

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 1/36 Agnes Street, NOBLE PARK VIC 3174

Indicative selling price

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

Single price \$659,000

Median sale price

Median price \$447,500

Property type Unit

Suburb Noble Park

Period - From April 2019

to

September 2019

Source CoreLogic (RPData)

Comparable property sales (*Delete A or B below as applicable)

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
1/202 Corrigan Road, Noble Park VIC 3174	\$628,000	17 June 2019
2/10 Henry Street, Noble Park VIC 3174	\$592,000	17 April 2019
1/6 Henry Street, Noble Park VIC 3174	\$639,000	26 July 2019

This Statement of Information was prepared on: 14.10.19

Source: RP DATA - Corelogic

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