

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

21 Grandvue Boulevard Officer, 3809

Indicative selling price

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

Single price \$410,000.00

Median sale price

Median price \$570,000.00 Property Type HOUSE Suburb OFFICER

Period - From 30-Sep-2020 to 01-Oct-2020 Source REA

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
1	69 Petaluma Crescent Officer	\$390,000.00	03-Aug-2020
2	115 Grandvue Boulevard Officer	\$375,000.00	22-Jul-2020
3	Lot 1802 Rix Road Officer	\$391,000.00	30-Jul-2020

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