

RT Edgar

STATEMENT OF INFORMATION

Property offered for sale

2/16 Box Hill Crescent, Mont Albert 3129

Indicative selling price

OR Range between *\$1,000,000 & \$1,100,000

Median sale price

Median price \$1,040,000 House Unit x Suburb Mont Albert North

Period - From 01/01/2017 to 31/03/2107 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 RT Edgar (Boroondara) estate agent and (Rachael Fabbro) consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 2/32 Belgravia Ave MONT ALBERT NORTH 3129	\$1,070,000	29/04/2017
2 1/57 Strabane Ave MONT ALBERT NORTH 3129	\$1,010,000	18/03/2017
3 4/378 Belmore Rd MONT ALBERT NORTH 3129	\$1,000,000	29/04/2017