

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

10 Cuthbert Court, Wantirna South Vic 3152

Indicative selling price

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

Range between \$1,050,000

&

\$1,155,000

Median sale price

Median price \$988,500

House

X

Suburb

Wantirna South

Period - From 01/01/2017

to

31/03/2017

Source

REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 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
10 Clerehan Ct WANTIRNA SOUTH 3152	\$1,080,000	20/05/2017
10 Alana Ct WANTIRNA SOUTH 3152	\$1,106,666	28/02/2017
6 Billabong Ct WANTIRNA SOUTH 3152	\$1,150,000	09/04/2017