

RT Edgar

STATEMENT OF INFORMATION

17 November 2017

Property offered for sale

151 Swanston Street Templestowe Lower 3107

Indicative selling price

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

Range
between \$1,110,000 & \$1,200,000

Median sale price

Median price \$1,340,000 House X Unit Suburb Templestowe Lower

Period - From 01/07/2017 to 30/09/2017 Source REIV

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that RT Edgar Boroondara estate agent and James Hatzolos consider to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
1 12 Rocklea Rd BULLEEN 3105	\$1,331,000	23/09/2017
2 124 Swanston St TEMPLESTOWE LOWER 3107	\$1,240,000	17/06/2017
3 11 Lauri Ann St TEMPLESTOWE LOWER 3107	\$1,200,000	20/05/2017