Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Address	2 Plover Way, Whittlesea Vic 3757
Including suburb and	
postcode	

Indicative selling price

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

Range between \$590,000	&	\$649,000
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Median sale price

Median price	\$621,500	Pro	perty Type	House		Suburb	Whittlesea
Period - From	01/01/2019	to	31/12/2019		Source	REIV	

Comparable property sales (*Delete A or B below as applicable)

A* 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 most comparable to the property for sale.

Address of comparable property

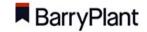
Address of comparable property		Price	Date of sale
1	31 Delegate Way WHITTLESEA 3757	\$621,500	15/11/2019
2	4 Plover Way WHITTLESEA 3757	\$610,000	09/10/2019
3	34 Ovens Cirt WHITTLESEA 3757	\$595,000	29/01/2020

OR

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

This Statement of Information was prepared on:	24/03/2020 13:40





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Indicative Selling Price \$590,000 - \$649,000 Median House Price Year ending December 2019: \$621,500





Property Type: House **Land Size:** 572 sqm approx Agent Comments

Comparable Properties

31 Delegate Way WHITTLESEA 3757 (REI/VG)

2 🛱 2

Price: \$621,500 Method: Private Sale Date: 15/11/2019

Rooms: 7

Property Type: House & Land Package

Land Size: 605 sqm approx

4 Plover Way WHITTLESEA 3757 (REI/VG)

4 🙀 2

Price: \$610,000 Method: Private Sale Date: 09/10/2019 Property Type: House Land Size: 596 sqm approx Agent Comments

Agent Comments



34 Ovens Cirt WHITTLESEA 3757 (VG)

4 **-** 5

Price: \$595,000 Method: Sale Date: 29/01/2020

Property Type: House (Res) **Land Size:** 600 sqm approx

Agent Comments

Account - Barry Plant | P: 03 9717 8801 | F: 03 9717 8802



