

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

1/1A Hovea Street, Templestowe VIC 3106

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single price

\$680,000

Median sale price

Median price

\$790,000

Property type

Unit

Suburb

Templestowe

Period - From

April 2020

to

June 2020

Source

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	Price	Date of sale
1. 2/13 Hakea Street, Templestowe	\$660,000	21/05/2020
2. 3/74 Anderson Street, Templestowe	\$675,000	21/03/2020
3. 2/90 Parker Street, Templestowe Lower	\$641,000	29/04/2020

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:

10th August, 2020

Comparable properties



\$660,000

2/13 Hakea Street, Templestowe, Victoria

DATE: 21.05.2020

PROPERTY TYPE: Unit

 2  1
 1  248sqm x



\$675,000

3/74 Anderson Street, Templestowe, Victoria

DATE: 21.03.2020

PROPERTY TYPE: Unit

 2  1
 2 



\$641,000

2/90 Parker Street, Templestowe Lower, Victoria

DATE: 29.04.2020

PROPERTY TYPE: Unit

 2  1
 2  324sqm x

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21 days on market



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