

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

9 Sullivan Street, Bellfield Vic 3081

Indicative selling priceFor the meaning of this price see consumer.vic.gov.au/underquoting

Range between \$840,000

&

\$880,000

Median sale price

Median price \$813,500

House

X

Suburb

Bellfield

Period - From 01/04/2016

to

31/03/2017

Source REIV

Comparable property sales

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
12 Sullivan St BELLFIELD 3081	\$887,000	25/03/2017
39 Plunkett St BELLFIELD 3081	\$865,000	25/02/2017
353 Waterdale Rd BELLFIELD 3081	\$855,000	18/03/2017