

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
Including suburb and
postcode 58 Bliburg Street, Jacana 3047

Indicative selling price

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

Single Price \$520,000

Median sale price

Median price \$561,000

House ☒

Suburb Jacana

Period - From SEPT 2018 to NOV 2018

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 considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 – 20 Hales Crescent, Jacana	\$520,000	31/10/18
2 – 14 Fraser Court, Jacana	\$540,000	06/10/18
3 – 121 Sunset Boulevard, Jacana	\$535,000	08/09/18