



STATEMENT OF INFORMATION

Prepared on 30 Oct 2018

Shane O'Brien

M 0431 766 082
E sobrien@ypa.com.au

Section 47AF of the Estate Agents Act 1980

HOUSE Offered for Sale

11 Conn Court Darley VIC 3340

4 2 3

Indicative Selling Price

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

Range between \$739,000 & \$779,000

Median Sale Price

\$462,500 Houses in Darley between 01 Oct 2017 - 30 Sep 2018

Source: CoreLogic

Comparable Property Sales

These are the 3 properties sold within 5 kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

4 Morven Road Darley VIC 3340		Sold Price	\$785,000	Sold Date	20-Feb-18
3 - -		Distance		0.25km	
		Sold Price	\$725,000	Sold Date	28-Aug-18
3 2 2		Distance		0.34km	
		Sold Price	\$730,000	Sold Date	03-Sep-18
4 2 2		Distance		0.37km	

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