

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**1/3 Charles Street,  
HADFIELD 3046**

### Indicative selling price

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

**Range \$659,000 - \$679,000**

### Median sale price

Median **Unit** for **HADFIELD** for period **Jun 2018 - Nov 2018**

Sourced from **Pricefinder**.

**\$490,000**

### Comparable property sales

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 the most comparable to the property for sale.

**2 Samson Street,**  
Hadfield 3046

**Price \$775,000** Sold 09  
November 2018

**1/3 Justin Avenue,**  
Glenroy 3046

**Price \$715,000** Sold 14  
August 2018

**1/49 Glenroy Road,**  
Glenroy 3046

**Price \$723,400** Sold 22 June  
2018

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from Pricefinder.

Unit

  
**3 beds**

  
**2 baths**

  
**2 parking**

### Stockdale & Leggo Glenroy

201 Glenroy Road,  
Glenroy VIC 3046

### Contact agents



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Stockdale & Leggo

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**Stockdale  
& Leggo**