

Steve Burke 9818 1888 0448 331 653 sburke@hockingstuart.com.au

Date of sale

Generated: 29/03/2019 14:59

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	4/27 Faversham Road, Canterbury Vic 3126
Including suburb and	
postcode	

Indicative selling price

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

Single price \$1,750,000

Median sale price

Median price	\$2,435,000	Hou	ıse X	Unit		Suburb	Canterbury
Period - From	01/01/2018	to	31/12/2018		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

	are each comparation property		2000 01 0010
1	3/22 Faversham Rd CANTERBURY 3126	\$1,845,000	08/02/2019
2	1/3 Meadow Gr DEEPDENE 3103	\$1,808,000	03/12/2018
3	16a St Georges Av MONT ALBERT 3127	\$1,750,000	16/12/2018

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.

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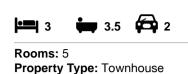
Price

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Indicative Selling Price \$1,750,000 **Median House Price**

Year ending December 2018: \$2,435,000



Agent Comments







Comparable Properties



3/22 Faversham Rd CANTERBURY 3126 (REI)



Price: \$1,845,000

Method: Sold Before Auction

Date: 08/02/2019 Rooms: 6

Property Type: Townhouse (Res)



1/3 Meadow Gr DEEPDENE 3103 (REI/VG)



Price: \$1,808,000 Method: Private Sale Date: 03/12/2018

Rooms: -

Property Type: Townhouse (Single) Land Size: 333 sqm approx



16a St Georges Av MONT ALBERT 3127 (VG)





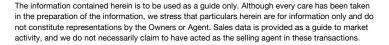
Price: \$1,750,000 Method: Sale Date: 16/12/2018 Rooms: -

Property Type: House (Res) Land Size: 361 sqm approx

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