
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

13 Balmoral Street Laverton

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

Single price \$* or range between \$540,000 & \$570,000

Median sale price

(*Delete house or unit as applicable)

Median price \$565,000

*House

X

*Unit

Suburb

Laverton

Period - From 01/09/2017 to 31/12/2017

Source REIV propertydata.com.au

Comparable property sales

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
1 4 Snowden Street Laverton	\$570,000	13/12/2017
2 28 Snowden Street Laverton	\$545,000	6/12/2017
3 15 Fitzroy Street Laverton	\$535,000	10/11/2017