Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Proper	ty offer	ed for s	sale								
Address Including suburb and postcode			51 Ironbark Crescent, Ivanhoe Vic 3079								
Indicat	ive sell	ing pric	e								
For the	meaning	of this p	orice see	con	nsumer.vic.gov.au	/underquo	ting				
Range	betwee		&	\$1,200,000							
Median sale price											
Media	an price	\$755,00	00	Pr	roperty Type Unit			Suburb	Ivanhoe		
Period	l - From	01/01/2	019	to	31/12/2019	Sc	ource	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									rice	Date of sale	
1											
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:								24/01/2020 09:21		



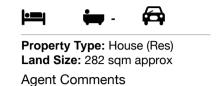


Stewart Oldmeadow 03 9490 0537 0412 119 277 soldmeadow@milesre.com.au

Indicative Selling Price \$1,100,000 - \$1,200,000 **Median Unit Price** Year ending December 2019: \$755,000







Comparable Properties

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.

Account - Miles | P: 03 9497 3222 | F: 03 9499 4089



