

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

1/54 Fonteyn Drive, Wantirna South Vic 3152

Indicative selling price

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

Range between \$650,000

&

\$715,000

Median sale price

Median price \$568,000

Unit X

Suburb Wantirna South

Period - From 01/04/2016

to

31/03/2017

Source REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last 6 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
1/30 Chappell Dr WANTIRNA SOUTH 3152	\$650,000	09/11/2016
3/33 Elliot St KNOXFIELD 3180	\$700,000	04/03/2017
3/713 Stud Rd SCORESBY 3179	\$660,000	07/04/2017