

STATEMENT OF INFORMATION

Single residential property located in the Melbourne metropolitan area.

Sections 47AF of the *Estate Agents Act 1980*

Property offered for sale

Address
Including suburb and
postcode 1019 High Street, Reservoir

Indicative selling price

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

or range between \$700,000 & \$770,000

Median sale price

Median price \$860,000 *House ☒ Suburb or locality RESERVOIR
Period - From 01/07/2017 to 30/9/2017 Source REIV propertydata.com.au

Comparable property sales

A* These are the three properties sold within five 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.

Address of comparable property	Price	Date of sale
1053 High Street, Reservoir	\$732,000	12/08/2017
36 Sturdee Street, Reservoir	\$845,000	03/07/2017
41 Allenby Avenue, Reservoir	\$900,000	24/06/2017

Property data source: REIV propertydata.com.au. Generated on: 16/11/2017.