

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

19 Heritage Court, Macleod Vic 3085

Indicative selling price

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

Single price

\$1,590,000

Median sale price

Median price

\$1,019,300

Property Type

House

Suburb

Macleod

Period - From

01/04/2020

to

31/03/2021

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	21 Bella Vista CI MACLEOD 3085	\$1,600,000	12/02/2021
2			
3			

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:

09/06/2021 12:43



 4  3  2

Property Type: House (Res)

Agent Comments

Indicative Selling Price

\$1,590,000

Median House Price

Year ending March 2021: \$1,019,300

Comparable Properties



21 Bella Vista CI MACLEOD 3085 (REI/VG)

Agent Comments

 5  3  2

Price: \$1,600,000

Method: Private Sale

Date: 12/02/2021

Property Type: House

Land Size: 660 sqm approx

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.