

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

18 Nathan Court, Mooroolbark Vic 3138

Indicative selling price

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

Single price

\$659,950

Median sale price

Median price

\$697,000

House

X

Suburb

Mooroolbark

Period - From

01/01/2017

to

31/03/2017

Source

REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 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
18-20 Northcott Av CROYDON 3136	\$659,000	17/01/2017
30 Monomeith St MOOROOLBARK 3138	\$630,000	12/05/2017
Lot 1201/99 Evans Dr CROYDON 3136	\$600,000	12/01/2017