

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 Topaz Street, Blairgowrie VIC 3942

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price \$* or range between \$825,000 & \$895,000

Median sale price

Median price \$887,000

Property type House

Suburb Blairgowrie

Period - From 1st Sept 19

to

30th Jan 20

Source

Core Logic

Comparable property sales (*Delete A or B below as applicable)

A* 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
110 Geoffrey Street, Blairgowrie	\$820,000	13/09/19
21 Champion Street, Blairgowrie	\$805,000	10/09/19
391 Reeves Street, Blairgowrie	\$915,000	01/09/19

This Statement of Information was prepared on: 20th of February 2020