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Rooms:
Property Type: House
Land Size: 765.912 sqm
 Agent Comments

Indicative Selling Price
 \$960,000 - \$1,056,000
Median House Price
 Year ending March 2017: \$990,000

Comparable Properties



8 Sunnyside Av NUNAWADING 3131 (REI)

Agent Comments

4 3 -

Price: \$1,080,000
Method: Auction Sale
Date: 25/03/2017
Rooms: -
Property Type: House



13 Bridgeford Av BLACKBURN NORTH 3130 (REI)

Agent Comments

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Price: \$1,070,000
Method: Sold Before Auction
Date: 02/03/2017
Rooms: 6
Property Type: House (Res)
Land Size: 661 sqm



68 Springvale Rd NUNAWADING 3131 (REI)

Agent Comments

5 2 3

Price: \$960,000
Method: Auction Sale
Date: 27/05/2017
Rooms: 6
Property Type: House (Res)
Land Size: 765 sqm

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

66 Springvale Road, Nunawading Vic 3131

Indicative selling priceFor the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$960,000 & \$1,056,000

Median sale price

Median price \$990,000

House X

Suburb Nunawading

Period - From 01/04/2016 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
8 Sunnyside Av NUNAWADING 3131	\$1,080,000	25/03/2017
13 Bridgeford Av BLACKBURN NORTH 3130	\$1,070,000	02/03/2017
68 Springvale Rd NUNAWADING 3131	\$960,000	27/05/2017