

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

5 MAKITTI CLOSE, TOORADIN, VIC 3980

Indicative selling price

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

Single Price / Range

\$630,000 to \$680,000

Median sale price

Median price

\$584,938

House

X

Unit

Suburb

TOORADIN

Period

01 October 2016 to 31 March 2017

Source

 pricefinder

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

5 GEORGIA CL, TOORADIN, VIC 3980	\$570,877	24/01/2017
9 WALMAC CL, TOORADIN, VIC 3980	\$650,000	19/01/2017
11 MAKITTI CL, TOORADIN, VIC 3980	\$640,000	10/12/2016