

*Statement of Information***Single residential property located in the Melbourne metropolitan area**Sections 47AF of the *Estate Agents Act 1980***Property offered for sale**

Address  
Including suburb and  
postcode

1/56 Olive Grove, Boronia

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

Range between

\$\*560,000

&amp;

\$616,000

**Median sale price**

Median price

\$574,000

\*House

\*Unit

X

Suburb

Boronia

Period - From

1/5/2018

to

30/4/2019

Source

realestate.com.au

**Comparable property sales**

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 – 3/43 Pine Crescent, Boronia	\$547,500	09/03/2019
2 – 3/955 Mountain Highway, Boronia	\$520,000	24/01/2019
3 – 4/20 Central Avenue, Boronia	\$545,000	17/12/2018

**Date: 03/07/2019**