

## Statement of Information

Sections 47AF of the Estate Agents Act 1980

**147 Holmes Road,  
MOONEE PONDS 3039**

### Indicative selling price

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

**Range \$1,200,000 - \$1,300,000**

### Median sale price

Median **House** for **MOONEE PONDS** for period **Apr 2018 - Jul 2018**

Sourced from **REIV**.

**\$1,350,000**

### 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 the most comparable to the property for sale.

**11 York Street,**  
Moonee Ponds 3039

**Price \$1,242,000** Sold 20  
July 2018

**107 Waverley Street,**  
Moonee Ponds 3039

**Price \$1,370,000** Sold 07  
June 2018

**70 Vine Street,**  
Moonee Ponds 3039

**Price \$1,250,000** Sold 14  
July 2018

### Additional Information

Indicative selling price, median house price for the suburb and comparable sales information has been provided by the agent in compliance with Estate Agents Act 1980. This information was sourced from REIV.

House

4 beds

1 baths

2 parking

#### Frank Dowling Real Estate

1047 Mt Alexander Road,  
Essendon VIC 3040

#### Contact agents



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