Statement of Information

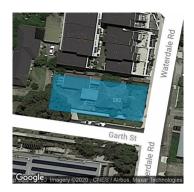
Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Prope	rty offered	d for s	sale										
Address Including suburb and postcode			262 Waterdale Road, Ivanhoe Vic 3079										
Indica	itive sellin	g pric	e										
For the	meaning o	f this p	rice see	con	sumer.vic.go	ον.au/ι	underquo	ting					
Range between \$1,10			0,000		&		\$1,200,000						
Media	n sale prid	се											
Median price \$1,601,			Property Type Hou			Hous	e Subı			ırb	vanhoe		
Period - From 01/04/2			019	to 31/03/2020			So	ource	REIV				
Comp	arable pro	perty	sales	(*De	lete A or B	belo	w as ap	plica	ble)				
A*		nat the	estate a		es sold withir or agent's r					•	•		
Address of comparable property										Pri	ce	Date of	sale
1													
2													
3													
OR													
B*					epresentativ wo kilometre								able
This Statement of Information was prepared on:								on:	06/07/2020 11:00				









Indicative Selling Price \$1,100,000 - \$1,200,000 Median House Price Year ending March 2020: \$1,601,000

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.

Account - Miles | P: 03 9497 3222 | F: 03 9499 4089



