

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



20 SEAVIEW STREET, BLAIRGOWRIE, VIC  4  2  -

Indicative Selling Price

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

Price Range: 800,000 to 880,000

Provided by: Mark Prentice, Prentice Real Estate Rye

MEDIAN SALE PRICE



BLAIRGOWRIE, VIC, 3942

Suburb Median Sale Price (House)

\$827,500

01 October 2016 to 30 September 2017

Provided by: 

COMPARABLE PROPERTIES

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.



28 OCEAN RD, BLAIRGOWRIE, VIC 3942

 3  2  2

Sale Price

***\$840,000**

Sale Date: 03/07/2017

Distance from Property: 482m



37 SEAVIEW ST, BLAIRGOWRIE, VIC 3942

 3  2  2

Sale Price

***\$885,000**

Sale Date: 02/07/2017

Distance from Property: 200m



7 MACFARLAN AVE, BLAIRGOWRIE, VIC

 3  2  2

Sale Price

***\$945,000**

Sale Date: 22/05/2017

Distance from Property: 546m



This report has been compiled on 06/10/2017 by Prentice Real Estate Rye. Property Data Solutions Pty Ltd 2017 - www.pricefinder.com.au

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Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

20 SEAVIEW STREET, BLAIRGOWRIE, VIC 3942

Indicative selling price

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

Price Range:

800,000 to 880,000

Median sale price

Median price

\$827,500

House

X

Unit

Suburb

BLAIRGOWRIE

Period

01 October 2016 to 30 September 2017

Source



Comparable property sales

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
28 OCEAN RD, BLAIRGOWRIE, VIC 3942	*\$840,000	03/07/2017
37 SEAVIEW ST, BLAIRGOWRIE, VIC 3942	*\$885,000	02/07/2017
7 MACFARLAN AVE, BLAIRGOWRIE, VIC 3942	*\$945,000	22/05/2017