



Statement of Information

Section 47AF of the Estate Agents Act 1980

Property offered for sale
**10 Hawthorn Avenue,
BELMONT 3216**

Unit

2 beds

1 baths

1 parking

Indicative selling price

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

Range \$449,000 - \$479,000

Median sale price

Median **Unit** for **BELMONT** for period **Oct 2018 - Sep 2019**

Sourced from **Pricefinder**.

\$522,500

Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent's representative considers to be the most comparable to the property for sale.

3 Dargai Rd,
Belmont 3216

Price \$460,000 Sold 16
September 2019

2/1 Elizabeth St,
Belmont 3216

Price \$430,000 Sold 03
December 2019

1/1 The Ave,
Belmont 3216

Price \$495,000 Sold 12
September 2018

This Statement of Information was prepared on 6th Dec 2019

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 Pricefinder.

Stockdale & Leggo Sth Barwon

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Contact agents



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