

Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**83 Darriwill Street,
BELL POST HILL 3215**

Indicative selling price

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

Range \$485,000 - \$505,000

Median sale price

Median **House** for **BELL POST HILL** for period **Oct 2017 - Sep 2018**

Sourced from **Pricefinder**.

\$475,000

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

6 Nandina Close,
Bell Park 3215

Price \$520,000 Sold 07
November 2018

23 Kansas Avenue,
Bell Post Hill 3215

Price \$530,000 Sold 08
October 2018

27 Kinlock Street,
Bell Post Hill 3215

Price \$513,500 Sold 29
September 2018

This Statement of Information was prepared on 16th Sep 2019

Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

House
3 beds 2 baths 2 parking

**Team 3220 Pty Ltd t/as
Hayeswinckle Agent**

2/318 Pakington Street,
Newtown VIC 3220

Contact agents



Janet Atkins

0352973888
0438849740

janet.atkins@hayeswinckle.com.au



Luke Bennett

0448 483 049

luke.bennett@hayeswinckle.com.au

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