

Statement of Information

9 October 2018

195 Through Road Camberwell VIC 3124 http://www.garveycompany.com.au P: 03 9830 1322 | F: 03 9836 8584 E: info@garveycompany.com.au

230 Highfield Road **CAMBERWELL VIC 3124**

House For Sale view.com.au Property No: 12163234







Indicative Selling Price: Range between \$2,600,000 - \$2,850,000 For the meaning of this price see <u>consumer.vic.gov.au/underquoting</u>





Median Sale Price - \$1,955,000 for a House in suburb Camberwell from July to September 2018 Quarter Median data provided by view.com.au

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

- 1 Lofty Avenue, Camberwell 3124
- 36 Highfield Road, Canterbury 3126
- 3. 155 Summerhill Road, Glen Iris 3146

Price	Date of Sale
\$2,675,000	26/04/2018
\$2,920,000	11/08/2018
\$2,700,000	26/05/2018



1 LOFTY AVENUE, CAMBERWELL 3124 5 Beds 3 Baths 2 Cars



36 HIGHFIELD ROAD, CANTERBURY 3126

5 Beds 2 Baths 3 Cars



155 SUMMERHILL ROAD, **GLEN IRIS 3146**

5 Beds 4 Baths 5 Cars



The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.