
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

5 Thelma Avenue, Boronia 3155

Indicative selling price

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

Range between	\$650,000	&	\$690,000
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Median sale price

Median price

\$760,000	*House	<input checked="" type="checkbox"/>	Suburb	Boronia
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Period - From

01/11/2017	to	31/10/2018	Source	CoreLogic
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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 most comparable to the property for sale.

Address of comparable property	Price	Date of sale
4 Daffodil Road, Boronia 3155	\$680,000	11/08/2018
32 Moncoe Street, Boronia 3155	\$706,000	28/08/2018
4 Democrat Drive, The Basin 3154	\$650,000	08/00/2018

Property data source: CoreLogic. Generated on 21st November 2018.