

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

6 Camelot Place Hillside VIC 3037

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$660,000

&

\$690,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$670,500

Property type

House

Suburb

Hillside

Period-from

01 Jan 2020

to

31 Dec 2020

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* 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

4 Camelot Place Hillside VIC 3037	\$725,000	22-Dec-20
9 Wellington Drive Hillside VIC 3037	\$690,000	13-Nov-20
5 Ridge Lane Hillside VIC 3037	\$695,000	13-Oct-20

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 6 months.~~

This Statement of Information was prepared on: 22 January 2021


4 Camelot Place Hillside VIC 3037

Sold Price

^{RS}
\$725,000

Sold Date

22-Dec-20


4



2



2

Distance

0.05km

9 Wellington Drive Hillside VIC 3037

Sold Price

^{RS}
\$690,000

Sold Date

13-Nov-20


3



2



2

Distance

0.57km

5 Ridge Lane Hillside VIC 3037

Sold Price

\$695,000

Sold Date

13-Oct-20


3



2



8

Distance

0.58km
RS = Recent sale

UN = Undisclosed Sale

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