



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: 50 Gardiner Parade, Glen Iris

Indicative selling price *(For the meaning of this price see consumer.vic.gov.au/underquoting)*

Range Between \$2,000,000 & \$2,200,000

Median Sale Price

Median price: \$2,082,500 House Suburb: Glen Iris

Period from: 1 Apr 2017 - 30 Jun 2017 – Source: REIV

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 consider to be most comparable to the property for sale.



3 Staughton Road Glen Iris

VIC 3146

Sold Price: \$2,150,000

Sold Date: 11 Jul 2017



16 Wallis Avenue Glen Iris

VIC 3146

Sold Price: \$2,155,000

Sold Date: 24 Jun 2017



15 Webb Street Glen Iris

VIC 3146

Sold Price: \$2,110,000

Sold Date: 20 May 2017