

STATEMENT OF INFORMATION

Single residential property located in Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address including suburb and postcode

9 Mernda Avenue, Ashburton, VIC 3147

Indicative selling price

Single Price or Range between

\$1,050,000 - \$1,150,000

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

Median sale price

Median Price

\$1,506,011

Property Type

House

Suburb

ASHBURTON

Period From

24/04/2019

Period To

23/10/2019

Source

Core Logic

Comparable property sales

The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.



1/29 BEATTY CRESCENT
ASHBURTON

3 2 2

Price \$1,131,000

Date of Sale 30/07/2019

Land 464 sqm



1/6 GLENCAIRN AVENUE
CAMBERWELL

3 2 2

Price \$1,100,000

Date of Sale 18/05/2019

Land 286 sqm