

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

456 Como Parade West,  
MORDIALLOC 3195

House

 **3 beds**

 **2 baths**

 **1 parking**

### Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

**Single price \$1,080,000**

### Median sale price

Median **House** for **MORDIALLOC** for period **Jan 2017 - Mar 2017**

Sourced from **RP DATA**.

**\$935,000**

### 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 the most comparable to the property for sale.

**13B Elm Grove,** Price **\$1,000,000** Sold 03 July 2017  
Parkdale 3195

**472 Como Parade West,** Price **\$1,115,000** Sold 06 February 2017  
Mordialloc 3195

**2 Powlett Street,** Price **\$1,012,000** Sold 28 April 2017  
Mordialloc 3195

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from RP DATA.

### Contact agents

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