

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

2/67 Alexandra Street Greensborough VIC 3088

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$690,000

&

\$750,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$570,000

Property type

Unit

Suburb

Greensborough

Period-from

01 Sep 2018

to

31 Aug 2019

Source

Corelogic

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 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

2/157-159 Henry Street Greensborough VIC 3088	\$760,000	03-Aug-19
1/16 Alexander Street Montmorency VIC 3094	\$741,000	03-Aug-19

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 6 months.

This Statement of Information was prepared on: 16 September 2019



**2/157-159 Henry Street
Greensborough VIC 3088**

 3  2  2

Sold Price

^{RS} **\$760,000** Sold Date **03-Aug-19**

Distance **0.43km**



**1/16 Alexander Street Montmorency
VIC 3094**

 3  2  2

Sold Price

^{RS} **\$741,000** Sold Date **03-Aug-19**

Distance **1.79km**

RS = Recent sale

UN = Undisclosed Sale

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