

## Statement of Information

# Single residential property located in the Melbourne metropolitan area

# Section 47AF of the Estate Agents Act 1980

Address	13 Hazlett Street, Doreen Vic 3754
Including suburb and	

postcode	

## Indicative selling price

Property offered for sale

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

Single price \$520,000

#### Median sale price

Median price	\$630,000	Hou	use X	Unit		Suburb	Doreen
Period - From	01/07/2018	to	30/09/2018		Source	REIV	

#### 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 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
1		
2		
3		

#### OR

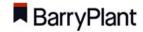
**B\*** The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last six months.

**Account** - Barry Plant | P: 03 9717 8801 | F: 03 9717 8802

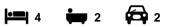




Generated: 09/01/2019 09:32







Rooms:

**Property Type:** Land **Land Size:** 349 sqm approx

**Agent Comments** 

Indicative Selling Price \$520,000 Median House Price September quarter 2018: \$630,000

# Comparable Properties



1 Thoresby St DOREEN 3754 (REI/VG)

4 - 2 -

**Price:** \$520,000 **Method:** Private Sale **Date:** 10/10/2018

Rooms: -

**Property Type:** House **Land Size:** 326 sqm approx

Agent Comments

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 six months.

**Account** - Barry Plant | P: 03 9717 8801 | F: 03 9717 8802





Generated: 09/01/2019 09:32