

STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



10 HIGH COURT, MARIBYRNONG, VIC 3032  3  2  1

Indicative Selling Price

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

Single Price: **\$1,150,000**

Provided by: Andrew Pennisi, Pennisi Real Estate

MEDIAN SALE PRICE



MARIBYRNONG, VIC, 3032

Suburb Median Sale Price (House)

\$1,101,000

01 October 2017 to 31 December 2017

Provided by: 

COMPARABLE PROPERTIES

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.



29 SKYLINE DR, MARIBYRNONG, VIC 3032  3  2  2

Sale Price

Price Withheld

Sale Date: 08/12/2017

Distance from Property: 2.7km



22A HILLSIDE CRES, MARIBYRNONG, VIC 3032  4  3  1

Sale Price

Price Withheld

Sale Date: 09/09/2017

Distance from Property: 1.3km



13 CEDAR DR, MARIBYRNONG, VIC 3032  4  2  2

Sale Price

\$1,200,000

Sale Date: 29/07/2017

Distance from Property: 1.4km



This report has been compiled on 06/01/2018 by Pennisi Real Estate. Property Data Solutions Pty Ltd 2018 - www.pricefinder.com.au

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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

10 HIGH COURT, MARIBYRNONG, VIC 3032

Indicative selling price

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

Single Price:

\$1,150,000

Median sale price

Median price

\$1,101,000

House

X

Unit

Suburb

MARIBYRNONG

Period

01 October 2017 to 31 December 2017

Source



Comparable property sales

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
29 SKYLINE DR, MARIBYRNONG, VIC 3032	Price Withheld	08/12/2017
22A HILLSIDE CRES, MARIBYRNONG, VIC 3032	Price Withheld	09/09/2017
13 CEDAR DR, MARIBYRNONG, VIC 3032	\$1,200,000	29/07/2017