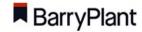
## Statement of Information

## Single residential property located in the Melbourne metropolitan area

## Section 47AF of the Estate Agents Act 1980

Proper	ty offered for	sale						
Address Including suburb and postcode		vater Road, Seville	East Vic 3139					
Indicat	ive selling pri	ce						
For the	meaning of this	price see co	nsumer.vic.gov.au	/underquoting				
Range between \$780,000			&	\$830,000				
Median sale price								
Media	an price \$700,0	00 F	Property Type Hou	ıse	Subu	Seville East		
Period	I - From 22/02/2	2022 to	21/02/2023	Source	REIV			
Comparable property sales (*Delete A or B below as applicable)								
<b>A*</b>	These are the three properties sold within two kilometres of the property for sale in the last sixmonths 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								
2								
3								
OR								
B*	The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.							
	This Statement of Information was prepared on:					22/02/2023 11:16		









Rooms: 3

Property Type: House Land Size: 1590 sqm approx

**Agent Comments** 

Indicative Selling Price \$780,000 - \$830,000 Median House Price 22/02/2022 - 21/02/2023: \$700,000

## Comparable Properties

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

**Account** - Barry Plant | P: 03 9735 3300 | F: 03 9735 3122



