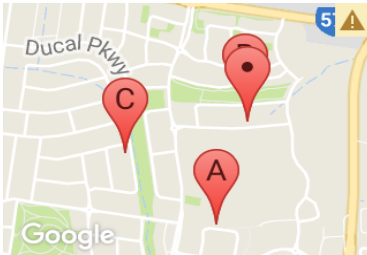
 4  2  2

Indicative Selling Price

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

Price Range: **\$528,000 to \$580,000**

MEDIAN SALE PRICE



MERNDA, VIC, 3754

Suburb Median Sale Price (House)

\$480,000

01 October 2016 to 30 September 2017

Provided by: 

COMPARABLE PROPERTIES

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.



23 MEA CCT, MERNDA, VIC 3754

 4  2  3

Sale Price

***\$550,500**

Sale Date: 07/10/2017

Distance from Property: 380m



28 SAN SISTO GRN, MERNDA, VIC 3754

 4  2  2

Sale Price

\$575,000

Sale Date: 31/07/2017

Distance from Property: 48m



22 ALEMAN GRN, MERNDA, VIC 3754

 4  2  2

Sale Price

***\$541,000**

Sale Date: 08/06/2017

Distance from Property: 415m



This report has been compiled on 23/10/2017 by Glenda Reynolds. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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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

25 TREVI DRIVE, MERNDA, VIC 3754

Indicative selling price

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

Price Range:

\$528,000 to \$580,000

Median sale price

Median price

\$480,000

House

X

Unit


Suburb

MERNDA

Period

01 October 2016 to 30 September 2017

Source



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
23 MEA CCT, MERNDA, VIC 3754	*\$550,500	07/10/2017
28 SAN SISTO GRN, MERNDA, VIC 3754	\$575,000	31/07/2017
22 ALEMAN GRN, MERNDA, VIC 3754	*\$541,000	08/06/2017