
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

77 Hubert Avenue, Glenroy

Indicative selling price

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

\$720,000

&

\$770,000

Median sale price

Median price

\$740,750

House

X

Suburb

Glenroy

Period - From

FEB 2017

to

AUG 2017

Source

REIV propertydata.com.au

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
1 - 80 Gowrie Street, Glenroy	\$780,000	17/06/2017
2 - 57 Hilda Street, Glenroy	\$722,000	25/03/2017
3 - 81 Leonard Avenue, Glenroy	\$701,500	31/03/2017