

Statement of Information



80 Charles Street Seddon 3011
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20 Hall Street Newport 3015
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Section 47AF of the Estate Agents Act 1980

**Date Statement
First Produced**

26.02.18

**Date Statement
Last Updated**

Property offered for sale

Address
Including suburb &
postcode

55 Coronation Street, Kingsville

Indicative selling price

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

Single price

\$1,250,000

**Or a range
between**

&

Median sale price

(*Delete House or Unit as applicable)

Median price

\$1,000,000

House

Suburb

Kingsville

Period: from

01.09.17

to

31.12.17

Source

REIV

Comparable property sales (*Delete A and the table OR B below as applicable)

A* These are the three properties sold within two kilometers 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. 160 Queensville Street, Kingsville	\$1,196,000	24.02.18
2. 32 Empress Avenue, Kingsville	\$1,250,000	16.12.17
3. 81 Chirnside Street, Kingsville	\$1,230,000	01.12.17

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.