
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

1/10 Cypress Avenue, Boronia, 3155

Indicative selling price

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

Range between

\$590,000

&

\$620,000

Median sale price

Median price

\$705,500

*House

X

*Unit

Suburb

Boronia

Period - From

01/04/2018

to

31/03/2019

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 1a/26 Duncan Avenue, Boronia	\$595,000	01/12/2018
2 1/232 Scoresby Road, Boronia	\$608,000	05/12/2018
3 25a Helen Road, Ferntree Gully	\$610,000	12/11/2018

Property data source: REIV propertydata.com.au. Generated on 4th June 2019.