Statement of Information Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Including suburb and postcode

Address 6 Adele Street, Vermont Vic 3133

Indicative selling price

For the meaning	of this price see	con	sumer.vic.go	v.au	/underquot	ting		
Range betweer	ı \$1,250,000		&		\$1,300,000			
Median sale p	rice							
Median price	\$1,260,000	Pro	operty Type	ty Type House				Vermont
Period - From	30/06/2021	to	29/06/2022		So	ource	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 sixmonths that the estate agent or agent's representative considers to be most comparable to the property for sale.

Ade	dress of comparable property	Price	Date of sale
1	112 Purches St VERMONT 3133	\$1,260,000	21/06/2022
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.

This Statement of Information was prepared on:

30/06/2022 11:44



Harcourts



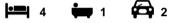


Property Type: House Land Size: 583 sqm approx Agent Comments Indicative Selling Price \$1,250,000 - \$1,300,000 Median House Price 30/06/2021 - 29/06/2022: \$1,260,000

Comparable Properties



112 Purches St VERMONT 3133 (REI)



Price: \$1,260,000 Method: Private Sale Date: 21/06/2022 Property Type: House Land Size: 585 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 - Harcourts Vermont South | P: 03 98861008

propertydata



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