

Alan Au 9367 7044 0432 716 822 aau@barryplant.com.au

Statement of Information

Single residential property located in the Melbourne metropolitan area

		Section 47AF of the Estate Agents Act 198								
Property off	ered for	sale								
Address Including suburb and postcode		18 Charlbury Grove, St Albans Vic 3021								
Indicative se	elling pri	се								
For the meani	ng of this	orice see d	consume	er.vic.gov.	au/undei	quoting				
Single price \$590,000										
Median sale	price									
Median pric	e \$650,00	00	House	Х	Unit			Suburb	St Albans	
Period - Fro	Period - From 01/07/2017		o 30/06/2018 Source		Source	REIV				
Comparable	property	y sales (*	Delete	A or B b	elow as	applica	ıble)			
mont		estate ag						•	in the last six nparable to the	
Address of comparable property								Price	Date of sa	ale
1										
2										
3										
OR										
D* The o	ototo ocor	at or opent	la ranga	oontotivo :	rooonsh	dy bolicy:	o that	fower then t	hraa aamnarah	No.

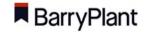
B* The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

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Indicative Selling Price \$590,000 Median House Price

Year ending June 2018: \$650,000





Comparable Properties

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