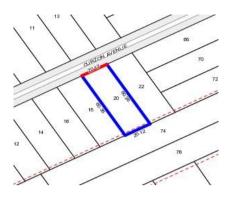
20 Curzon Avenue, Healesville Vic 3777



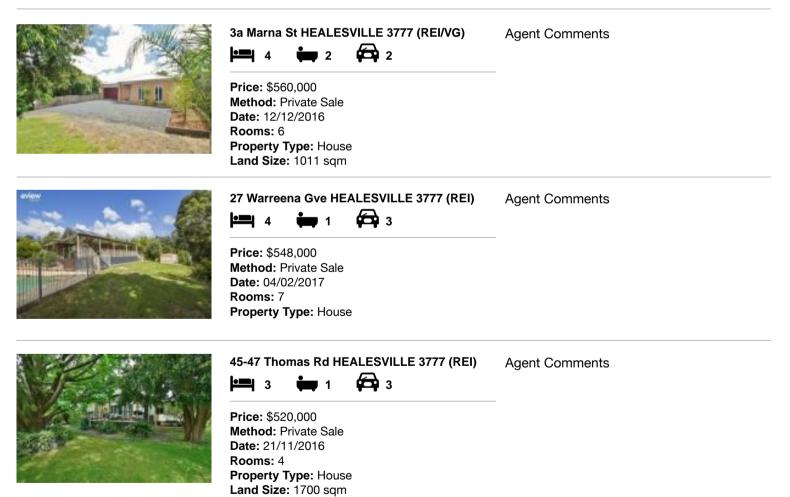




Rooms: Property Type: House (Previously Occupied - Detached) Land Size: 1214 sqm Agent Comments Tony Fanfulla 03 5967 1277 0419 870 513 tony@bellrealestate.com.au

Indicative Selling Price \$495,000 - \$544,500 Median House Price March quarter 2017: \$548,000

Comparable Properties



Account - Bell RE Yarra Junction | P: 03 5967 1277 | F: 03 5967 1807

propertydata

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The information contained herein is to be used as a guide only. Although every care has been taken in the preparation of the information, we stress that particulars herein are for information only and do not constitute representations by the Owners or Agent. Sales data is provided as a guide to market activity, and we do not necessarily claim to have acted as the selling agent in these transactions.





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

20 Curzon Avenue, Healesville Vic 3777

Indicative selling price

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

Range between \$49	95,000	&	\$544,500	
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Median sale price

Median price	\$548,000	Н	ouse	Х	Su	burb	Healesville
Period - From	01/01/2017	to	31/03	3/2017	Source	REI	/

Comparable property sales

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
3a Marna St HEALESVILLE 3777	\$560,000	12/12/2016
27 Warreena Gve HEALESVILLE 3777	\$548,000	04/02/2017
45-47 Thomas Rd HEALESVILLE 3777	\$520,000	21/11/2016

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