

# 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 20 Ealing Crescent Springvale South 3172

## Indicative selling price

For the meaning of this price see [consumer.vic.gov.au/underquoting](http://consumer.vic.gov.au/underquoting)

range between \$670,000 & \$730,000

## Median sale price

Median price \$728,000 Property type HOUSE Suburb SPRINGVALE SOUTH

Period - From 01/10/2019 to 30/09/2020 Source REIV

## Comparable property sales

**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
4 Dianne Court SPRINGVALE SOUTH 3172	\$730,000	07/10/2020
54 Mackay Street SPRINGVALE SOUTH 3172	\$700,000	24/07/2020
27 Alderney Road SPRINGVALE SOUTH 3172	\$700,000	19/08/2020

This Statement of Information was prepared on: Tuesday 13<sup>th</sup> October 2020