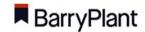
Statement of Information

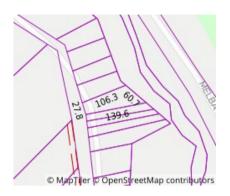
Single residential property located outside the Melbourne metropolitan area

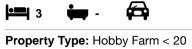
Section 47AF of the Estate Agents Act 1980

Property	offered for	sale							
	Address ling suburb or and postcode	61 West Br	idge Road, Glenbi	urn Vic 3717	,				
Indicativ	e selling pri	ce							
For the m	eaning of this p	orice see co	nsumer.vic.gov.au	/underquoti	ng				
Range between \$700,000			&	\$770,000					
Median s	sale price								
Median	price \$1,143,	250 P	roperty Type Hou	ise	S	uburb	Glenburn		
Period -	From 30/05/2	2021 to	29/05/2022	Sou	ırceR	EIV			
Compara	able property	/ sales (*D	elete A or B bel	ow as app	licable	e)			
е	These are the three properties sold within five kilometres of the property for sale in the last eighteen months that the estate agent or agent's representative considers to be most comparable to the property for sale.								
Address of comparable property						Pr	rice	Date of sale	
1									
2									
3									
OR									
	•	•	representative rea	•				•	
	This Statement of Information was prepared on:						30/05/2022 13:30		









Land Size: 5000 sqm approx

Agent Comments

Indicative Selling Price \$700,000 - \$770,000 **Median House Price** 30/05/2021 - 29/05/2022: \$1,143,250

Comparable Properties

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

Account - Barry Plant | P: 03 9725 9855 | F: 03 9725 2454



