

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

6/24 Laurence Avenue Airport West VIC 3042

Indicative selling price

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

Single Price

or range
between

\$590,000

&

\$620,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$650,000

Property type

Unit

Suburb

Airport West

Period-from

01 May 2019

to

30 Apr 2020

Source

Corelogic

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 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property

Price

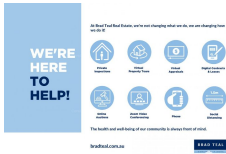
Date of sale

2/24 Laurence Avenue Airport West VIC 3042	\$628,000	04-Apr-20
5/12 Laurence Avenue Airport West VIC 3042	\$616,500	11-Feb-20
56 Roberts Road Airport West VIC 3042	\$630,000	07-Mar-20

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 6 months.~~

This Statement of Information was prepared on: 22 May 2020



2/24 Laurence Avenue Airport West VIC 3042

Sold Price

RS

\$628,000

Sold Date

04-Apr-20

2

1

2

Distance

0.03km



5/12 Laurence Avenue Airport West VIC 3042

Sold Price

\$616,500

Sold Date

11-Feb-20

2

1

1

Distance

0.17km



56 Roberts Road Airport West VIC 3042

Sold Price

RS

\$630,000

Sold Date

07-Mar-20

2

1

1

Distance

0.3km

RS = Recent sale

UN = Undisclosed Sale

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