

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address

Including suburb and postcode

37 King William Street Reservoir, 3073

Indicative selling price

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

Range between \$1,000,000.00 & \$1,100,000.00

Median sale price

Median price NOT PROVIDED Property Type HOUSE Suburb RESERVOIR

Period - From 01-Jun-2020 to 05-Nov-2020 Source REIV

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 most comparable to the property for sale.

	Address of comparable property	Price	Date of sale
1	65 King William Street Reservoir	\$1,126,000.00	21-Dec-2019
2	11 Mason Street Reservoir	\$1,050,000.00	30-May-2020
3	NOT PROVIDED	NOT PROVIDED	NOT PROVIDED

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold (NO CRITERIA PROVIDED).

This statement of information was prepared on 05-Nov-2020 at 6:08:34 PM EST