

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

14/75 Eastfield Road, Croydon Vic 3136

Indicative selling price

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

Single price \$529,950

Median sale price

Median price \$585,000

House

Unit

X

Suburb

Croydon

Period - From

01/04/2019

to

30/06/2019

Source

REIV

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 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	2/38 Carcoola Rd RINGWOOD EAST 3135	\$535,000	16/05/2019
2	10/33 Vernon St CROYDON 3136	\$530,000	04/04/2019
3	39/355 Dorset Rd CROYDON 3136	\$525,000	15/05/2019

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 six months.~~