

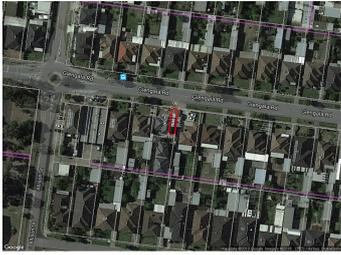
# STATEMENT OF INFORMATION

281 GLENGALA ROAD, SUNSHINE WEST, VIC 3020

PREPARED BY BRENDA NGAN, BORAN REAL ESTATE, PHONE: 0435152545

## STATEMENT OF INFORMATION

Section 47AF of the Estate Agents Act 1980



**281 GLENGALA ROAD, SUNSHINE WEST,**  -  -  -

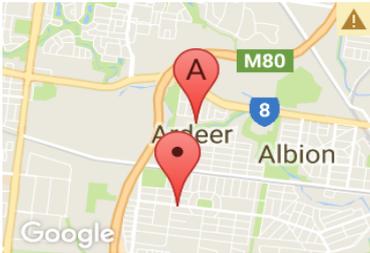
### Indicative Selling Price

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

Price Range: **\$520000 to \$570000**

Provided by: Brenda Ngan , Create Vic Real Estate

## MEDIAN SALE PRICE



### SUNSHINE WEST, VIC, 3020

Suburb Median Sale Price (Other)

01 January 2017 to 31 December 2017

Provided by: 

## COMPARABLE PROPERTIES

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.



**2/1 GLINDEN AVE, ARDEER, VIC 3022**

 2  2  2

Sale Price

**\$520,000**

Sale Date: 05/08/2017

Distance from Property: 1.2km



## 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

281 GLENGALA ROAD, SUNSHINE WEST, VIC 3020

### Indicative selling price

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Price Range: \$520000 to \$570000

### Median sale price

Median price

House

Unit

Suburb

SUNSHINE WEST

Period

01 January 2017 to 31 December 2017

Source

pricfinder

### Comparable property sales

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.

**Address of comparable property**

**Price**

**Date of sale**

2/1 GLINDEN AVE, ARDEER, VIC 3022

\$520,000

05/08/2017