

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and postcode 50 Skylark Boulevard, Clyde North, VIC 3978

Indicative selling price

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

Price Range

\$780,000

&

\$820,000

Median sale price

Median price

\$680,000

Property Type

House

Suburb

Clyde North (3978)

Period - From

01/01/2021

to

31/12/2021

Source

Pricefinder

Comparable property sales

A 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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
19 SHIMAR STREET, CLYDE NORTH VIC 3978	\$800,000	22/03/2021
7 ARUBI AVENUE, CLYDE NORTH VIC 3978	\$780,000	22/02/2022
16 SALOON CIRCUIT, CLYDE NORTH VIC 3978	\$810,000	15/01/2022

This Statement of Information was prepared on: 25/03/2022