



## **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: 6/50 Leura Grove, Hawthorn East

### **Indicative selling price** *(For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting))*

Single Price: \$605,000

### **Median Sale Price**

Median price: \$602,000 Unit Suburb: Hawthorn East

Period from: 1 Jul 2017 - 30 Sep 2017 – Source: REIV

### **Comparable property sales**

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 consider to be most comparable to the property for sale.



1/50 Leura Grove  
Hawthorn East VIC 3123  
Sold Price: \$595,000  
Sold Date: 12 Aug 2017



6/67 Campbell Road  
Hawthorn East VIC 3123  
Sold Price: \$642,100  
Sold Date: 14 Nov 2017



6/518 Tooronga Road  
Hawthorn East VIC 3123  
Sold Price: \$645,000  
Sold Date: 12 Aug 2017