

# 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

8 Peters Street, Airport West Vic 3042

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

Range between \$1,100,000 & \$1,200,000

### Median sale price

Median price \$962,750 Property Type House Suburb Airport West

Period - From 01/04/2021 to 30/06/2021 Source REIV

### 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 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	47 Laurence Av AIRPORT WEST 3042	\$1,200,000	10/05/2021
2	2 Alsom PI AIRPORT WEST 3042	\$1,140,000	07/08/2021
3	39&39a Bowes Av AIRPORT WEST 3042	\$1,136,000	10/08/2021

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:

21/09/2021 13:36



**Property Type:**

Divorce/Estate/Family Transfers

**Land Size:** 552 sqm approx

Agent Comments

## Comparable Properties



**47 Laurence Av AIRPORT WEST 3042 (REI/VG)** Agent Comments



**Price:** \$1,200,000

**Method:** Sold Before Auction

**Date:** 10/05/2021

**Property Type:** House (Res)

**Land Size:** 535 sqm approx



**2 Alsom Pl AIRPORT WEST 3042 (REI)**

Agent Comments



**Price:** \$1,140,000

**Method:** Auction Sale

**Date:** 07/08/2021

**Rooms:** 5

**Property Type:** House (Res)

**Land Size:** 697 sqm approx

**39&39a Bowes Av AIRPORT WEST 3042 (REI)** Agent Comments



**Price:** \$1,136,000

**Method:** Auction Sale

**Date:** 10/08/2021

**Property Type:** House (Res)

**Land Size:** 717 sqm approx