



## Statement of Information

Sections 47AF of the Estate Agents Act 1980

1/5 Kylie Court,  
HALLAM 3803

House



2 beds



1 baths



1 parking

### Indicative selling price

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

**Range from \$ 370,000 - \$ 400,000**

### Median sale price

Median **House** for **Hallam** for period **Jan 2017 - Feb 2017**  
Sourced from **RP Data**.

**\$ 357,000**

### Comparable property sales

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 the most comparable to the property for sale.

**5 /85 Frawley Road,**  
Hallam 3803

**Price \$ 416,000** Sold 30 March 2017

**30 /30 Tilbavale Close,**  
Hallam 3803

**Price \$ 420,000** Sold 06 April 2017

**7 /93-95 Frawley Road,**  
Hallam 3803

**Price \$ 386,000** Sold 28 April 2017

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 RP Data.

### Contact agents



**Gavin Coyne**  
Grant's Estate Agents

03 9704 8899  
0417 309 650  
[gavin.coyne@grantsea.com.au](mailto:gavin.coyne@grantsea.com.au)

**Grant's Estate Agents - Narre Warren**

9 Webb Street,  
Narre Warren VIC 3805