



Statement of Information

Sections 47AF of the Estate Agents Act 1980

**1/45 Hoffmans Road,
ESSENDON WEST 3040**

Indicative selling price

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

Single price \$1,100,000

Median sale price

Median **House** for **ESSENDON WEST** for period **Oct 2018 - Jan 2019**

Sourced from **REIV**.

\$1,190,000

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.

1/7 Ramsay Street,
Aberfeldie 3040

Price \$960,000 Sold 12
February 2019

55A Vaynor Street,
Niddrie 3042

Price \$871,000 Sold 08
December 2018

17A Nolan Street,
Niddrie 3042

Price \$1,080,000 Sold 20
October 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 REIV.

House

3 beds

2 baths

2 parking

Frank Dowling Real Estate

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Contact agents



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