



Rooms:

Property Type: House (Previously Occupied - Detached)

Land Size: 870 sqm

Agent Comments

Indicative Selling Price

\$580,000 - \$630,000

Median House Price

March quarter 2017: \$580,000

Comparable Properties



9 Claremont Ct LANGWARRIN 3910 (REI)

Agent Comments



Price: \$658,899

Method: Private Sale

Date: 12/04/2017

Rooms: -

Property Type: House



70 Jarman Dr LANGWARRIN 3910 (REI)

Agent Comments



Price: \$657,500

Method: Private Sale

Date: 11/03/2017

Rooms: 8

Property Type: House



16 Roberna Ct LANGWARRIN 3910 (REI/VG)

Agent Comments



Price: \$627,000

Method: Private Sale

Date: 20/02/2017

Rooms: 5

Property Type: House

Land Size: 769 sqm

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

21 Anthony Street, Langwarrin Vic 3910

Indicative selling price

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

Range between

\$580,000

&

\$630,000

Median sale price

Median price

\$580,000

House

X

Suburb

Langwarrin

Period - From

01/01/2017

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
9 Claremont Ct LANGWARRIN 3910	\$658,899	12/04/2017
70 Jarman Dr LANGWARRIN 3910	\$657,500	11/03/2017
16 Roberna Ct LANGWARRIN 3910	\$627,000	20/02/2017