



Statement of Information

Sections 47AF of the Estate Agents Act 1980

**21 Mundy Street,
MENTONE 3194**

House



3 beds



2 baths



2 parking

Indicative selling price

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

Range \$1,300,000 - \$1,350,000

Median sale price

Median **House** for **MENTONE** for period **Aug 2018 - Aug 2019**

Sourced from **REALESTATE.COM.AU**.

\$1,001,500

Comparable property sales

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

Additional Information

There have been no comparable sales within the beachside pocket of Mentone within the past 6 months.

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from REALESTATE.COM.AU.

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