

## 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

30 Reservoir Crescent, Rowville

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between

\$1,060,000

&

\$1,160,000

### Median sale price

Median price

\$784,000

House

X

Suburb

Rowville

Period - From

01/07/2018

to

30/06/2019

Source

[REIV propertydata.com.au](http://REIV.propertydata.com.au)

### Comparable property sales

**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. 29 Rathgar Rd Lysterfield 3156	\$1,040,000	04/06/2019
2. 14 Tali Karng Cl Rowville 3178	\$1,010,000	13/03/2019
3. 231 Karoo Rd Rowville 3178	\$1,012,000	02/03/2019

Property data source: [REIV propertydata.com.au](http://REIV.propertydata.com.au). Generated on 8 August 2019.