

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

1/1-3 Dorgan Street, Mount Waverley Vic 3149

Indicative selling price

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

Range between \$550,000

&

\$600,000

Median sale price

Median price \$905,000

Unit X

Suburb Mount Waverley

Period - From 01/04/2016

to

31/03/2017

Source REIV

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
6/122 Stephenson Rd MOUNT WAVERLEY 3149	\$596,000	03/12/2016
6/673 High Street Rd GLEN WAVERLEY 3150	\$592,000	20/05/2017
4/532 Highbury Rd GLEN WAVERLEY 3150	\$580,000	04/03/2017